



Commercial Development in NE25

1 - 12 Front Street, Earsdon, Whitley Bay,
Tyne and Wear, NE25 9JU

£850,000

Tenure

Freehold

Allocated parking

Property features

✓ EPC Rating D

Key Information

 EPC Rating: D

Arrange a viewing

Commercial North East

0191 737 1154
commercial@pattinson.co.uk

-  Flexible viewing slots
-  Accompanied viewings

Description

Pattinson Estate Agents are pleased to offer to the market Flats 1–12, Front Street, Earsdon, Whitley Bay, NE25 9JU, a substantial residential investment opportunity comprising twelve self-contained flats within this popular North Tyneside village.

The property comprises eleven one-bedroom flats and one two-bedroom flat, providing a diverse residential investment with twelve individual units. Use Class: C3 – Dwellinghouses

Each flat offers practical self-contained accommodation and the property provides an excellent opportunity for an investor seeking to acquire a substantial block of residential units within an established and sought-after location.

Situated on Front Street in the popular village of Earsdon, the property benefits from a convenient position for access to local amenities, Whitley Bay, Monkseaton and the wider North Tyneside area. Good road and public transport links provide access to surrounding towns and the coast.

The property is considered suitable for continued residential investment, subject to individual tenancy arrangements and purchaser's due diligence. The number of individual units provides the potential for a diversified rental income stream, with the two-bedroom apartment offering additional flexibility within the overall portfolio.

This is a rare opportunity to acquire a substantial twelve-unit residential investment comprising eleven one-bedroom flats and one two-bedroom flat, all situated within an established village location.

Prospective purchasers are advised to make their own enquiries regarding tenancy arrangements, current rental income, leases, service charges, planning, title and all other relevant matters prior to purchase.

Rental Breakdown

Flat Accommodation	Monthly Rent	Annual Rent	Tenant
--------------------	--------------	-------------	--------

□□□□

Flat 1 1 Bedroom	£595	£7,140	Yes
Flat 2 1 Bedroom	£595	£7,140	No
Flat 3 1 Bedroom	£595	£7,140	Yes
Flat 4 1 Bedroom	£595	£7,140	Yes
Flat 5 1 Bedroom	£595	£7,140	Yes
Flat 6 2 Bedroom	£625	£7,500	Yes
Flat 7 1 Bedroom	£595	£7,140	No
Flat 8 1 Bedroom	£595	£7,140	Yes
Flat 9 1 Bedroom	£595	£7,140	No
Flat 10 1 Bedroom	£595	£7,140	Yes
Flat 11 1 Bedroom	£595	£7,140	Yes
Flat 12 1 Bedroom	£595	£7,140	Yes

□□□□

Total 11 x 1-bed / 1 x 2-bed £86,400 pa

Please be advised that each tenant pays an additional service charge payable of £210 pcm which covers the heating and the maintenance of the communal areas.

Price: £850,000

Property Type: Commercial Development

Business Type: Residential Investments

Parking: Allocated

Use Class: C3 – Dwellinghouses

11 x One-Bedroom Flats & 1 x Two-Bedroom Flat

Popular Earsdon, Whitley Bay Location

Rare Block Investment Opportunity

Suitable for Investors & Landlords



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D	57	57
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC 

1 - 12 Front Street, Earsdon, Whitley Bay, Tyne and Wear, NE25 9JU

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

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

