


AVISON YOUNG

# 18C Follingsby Park, Gateshead, NE10 8YA

## Industrial, Industrial / Warehouse To Let | Rent on application | 7,939 sq ft

7,125sq. ft. Industrial/Warehouse Unit in Follingsby Park, Gateshead - available immediately.

AVISON YOUNG

# 18C Follingsby Park, Gateshead, NE10 8YA

**Summary**

- Rent: Rent on application
- Business rates: £24,024 per annum
- Service charge: n/a
- Lease: New Lease

**Further information**

- View details on our website
- Watch a video

**Contact & Viewings**

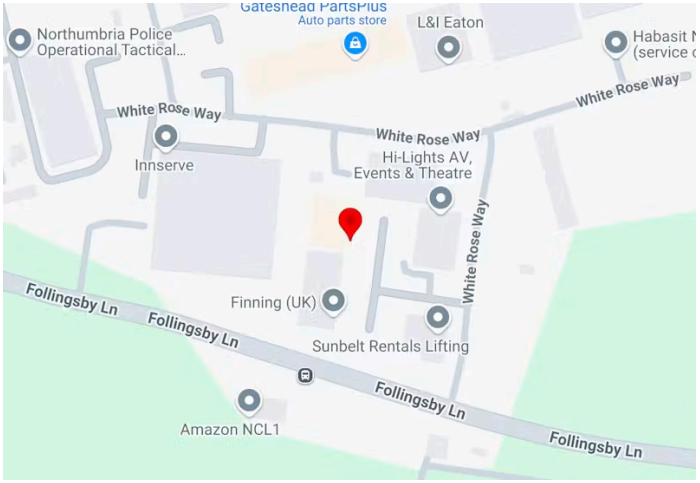



Danny Cramman
0191 269 0068 | 07796 993 750
danny.cramman@avisonyoung.com



Adam Lawson
0191 269 0064 | 07825 113 277
adam.lawson@avisonyoung.com


www.avisonyoung.com






## Description

Unit 18C comprises a semi-detached steel portal frame building with a 6.5m eaves height, offices and mezzanine area, 3 loading doors and 12 car parking spaces. The unit has recently been refurbished.

## Location

Follingsby Park is a modern industrial estate extending to 110 acres at the centre of the Tyne & Wear conurbation with good access to Newcastle, Gateshead, Sunderland and South Tyneside.

The Park has direct access to a Motorway junction on the A194(M) giving easy access to the A1(M), the A19 and north to the Tyne Tunnel.

## Accommodation

| Name | sq ft | sq m | Availability |
|---|---|---|---|
| Unit - Warehouse | 6,311 | 586.31 | Available |
| Ground - Offices | 814 | 75.62 | Available |
| Mezzanine | 814 | 75.62 | Available |
| **Total** | **7,939** | **737.55** | |

## Specifications

· Newly refurbished
· Office accommodation
· 6.5m minimum eaves height
· 3 level access loading doors
· 12 car parking spaces

SUBJECT TO CONTRACT. Avison Young UK copyright. No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.


TO LET 7,125 ft²
(662 m²)
18C
18
C


TO LET 7,125 ft²
(662 m²)
18C
18
C



