



DEVELOPMENT SITE

Land East of Kwik Fit, Sunderland Road, Gateshead NE10 0NR

- Planning for Industrial Workshop & Car Sales Area
- 0.119 Hectares / 0.293 Acres
- Full Planning Permission Granted*
- Prominent Busy Roadside Location
- Various Surveys / Reports Carried Out
- Suitable for a Variety of Other Uses

Price: £275,000 Freehold

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Location

The site is positioned in a prominent position on Sunderland Road in Felling. Felling is a popular residential suburb of Gateshead and Sunderland Road gives direct access to the A184 which in turn provides access north and south via the A1(M) and A19. Felling is a densely populated suburb of Gateshead located approximately 2.5 miles south east of the Gateshead Quayside and 3.5 miles from Newcastle City Centre. The area is served by the Tyne and Wear Metro which is circa 440 meters walk.

Description

We are pleased to offer to the market this generous plot of land of rectangular shape and extending to approximately 0.293 Acres (0.119 Hectares). The plot has full planning permission for the erection of industrial workshop/storage building and 1 unit and car sales area.

Site Area

0.119 Hectares / 0.293 Acres

Planning Permission*

Erection of industrial workshop/storage building (Use Classes B1(c) and/or B8) comprising 1 unit and car sales area (sui generis) (amended description) (amended 18/11/19 and 13/12/19) (additional information received 11/02/20).

Planning References

Ref. No: DC/19/00476/FUL

Decision Issue Date: Thu 19 Mar 2020

Title Number

TY584682

Services

We have verbally been informed there are various electrical points (inc Three-phase). Buyers are advised to make their own enquiries regarding utility connections.

Viewing Arrangements

Viewing is strictly by appointment through the office.

Tenure

Freehold

Price:

£275,000

Important Notice

1. Particulars above are not a contract or offer or part of one. You should not rely on statements by Rook Matthews Sayer in the particulars or by word of mouth or in writing as being factually accurate about the property/business, its condition or its value. Rook Matthews Sayer has no authority to make any representations about the property, and accordingly any information given is entirely without responsibility. Any reference to alterations to, or use any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained. A buyer or lessee must find out by inspection or in other ways that these matters have been properly dealt with and that all information is correct.
2. The photographs show only parts of the property as they appeared at the time taken.
3. Any areas, measurements and distances given are approximate only.

Ref H858 (Version 1)

Updated December 2023



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