

# North Tyne Industrial Estate

## Newcastle Upon Tyne

Available to Let  
Warehouse  
538 - 5,026 sq ft



Good access to A19 & A1058



Roller shutter door



On-site car parking



Three-phase electricity



24-hour access



4 miles East of City Centre





# North Tyne Industrial Estate

Whitley Road Newcastle Upon Tyne NE12 9SZ



## Description

Just 20 minutes from central Newcastle and one mile from the A19 Tyne Tunnel approach road, this flexible industrial unit offers a single-story warehouse. The industrial space can be easily accessed through a roller shutter door and has plenty of clearance space to unload articulated lorries. Outside there is generous car parking, a secure yard and loading areas. The building is of brick and steel portal frame construction with external cladding and felted roof on insulated metal decking. The unit has a complete three-phase electricity supply.

## Location

North Tyne Industrial Estate is situated on the A191 Whitley Road (the Old Coast Road) immediately opposite ASDA Benton, approximately 4 miles (6.4km) to the east of Newcastle city centre and within 1 mile (1.6 km) of the A19 Tyne Tunnel approach road.

## EPC

EPC is available upon request.

## VAT

VAT will be payable where applicable.

## Terms

Available on new full repairing and insuring leases.

## Legal Costs

All parties will be responsible for their own legal costs incurred in the transaction.

## Viewing / Further Information

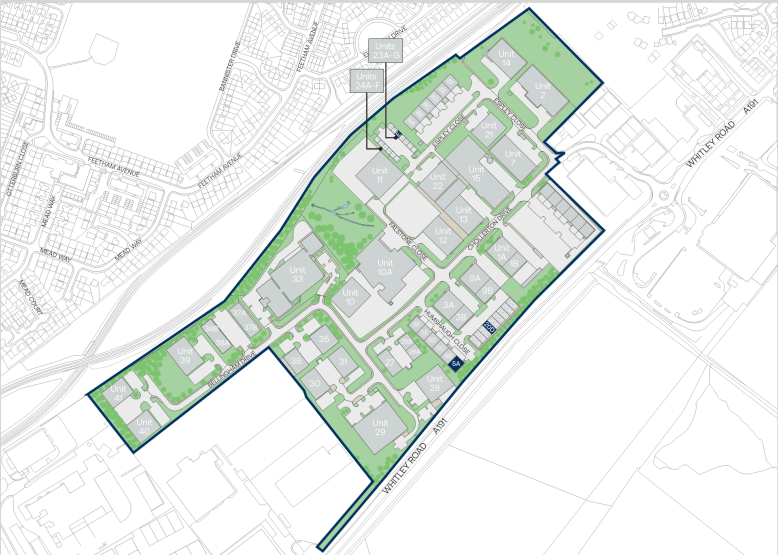
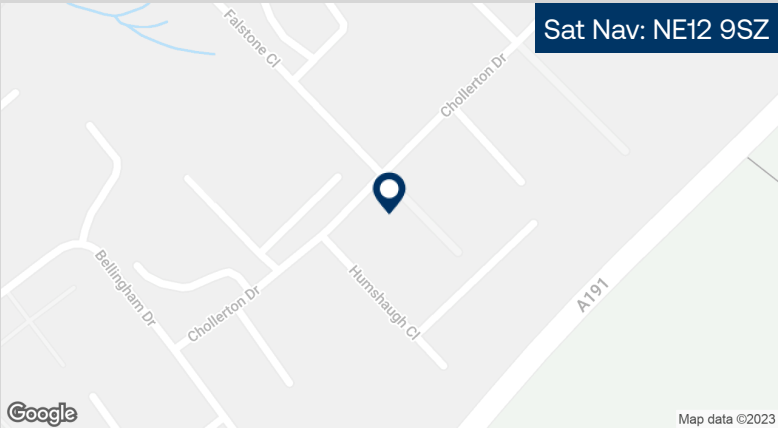
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## Accommodation:

Unit	Property Type	Size (sq ft)	Availability	Rent
Unit 5A	Warehouse	2,766	Under offer	£1,875 PCM
Unit 20D	Warehouse	1,722	Immediately	£1,230 PCM
Unit 23E	Warehouse	538	Immediately	£585 PCM
Total		5,026		

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