



Retail in NE29

Heaton Terrace, North Shields, Tyne and Wear, NE29 7HJ

£40,000 Starting Bid

Tenure

Freehold

Allocated parking

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.

An excellent opportunity to acquire a ground floor commercial investment property with an established tenant already in occupation, providing an immediate rental income from day one.

The property is currently let at £110 per week, generating an annual rental income of approximately £5,720. Based on a guide price of around £50,000, this equates to an attractive gross rental yield of approximately 11.4%, making it an appealing investment opportunity.

The premises comprise a well-presented ground floor commercial unit suitable for a variety of business uses (subject to any necessary consents), benefiting from a convenient location and good accessibility.

Whether you're looking to expand an existing commercial portfolio or make your first commercial investment, this property offers a strong income-producing asset with an established tenant already in place.

Key Features:

- Ground floor commercial premises
- Tenant in situ
- Rental income of £110 per week (£5,720 per annum)
- Approximate 11.4% gross yield based on a £50,000 purchase price
- Immediate return on investment
- Established tenant
- Ideal addition to an investment portfolio

Early viewing is highly recommended to appreciate the investment potential on offer.

Price: Starting Bid £40,000

Property Type: Retail

Business Type: General Dealers

Internal Size: 280 Square Feet

External Size: 280 Square Feet

Parking: Allocated

Location

The subject property is well located along Heaton Terrace, Chirton. This property is located within easy reach of local amenities, transport links, and schools. The subject property is located approximately 2 miles to Royal Quays Outlet, approximately 1.1 miles to North Shields town centre and approximately 7.6 miles to Newcastle City centre.

Rateable Value

The current rateable value is £4,300 (April 1st to present). Sourced from VOA.

Tenure

Freehold.

EPC

Available upon request (rating C).

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.



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

Mercantile House Kingfisher Way, Silverlink Business Park, Wallsend, Wallsend, NE28 9NY, Tel: 0191 737 1230, commercial@pattinson.co.uk , www.pattinson.co.uk

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