

Residential Portfolio in NE10

Green Lane, Gateshead, Tyne and Wear, NE10 0QW

£1,300,000 Starting Bid

Tenure

Freehold

Allocated parking

Property features

- Rare mixed-use investment opportunity.
- Five industrial/commercial units.
- Five residential apartments.
- Income-producing storage
- On-site parking for commercial occupiers and residents.

Arrange a viewing

Commercial North East

0191 737 1154
commercial@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

For sale via secure sale online bidding - terms and conditions apply.

Portfolio Investment Opportunity | Apartments 1-5, Green Lane, Gateshead, Tyne and Wear, NE10 0QW

Substantial Mixed-Use Investment Portfolio | 5 Industrial Units | 5 Residential Apartments | Storage Containers | Established Income with Strong Asset Management Potential

An exceptional opportunity to acquire a substantial mixed-use investment portfolio occupying a prominent position on Green Lane, Gateshead.

The portfolio comprises five industrial/commercial units, five self-contained residential apartments, income-producing storage containers and generous on-site parking for both occupiers and customers.

The property is currently producing a strong rental income from a diverse range of long-standing commercial and residential tenants, with clear scope to increase rental returns. Many of the existing rents have remained unchanged for a number of years and are considered to be below current market levels, presenting an attractive opportunity for investors seeking immediate asset management potential and future income growth.

Commercial Accommodation

The commercial element comprises five industrial/workshop units currently occupied by established local businesses including:

Current commercial income approx:

* Lees Tyres: £1,590 PCM (with utilities)

* MOT Centre: £1,900 PCM (with utilities)

* Double Engineering Company: £1,800 PCM (with utilities)

* Proposed rent from owner-occupied unit: £2,000 PCM

* Upper storage container with storage beneath: £600 PCM

Residential Accommodation

The residential element comprises five self-contained apartments offering an excellent mix of one, two and three-bedroom accommodation.

Current rental income:

* Flat 1 (2 Bedroom): £750 PCM

* Flat 2 (1 Bedroom): £550 PCM

* Flat 3 (1 Bedroom): £590 PCM

* Flat 4 (3 Bedroom): £800 PCM

* Flat 5 (2 Bedroom): Currently vacant with an estimated rental value of approximately £750 PCM.

This is an ideal acquisition for private investors, property companies or portfolio landlords seeking a substantial mixed-use investment with multiple income streams, excellent long-term prospects and genuine opportunities to increase overall rental performance.

Price: Starting Bid £1,300,000

Property Type: Residential Portfolio

Business Type: Residential Investments

Internal Size: 1000 Square Feet

External Size: 1000 Square Feet

Parking: Allocated

Location

This portfolio is situated on Green Lane within the established Felling Industrial Estate in Felling. Situated a short distance from Gateshead Town Centre and approximately 4 miles from Newcastle Upon Tyne. The building benefits from great connectivity off the Felling Bypass, providing easy access to the A19 and the Tyne Tunnel.



Accommodation

The commercial element comprises five industrial/workshop units.

The residential element comprises five self-contained apartments offering a mix of one, two and three-bedroom accommodation.



Tenure

Freehold. Title number TY440254.

EPC

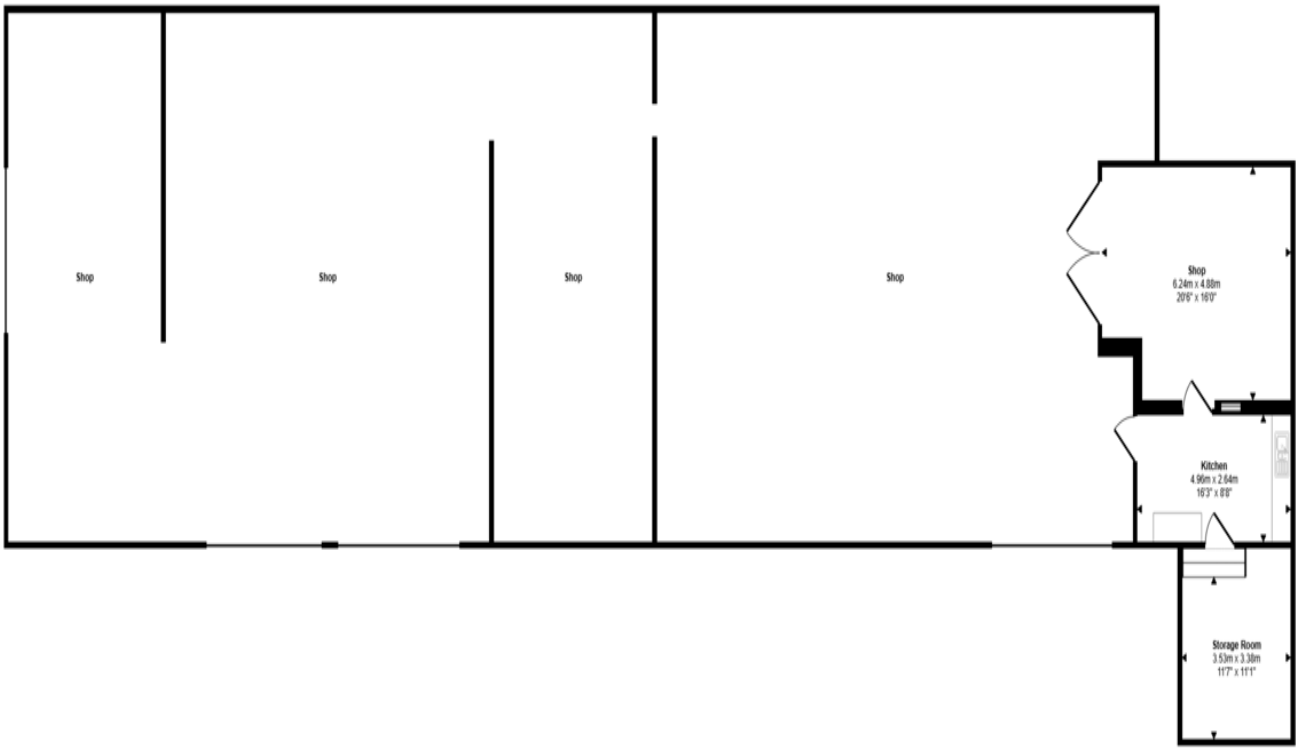
Apartment 4 is of EPC rating B, all other apartments are of EPC rating C.
All available upon request.

Council Tax

All apartments are Council Tax band A.

Additional Information

For further information please contact our office direct on 0191 737 1154, or alternatively via e-mail on commercial.ne@pattinson.co.uk. With regards to viewing the subject property, this is to be done strictly by appointment through Keith Pattinson Commercial department. Please contact us to arrange an internal inspection, or to register your interest.



Shop
Approx 461 sq m / 4960 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Green Lane, Gateshead, Tyne and Wear, NE10 0QW

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

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