

Restaurants in DL1

Northgate, Darlington, Darlington,
Durham, DL1 1QU

£180,000 Starting Bid

Tenure

Freehold

Driveway parking

Property features

- Former Italian Restaurant
- Town Centre Location
- Freehold Title
- Excellent Transport Links

Arrange a viewing

Commercial North East

0191 737 1154
commercial@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

Prominent Former Italian Restaurant | Extensive Fit-Out | Multiple Floors | Prime Town Centre Location

196 Northgate presents a rare opportunity to acquire a substantial commercial premises previously operated as a well-established Italian restaurant, positioned in a highly prominent location within Darlington town centre. The property offers versatile accommodation arranged over multiple floors, making it suitable for continued hospitality use or alternative commercial and mixed-use opportunities, subject to the necessary consents.

Property Overview

- Former Italian restaurant

- Two floors of restaurant / dining space

- Fully equipped commercial kitchen and prep room

- Fully fitted bar area

- Basement / ground floor WC facilities

- Additional office accommodation on the upper floor

Potential & Use

The property is well suited to:

Restaurant / café / bar use, Hospitality or leisure operators, Owner-occupiers seeking space with integrated office accommodation, Investors looking for a town-centre commercial asset

Alternative uses may be considered subject to planning consent.

Price: Starting Bid £180,000

Property Type: Restaurants

Business Type: Restaurants

Internal Size: 2766 Square Feet

External Size: 2766 Square Feet

Parking: Driveway

Location



Situated on Northgate, one of Darlington's most established commercial streets, the property benefits from:

- Strong pedestrian and vehicular footfall
- Proximity to other bars, restaurants, retail and professional services
- Easy access to Darlington town centre amenities and transport links

Accommodation



The property is laid out to support high-capacity restaurant use, with two floors of dining space, allowing for flexible covers, private dining, or event hosting. The fully equipped bar area is ideally positioned to serve both dining floors.

A commercial kitchen and preparation room are fitted with catering equipment suitable for immediate reoccupation (subject to testing and compliance), offering a turnkey opportunity for restaurateurs or hospitality operators.

WC facilities are located on the ground floor/basement level, servicing customer areas efficiently.

To the upper level, the property benefits from additional office accommodation, ideal for:

Owner-occupier management space

- Staff offices
- Storage or admin use
- Potential alternative ancillary uses (STP)

Tenure



Freehold. Title number DU27109.

Rateable Value



Current rateable value £6,200(1 April 2023 to present).
Future rateable value £7,200 (1 April 2026).

Sourced from VOA

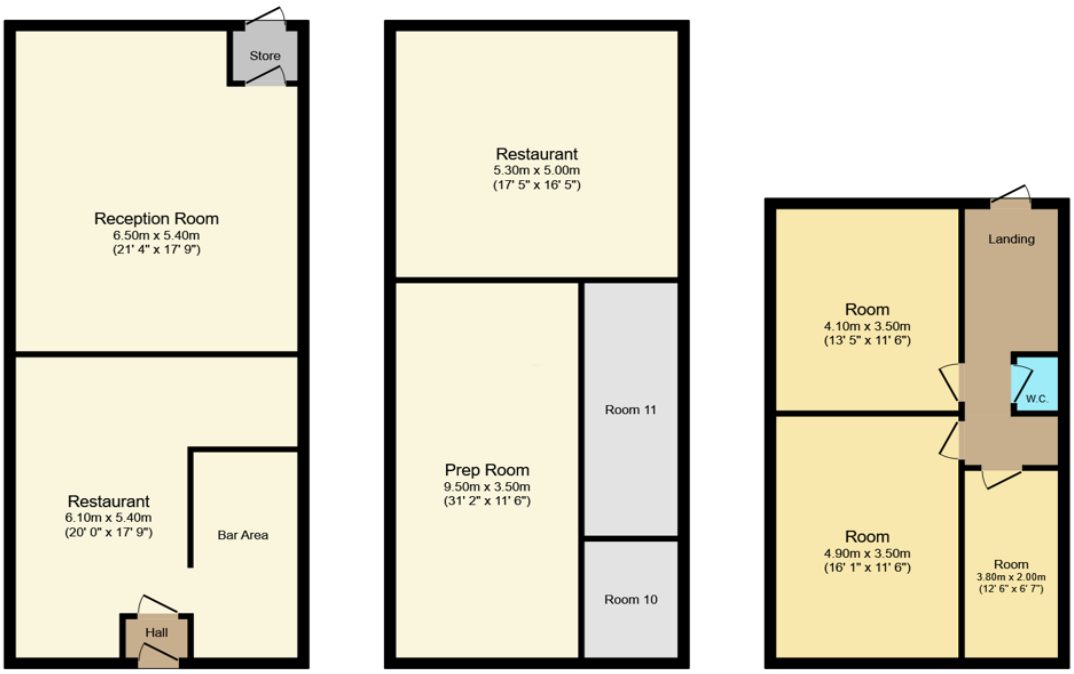
EPC

We await a copy of the energy performance certificate.



Additional Information

For further information please contact our office directly on 0191 737 1154, or alternatively via email on commercial@pattinson.co.uk. With regards to viewing subject property, this is to be done strictly by appointment.



Total floor area: 186.3 sq.m. (2,005 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Northgate, Darlington, Darlington, Durham, DL1 1QU

Contact your local branch today for more information on this property:

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