

Properties available from Newcastle City Council

February 2025

If you need this information in another format or language, please contact us.

Where to get help

General property enquiries

Property

Newcastle City Council, 9th Floor, Civic Centre, Newcastle upon Tyne NE1 8QH

Email: property@newcastle.gov.uk

Website: <https://www.newcastle.gov.uk/property>

General assistance and business advice

Contact our Economic Development team to find out what help and support may be available to you:

Katie Atkinson - katie.atkinson@newcastle.gov.uk

Ed Banks - edward.banks@newcastle.gov.uk,

John Musham - john.musham@newcastle.gov.uk

<https://www.newcastle.gov.uk/services/business-commerce/grow-your-business-newcastle>

twitter: @NCCWorkingCity

Other sources of business advice include:

Business and Intellectual Property Centre

Newcastle City Library (Level 3), Charles Avison Building, 33 New Bridge Street West, Newcastle upon Tyne NE1 8AX

Email: bipcnewcastle@newcastle.gov.uk

www.bipcnewcastle.co.uk

Invest Newcastle

c/o The Common Room, Neville Hall, Westgate Road, Newcastle upon Tyne, NE1 1SE

Phone: 0191 440 5751

Email: invest@ngi.org.uk

www.investnewcastle.com

PNE Enterprise

7-15 Pink Lane, Newcastle upon Tyne NE1 5DW

Phone: 0191 230 6410

Email: info@pne-enterprise.org

www.pne.org

RHWE Ltd

John Buddle Work Village, Buddle Road, Newcastle upon Tyne NE4 8AW

Phone: 0191 226 7979 Email: info@rhwe.org

www.rhwe.org

Business Rates Enquiries

Phone: 0191 278 7878 and ask for 'Business Rates'

Email: business.rates@newcastle.gov.uk

<https://www.newcastle.gov.uk/businessrates>

Planning Enquiries

Phone: 0191 278 7878 and ask for 'Planning'

Email: planning.control@newcastle.gov.uk

<https://www.newcastle.gov.uk/planning>

Important - please note

Please make sure that you read and understand the notes below.

This document has been prepared by the council Property Department who act as the council's agent in the selling or letting of this property.

The information in this document gives a general overview of the property and is only given as a guide. It does not form any part of an offer or contract and you must not rely on this information as statements or representations of fact.

Any descriptions and dimensions we refer to are given only as a guide and are not comprehensive or precise.

You should not take anything in this document as a statement that the property or any services or equipment in the property are in good condition or working order.

The information in this document is given without responsibility and you should not assume that the matters stated in it are accurate. Please make sure you inspect the property and carry out your own investigations before you agree to enter into any contract. You must rely on your own inspections, investigations and enquiries on all matters including planning or other consents.

No one employed by the council has authority to make any promises or representations or give any warranties or assurances about the property.

The property's VAT position may change without notice.

Properties available from the City of Newcastle upon Tyne

2016 Asset Programme - Community Asset Transfer

Newcastle City Council periodically has buildings that may be available for Community Asset Transfer.

For more information about our approach and assets included in the programme, please go to:

<https://www.newcastle.gov.uk/our-city/community-buildings/community-buildings-and-facilities>

Properties may be added to this list so please check back from time-to-time for updates.

Use within community centres

There are community centres across Newcastle that are operated independently from the Council. The Council does not have a full list or contact details but we are aware that many of these hire out space or rooms. You may wish to contact any in your preferred locality if you are interested in operating from them.

For more information please go to:

<https://www.newcastle.gov.uk/our-city/community-buildings>

Category: INDUSTRIAL PROPERTY

Address	Area From - to (sqm (sqft) unless stated otherwise)	Rent/Price	Rates Payable
Bath Street Workshops Unit 4 Newcastle upon Tyne, NE6 3PH	91.6 - (986)	UNDER OFFER	

Description

LOCATION

Unit 4 Bath Street Workshops are located within an industrial estate in Walker, three miles to the East of Newcastle. The location is at the junction of Bath Street and Welbeck Road, offering excellent access to the City Centre, Quayside and the Tyne Tunnel.

DESCRIPTION

The unit is a single storey terraced workshop with pitched PVC coated insulated sheet metal roof, insulated brick cavity walls with coloured steel cladding and fair faced brickwork internally. The concrete floors with power float finish are designed to take alloading fo up to 25 KN per square metre.

USE

A wide use of industrial and warehousing uses within E, B2, B8 of the Town and Country Planning (Use Classes) Order 1987. The unit is not suitable for car repairs or production of food.

RENT

To be confirmed

SERVICE CHARGE

To be confirmed

TERMS

The unit can be let by way of an effectively full repairing and insuring lease by way of service charge.

BUSINESS RATES

Rateable Value - £5,200 (1st April 2023)

Rates Payable - £2,594.80 (£5,200 x 49.9 pence)

Small Business Rates may be applicable if you occupy a single property with a rateable value below £15,000. For further information, please visit website www.gov.uk/apply-for-business-rate-relief

ENERGY PERFORMANCE CERTIFICATE

The property has an EPC rating of E(109).

VAT

All rents quoted exclusively of Value added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing please contact our Managing Agent Oliver Bartles-Smith, Savills on 07977141879 or email oliver.bartlesmith@savills.com

Bells Close Industrial Estate - Unit 1
Bells Close, Lemington, NE15 6UF

204.38
-
(2,200)

ON
APPLICATION

Description

LOCATION

Bells Close Industrial Estate is located off Bells Close immediately north of the A6085 arterial road in Newcastle upon Tyne. The estate benefits from close proximity to the A1(M), allowing for vehicular access to the wider region's road network.

DESCRIPTION

Bells Close consists of seven industrial units with a forecourt, roller shutter and parking to each unit. The property is of steel portal construction with brick and steel cladding in terrace sections. The subject property is end terraced. Internally the property benefits from a small office space and WC facilities.

USE

A wide range of industrial and warehousing uses within B1, B2 and B8 of the Town and Country Planning (Use Classes) Order 1987, will be considered. This unit is not suitable for car repairs or production of food.

RENT

On application. Rents quoted are exclusive of service charge and building insurance.

SERVICE CHARGE

To be confirmed.

TERMS

The unit can be let by way of an effectively full repairing and insuring lease by way of service charge.

BUSINESS RATES

For further information, please contact business.rates@newcastle.gov.uk

Small Business Rates Relief may be applicable if you occupy a single property with a rateable value below £15,000. for further information, visit website www.gov.uk/apply-for-business-rate-relief

ENERGY PERFORMANCE CERTIFICATE

The property has an EPC rating of D(76).

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing, please contact Ryan Baxter on 07977 457 465 or email ryan.baxter@newcastle.gov.uk

Bells Close Industrial Estate Unit 2
Newcastle upon Tyne, NE15 6UF

204.38
-
(2,200)

ON
APPLICATION

Description

LOCATION

Bells Close Industrial Estate is located off Bells Close immediately north of the A6085 arterial road in Newcastle upon Tyne. The estate benefits from close proximity to the A1(M), allowing for vehicular access to the wider region's road network.

DESCRIPTION

Bells Close consists of seven industrial units with a forecourt, roller shutter and parking to each unit. The property is of steel portal construction with brick and steel cladding in terrace sections. The subject property is mid terrace. Internally the property benefits from a small office space and WC facilities.

USE

A wide range of industrial and warehousing uses within B1, B2 and B8 of the Town and Country Planning (Use Classes) Order 1987, will be considered. This unit is not suitable for car repairs or production of food.

RENT

On application. Rents quoted are exclusive of service charge and building insurance.

SERVICE CHARGE

To be confirmed.

TERMS

The unit can be let by way of an effectively full repairing and insuring lease by way of service charge.

BUSINESS RATES

For further information, please contact business.rates@newcastle.gov.uk

Small Business Rates Relief may be applicable if you occupy a single property with a rateable value below £15,000. for further information, visit website www.gov.uk/apply-for-business-rate-relief

ENERGY PERFORMANCE CERTIFICATE

The property has an EPC rating of C(65).

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing, please contact Ryan Baxter on 07977 457 465 or email ryan.baxter@newcastle.gov.uk

Bells Close Industrial Estate Unit 6
Newcastle upon Tyne, NE15 6UF

255.48
-
(2,750)

UNDER
OFFER

Description

LOCATION

Bells Close Industrial Estate is located off Bells Close immediately north of the A6085 arterial road in Newcastle upon Tyne. The estate benefits from close proximity to the A1(M), allowing for vehicular access to the wider region's road network.

DESCRIPTION

Bells Close consists of seven industrial units with a forecourt, roller shutter and parking to each unit. The property is of steel portal construction with brick and steel cladding in terrace sections. The subject property is end terraced. Internally the property benefits from a small office space and WC facilities.

USE

A wide range of industrial and warehousing uses within B1, B2 and B8 of the Town and Country Planning (Use Classes) Order 1987, will be considered. This unit is not suitable for car repairs or production of food.

RENT

On application. Rents quoted are exclusive of service charge and building insurance.

SERVICE CHARGE

To be confirmed.

TERMS

The unit can be let by way of an effectively full repairing and insuring lease by way of service charge.

BUSINESS RATES

For further information, please contact business.rates@newcastle.gov.uk

Small Business Rates Relief may be applicable if you occupy a single property with a rateable value below £15,000. for further information, visit website www.gov.uk/apply-for-business-rate-relief

ENERGY PERFORMANCE CERTIFICATE

The property has an EPC rating of D(97).

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing, please contact Ryan Baxter on 07977 457 465 or email ryan.baxter@newcastle.gov.uk

Bells Close Industrial Estate Unit 7
Newcastle upon Tyne, NE15 6UF

255.48
-
(2,750)

ON
APPLICATION

Description

LOCATION

Bells Close Industrial Estate is located off Bells Close immediately north of the A6085 arterial road in Newcastle upon Tyne. The estate benefits from close proximity to the A1(M), allowing for vehicular access to the wider region's road network.

DESCRIPTION

Bells Close consists of seven industrial units with a forecourt, roller shutter and parking to each unit. The property is of steel portal construction with brick and steel cladding in terrace sections. The subject property is mid terrace. Internally the property benefits from a small office space and WC facilities.

USE

A wide range of industrial and warehousing uses within B1, B2 and B8 of the Town and Country Planning (Use Classes) Order 1987, will be considered. This unit is not suitable for car repairs or production of food.

RENT

On application. Rents quoted are exclusive of service charge and building insurance.

SERVICE CHARGE

To be confirmed.

TERMS

The unit can be let by way of an effectively full repairing and insuring lease by way of service charge.

BUSINESS RATES

For further information, please contact business.rates@newcastle.gov.uk

Small Business Rates Relief may be applicable if you occupy a single property with a rateable value below £15,000. for further information, visit website www.gov.uk/apply-for-business-rate-relief

ENERGY PERFORMANCE CERTIFICATE

The property has an EPC rating of D(97).

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing, please contact Ryan Baxter on 07977 457 465 or email ryan.baxter@newcastle.gov.uk

Bells Close Industrial Estate Unit 9
Newcastle upon Tyne, NE15 6UF

281
-
(3,025)

ON
APPLICATION

Description

LOCATION

Bells Close Industrial Estate is located off Bells Close immediately north of the A6085 arterial road in Newcastle upon Tyne. The estate benefits from close proximity to the A1(M), allowing for vehicular access to the wider region's road network.

DESCRIPTION

Bells Close consists of seven industrial units with a forecourt, roller shutter and parking to each unit. The property is of steel portal construction with brick and steel cladding in terrace sections. The subject property is end terraced. Internally the property benefits from a small office space and WC facilities.

USE

A wide range of industrial and warehousing uses within B1, B2 and B8 of the Town and Country Planning (Use Classes) Order 1987, will be considered. This unit is not suitable for car repairs or production of food.

RENT

On application. Rents quoted are exclusive of service charge and building insurance.

SERVICE CHARGE

To be confirmed.

TERMS

The unit can be let by way of an effectively full repairing and insuring lease by way of service charge.

BUSINESS RATES

For further information, please contact business.rates@newcastle.gov.uk

Small Business Rates Relief may be applicable if you occupy a single property with a rateable value below £15,000. for further information, visit website www.gov.uk/apply-for-business-rate-relief

ENERGY PERFORMANCE CERTIFICATE

The property has an EPC rating of D(92).

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing, please contact Ryan Baxter on 07977 457 465 or email ryan.baxter@newcastle.gov.uk

**Chillingham Industrial Estate Unit 1
Newcastle upon Tyne, NE**

230.4
-
(2,480)

ON
APPLICATION

Description

LOCATION

Unit 1 Chillingham Industrial Estate is located to the East of the city in Heaton surrounded by other industrial units and residential properties. The estate has good access to the A193 leading to the central motorway.

DESCRIPTION

Chillingham Industrial Estate consists of 12 units with forecourt to each unit and dedicated car parking, The unit comprises of steel portal frame construction with metal exterior cladding and internal half block cladding and is set beneath a pitched roof with metal insulated roof panels and translucent light panels.

USE

A wide use of industrial and warehousing uses within E, B2 and B8 of the Town & Country Planning (Use Classes) Order 1987. The unit is not suitable for car repairs or production of food.

RENT

To be confirmed

Rent quoted is exclusive of service charge and building insurance. The tenant is also liable for business rates, utilities and all other outgoings associated with their use of the unit.

SERVICE CHARGE

To be confirmed.

TERMS

The unit can be let by way of an effectively full repairing and insuring lease by way of service charge.

BUSINESS RATES

Rateable Value - £13,250 (1st April 2023 - present)

Rates Payable - £6,611.75 (£13,250 x 49.9 pence)

Small Business Rates Relief may be applicable if you occupy a single property with a rateable value below £15,000. For further information visit website <https://www.gov.uk/apply-for-business-rate-relief>

ENERGY PERFORMANCE

To be confirmed.

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing please contact our managing agents Oliver Bartles-Smith on 01913233148 / 07977141879 or email oliver.bartlessmith@savills.com

Denmark Street Industrial Estate Unit 19
Newcastle upon Tyne, NE6 2XF

46.45
-
(500)

ON
APPLICATION

Description

LOCATION

Unit 19 Denmark Street Industrial Estate is located to the East of the city in Heaton surrounded by other industrial units and residential properties. The estate has good access to the A193 leading to the central motorway.

DESCRIPTION

The unit is a single storey industrial property in a Block of 11 units of varying sizes. The unit is of traditional cavity wall brick construction with insulated mono pitched roof and power float concrete floor. Access for trading is via a roller shutter door. Each unit has a forecourt area for exclusive use.

USE

A wide use of industrial and warehousing uses within E, B2 and B8 of the Town & Country Planning (Use Classes) Order 1987. The unit is not suitable for car repairs or production of food.

RENT

To be confirmed

Rent quoted is exclusive of service charge and building insurance. The tenant is also liable for business rates, utilities and all other outgoings associated with their use of the unit.

SERVICE CHARGE

To be confirmed.

TERMS

The unit can be let by way of an effectively full repairing and insuring lease by way of service charge.

BUSINESS RATES

Rateable Value - £3,050 (1st April 2023 - present)

Rates Payable - £1,521.95 (£3,050 x 49.9 pence)

Small Business Rates Relief may be applicable if you occupy a single property with a rateable value below £15,000. For further information visit website <https://www.gov.uk/apply-for-business-rate-relief>

ENERGY PERFORMANCE

To be confirmed.

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing please contact our managing agents Oliver Bartles-Smith on 01913233148 / 07977141879 or email oliver.bartlessmith@savills.com

Denmark Street Industrial Estate Unit 27
Newcastle upon Tyne, NE6 2XF

137.03
-
(1,475)

ON
APPLICATION

Description

LOCATION

Unit 27 Denmark Street Industrial Estate is located to the East of the city in Heaton surrounded by other industrial units and residential properties. The estate has good access to the A193 leading to the central motorway.

DESCRIPTION

The unit is a single storey industrial property in a Block of 11 units of varying sizes. The unit is of traditional cavity wall brick construction with insulated mono pitched roof and power float concrete floor. Access for trading is via a roller shutter door. Each unit has a forecourt area for exclusive use.

USE

A wide use of industrial and warehousing uses within E, B2 and B8 of the Town & Country Planning (Use Classes) Order 1987. The unit is not suitable for car repairs or production of food.

RENT

To be confirmed

Rent quoted is exclusive of service charge and building insurance. The tenant is also liable for business rates, utilities and all other outgoings associated with their use of the unit.

SERVICE CHARGE

To be confirmed.

TERMS

The unit can be let by way of an effectively full repairing and insuring lease by way of service charge.

BUSINESS RATES

Rateable Value - £6,600 (1st April 2023 - present)

Rates Payable - £3,293.40 (£6,600 x 49.9 pence)

Small Business Rates Relief may be applicable if you occupy a single property with a rateable value below £15,000. For further information visit website <https://www.gov.uk/apply-for-business-rate-relief>

ENERGY PERFORMANCE

To be confirmed.

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing please contact our managing agents Oliver Bartles-Smith on 01913233148 / 07977141879 or email oliver.bartlessmith@savills.com

Riversdale Court - Unit 18
Newburn Haugh Industrial Estate, NE15 8SG

185.5
-
(2,000)

ON
APPLICATION

Description

LOCATION

Newburn Haugh Industrial Estate is located to the West of Newcastle City Centre near to the A1 Western Bypass and Newcastle's residential suburbs with good access to the popular Scotswood Road and the City Centre.

DESCRIPTION

Newburn Haugh Industrial Estate consists of 26 industrial units with a through road, forecourt to each unit, additional parking and large landscaped areas.

The property is of steel portal construction with brick and steel cladding in terrace sections.

The subject property occupies a mid-position within the estate with a forecourt to the front of the property. The unit benefits from a personnel door and vehicle access roller shutter door to the front, small office and WC facilities. The property has been fully re-wired.

USE

A wide range of industrial and warehousing uses within B1, B2 and B8 of the Town & Country Planning (Use Classes) Order 1987 will be considered. This unit is not suitable for car repairs or production of food.

RENT

Unit 18 185.50 sq m (2,000 sq ft) - On Application.

Rent quoted is exclusive of service charge and building insurance. The tenant is also liable for business rates, utilities and all other outgoings associated with their use of the unit.

SERVICE CHARGE

To be confirmed.

TERMS

The unit can be let by way of an effectively full repairing and insuring lease by way of service charge.

BUSINESS RATES

Rateable Value - £11,000 (1st April 2017)

Rates Payable - £5,489 (£11,000 x 49.9 pence)

Small Business Rates Relief may be applicable if you occupy a single property with a rateable value below £15,000. For further information visit website <https://www.gov.uk/apply-for-business-rate-relief>

ENERGY PERFORMANCE

The property has an EPC rating of D(98).

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing please contact Oliver Richards on 0191 211 5649 or email oliver.richards@newcastle.gov.uk

Riversdale Court Unit 4

143.53

ON

Newburn Haugh Industrial Estate, NE15 8SJ

-
(1,545)

APPLICATION

Description

LOCATION

Newburn Haugh Industrial Estate is located to the West of Newcastle City Centre near to the A1 Western Bypass and Newcastle's residential suburbs with good access to the popular Scotswood Road and the City Centre.

DESCRIPTION

Newburn Haugh Industrial Estate consists of 26 industrial units with a through road, forecourt to each unit, additional parking and large landscaped areas.

The property is of steel portal construction with brick and steel cladding in terrace sections.

The subject property occupies a mid-position within the estate with a forecourt to the front of the property. The unit benefits from a personnel door and vehicle access roller shutter door to the front, small office and WC facilities. The property has been fully re-wired.

USE

A wide range of industrial and warehousing uses within B1, B2 and B8 of the Town & Country Planning (Use Classes) Order 1987 will be considered. This unit is not suitable for car repairs or production of food.

RENT

On application.

Rent quoted is exclusive of service charge and building insurance. The tenant is also liable for business rates, utilities and all other outgoings associated with their use of the unit.

SERVICE CHARGE

To be confirmed.

TERMS

The unit can be let by way of an effectively full repairing and insuring lease by way of service charge.

BUSINESS RATES

For further information, please contact business.rates@newcastle.gov.uk

Small Business Rates Relief may be applicable if you occupy a single property with a rateable value below £15,000. For further information visit website <https://www.gov.uk/apply-for-business-rate-relief>

ENERGY PERFORMANCE

The property has an EPC rating of D(88).

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing please contact Ryan Baxter on 07977 457 465 or email ryan.baxter@newcastle.gov.uk

Category: OFFICE PROPERTY

Address	Area From - to (sqm (sqft) unless stated otherwise)	Rent/Price	Rates Payable
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Charlotte Square - No 5 NE1 4XF	19.51 - 90.3 (210 - 972)	£4,500 - £8,500 pax	
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Description

5 Charlotte Square is a Grade II Listed multi-occupied building located in the city centre. It is situated in an attractive parade of buildings used for a variety of commercial purposes.

The premises are suitable within Use Class E. The premises shall be taken in their present condition and are offered to let on a full repairing and insuring basis by way of service charge, with the tenant being responsible for all outgoings in respect of the unit (including service charge, building insurance, business rates and utilities). Lease terms are negotiable.

An EPC is not required for this unit.

For more information or to arrange a viewing please contact Kylie Embleton, on 0191 211 6151 or email kylie.embleton@newcastle.gov.uk

Charlotte Square No 1 NE1 4XF	80.36 - (864)	£9,000 pa	
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Description

Prime City Centre location offering prime locations such as the Tyne Theatre and Opera House and Blackfriars. The demise is nearby key transport routes with Newcastle's Train Station being under a 10 minute walk. The property is situated in Charlotte Square overlooking the park and within walking distance to the Grainger Market.

Ground Floor office space in a georgian building designed by architect William Newton built from english bond brick with rendered plinth and ashlar dressings. It is offering a prime Grade II listed building space. The demise offers a spacious and bright office space with large, double glazed windows overlooking the car park.

The property is currently used as prime office space. The building itself is used within Use Class E. Other uses may be considered. Interested parties are to satisfy themselves as to their use, prior to entering a contract.

We understand that the property has been entered into the 2017 rating list as retail and premises with a rateable value of £13,952. Interested parties should satisfy themselves as to their own rates payable and eligibility for relief, prior to entering into a contract.

For more information or to arrange a viewing please contact Kylie Embleton, on 0191 211 6151 or email kylie.embleton@newcastle.gov.uk

i4-Quayside, Newcastle Enterprise Centre
Ouseburn Buildings, Albion Row, NE6 1LL

12.7 - 82.2
(137-885)

Monthly
licence fee

Description

i4-Quayside Enterprise Centre offers new businesses a great range of serviced accommodation in Newcastle. Our rates are competitive and our occupancy arrangements are flexible providing businesses with an easy in easy out option.

i4-Quayside offers quality office and light workshop accommodation. It has a serviced central reception along with two meeting rooms and a large private car park for tenants and clients. There are 54 units ranging from 12.7 sq m to 82.2 sq m (137 sq ft to 885 sq ft).

i4-Quayside is located just one mile east of the city centre and is a 15 minute drive to the A1 and other central routes, with regular access links by bus and metro.

Office accommodation is available at i4-Quayside at present. For more information and current availability please contact Jon McKeough on 0191 273 2233, email jon.mckeough@newcastle.gov.uk or property@newcastle.gov.uk.
www.newcastle.gov.uk/services/business-and-commerce/business-commerce/business-centres

i6, Newcastle Enterprise Centre
Charlotte Square, NE1 4XF

9.9 - 227
(107-2,443)

Monthly
licence fee

Description

i6-Charlotte Square Enterprise Centre offers new businesses modern serviced accommodation in Newcastle. Our rates are highly competitive and our occupancy arrangements are flexible providing businesses with an easy in easy out option.

i6-Charlotte Square is a very popular building and provides attractive and dynamic office accommodation for businesses in the creative industry sector. Along with its historic setting in the city centre, i6-Charlotte Square has a serviced reception and meeting room.

There are 24 offices ranging from 9.9 sq m to 227 sq m (107 sq ft to 2,443 sq ft). Easy access to broadband with speed of 1Gb is available for an additional monthly fee.

i6-Charlotte Square is located within Newcastle city centre, with excellent transport links via car, bus train and metro as well as some public car parking.

Office accommodation is available at i6-Charlotte Square at present. For more information and current availability please contact Jon McKeough on 0191 273 2233, email jon.mckeough@newcastle.gov.uk or property@newcastle.gov.uk.
www.newcastle.gov.uk/services/business-and-commerce/business-commerce/business-centres

Partnership House - Various Floors
Regent Centre, NE3 4PL

£15 psf

986 - 1,375
(10,616-14,9804)

Description

LOCATION

Located within 2 minutes walk of Regent Centre bus and metro interchange linking to national rail at Central Station with close proximity to A1. The airport is close by. Gosforth High Street and Gosforth Shopping Centre are a short walk and the property is close to Gosforth Race Course and luxury residential developments including Eagle Star House.

DESCRIPTION

BREEAM rated excellent office space. Fully accessible open plan office suites with onsite parking and secure cycling facility with access to shower facilities. WC facilities on each floor.

RENT

The property has a size range from 986 sq m to 1,375 sq m (10,616 sq ft to 14,804 sq ft) as follows:

Ground Floor	986 sq m (10,616 sq ft)	
Fifth Floor	1,375 sq m (14,802 sq ft)	FORTHCOMING JUNE 2025
Sixth Floor	1,375 sq m (14,804 sq ft)	
Seventh Floor	1,375 sq m (14,804 sq ft)	

BUSINESS RATES

For further information please contact business.rates@newcastle.gov.uk

TERMS

Full repairing and insuring lease available on flexible terms.

ENERGY PERFORMANCE

The property has an EPC rating of D.

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing please contact our managing agents Patrick Matheson, Knight Frank on 0191 5945015 www.knightfrank.co.uk or Jess Ross, Naylor's Gavin Black on 07702 528 881 - www.naylorsgavinblack.co.uk

You can view the property brochure by going to <https://www.knightfrank.co.uk/properties/commercial/to-let/partnership-house-regent-centre-newcastle-upon-tyne-ne3-4pl/CPD260085>

Suite 1.08 High Bridge Works
High Bridge, NE1 1EW

283
-
(3,050)

£20.50 psf

Description

LOCATION

Central position just off Grey Street, located close to Theatre Royal and two minutes walk to Monument Metro Station and five minutes walk to Central Station.

DESCRIPTION

Suitable for creative and digital businesses. First floor, open plan office suite with exposed concrete floor with integrated meeting room. 1Gb high speed connectivity.

RENT

283 sq m (3,050 sq ft) £20.50 per sq ft inclusive of service charge, utilities.

TERMS

Full repairing and insuring lease available on flexible 3 year excluded lease.

BUSINESS RATES

For further information please contact business.rates@newcastle.gov.uk

ENERGY PERFORMANCE

The property has an EPC rating of D.

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing please contact our managing agents Ellie Combe on 07544655575 or Jess Ross, Naylor's Gavin Black on 07702 528 881 - www.naylorsgavinblack.co.uk

To view the brochure online go to <https://www.naylorsgavinblack.co.uk/property/details/2862/high-bridge-works-newcastle-upon-tyne-tyne-and-wear-NE1-office->

The Core, Newcastle Helix

£35 psf

Newcastle upon Tyne, NE4 5TF

111 - 2027
(10.31 - 188.31)

Description

LOCATION/DESCRIPTION

The Core is a modern serviced office with a number of suites available. The building houses SMEs based in the knowledge industry particularly around innovation, science, technology and future city challenges. The building is located on the landmark 24 acre Newcastle Helix, a science and tech quarter in the heart of the city.

RENT/TERMS

The property has flexible short term leases at a rental of £35 per sq ft.

BUSINESS RATES

For further information, please contact business.rates@newcastle.gov.uk

ENERGY PERFORMANCE

The property has an EPC rating of B.

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing, please contact our Managing Agents Patrick Matheson, Knight Frank on 07796 192 356 or Nathan Douglas, Knight Frank on 07790 931 318 www.knightfrank.co.uk

Toffee Factory, Lower Steenbergs Yard
Newcastle upon Tyne, NE1 2DF

266 - 698
(24.71 - 64.84)

£39 psf

Description

LOCATION/DESCRIPTION

Located in a Former Maynards Sweet Factory and within the heart of the Ouseburn Valley, a vibrant community just east of Newcastle City Centre. Toffee Factory is a modern serviced office with a number of suites available. The building houses SMEs based in the creative industries.

BUSINESS RATES

For further information, please contact business.rates@newcastle.gov.uk

RENT/TERMS

The property is available on flexible short term leases at a rental of £39 per sq ft.

ENERGY PERFORMANCE CERTIFICATE

The property has an EPC rating of B.

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing, please contact our Managing Agents Patrick Matheson, Knight Frank on 07796 192 356 or Nathan Douglas, Knight Frank on 07790 931 318 - www.knightfrank.co.uk

Category: RETAIL PROPERTY

Address	Area From - to (sqm (sqft) unless stated otherwise)	Rent/Price	Rates Payable
Addison Court, Ground Floor	118.45	£12,000 pa	
Haig Crescent, Newcastle upon Tyne, NE15 6AW	- (1,275)		

Description

LOCATION

The property is located in Benwell just off Haig Crescent which is primarily a residential street. It is well connected to Newcastle City Centre by public transport and the surround neighbourhood offers local amenities eg shops, schools, and parks. This area is also close to the A1, providing easy access to other parts of Newcastle and the wider region.

DESCRIPTION

The café and kitchen are located on the ground floor of Addison Court, which is an assisted living accommodation in Benwell. The spacious ground floor café has ample space for seating, with large windows that let in natural light. The café also benefits from a fully operating kitchen including appliances such as refridgerators, freezer, six burner oven, fryer, grill and ample prep area. The property is located in a highly residential area with new build housing estates being currently developed in close proximity. There is a lack of eateries and cafes within this area.

ACCOMMODATION

Kitchen	40.5 sq m (436 sq ft)
Café Area	64.94 sq m (699 sq ft)
Store Room	13.01 sq m (140 sq ft)
TOTAL	118.45 sq m (1,275 sq ft)

ASKING RENT

£12,000 per annum

SERVICE CHARGE

Available upon request.

ENERGY PERFORMANCE CERTIFICATE

The properaty has an EPC rating of B(43).

VAT

All figures quoted are exclusive of VAT where chargeable.

VIEWING

For more information, please contact our Letting Agents Ellie Combe, Naylor's Gavin Black on 07544655575 or email ellie.combe@naylorsgavinblack.co.uk or Chris Pearson on 07834328678 or email chrisp@naylorgavinblack.co.uk

**Cruddas Park Shopping Centre No 10
Newcastle upon Tyne, NE4 7QY**

170.9
-
(1,840)

IN THE
REGION OF
£15,000 pa

Description

LOCATION/DESCRIPTION

The premises occupy a prominent corner position at Cruddas Park Shopping Centre, approximately 1 mile west of the City Centre.

ACCOMMODATION

The opportunity provides a ground floor area of 170.9 sq m (1,840 sqft) and nearby occupiers include Morrisons Daily and Newcastle College.

USE

Consideration will be given to any retail/commercial use compatible with the area. The premises shall be taken in their present condition. The occupier will thereafter be responsible for all repairs (with the exception of the roof and the structural wall) and all decorations.

RENT

We are seeking rental offers in the region of £15,000 per annum.

BUSINESS RATES

Ratable Value - £12,500 (1st April 2023)

Rates Payable - £6,237.50 (£12,500 x 49.9)

Small Business Rates Relief may be applicable if you occupy a single property with a rateable value below £15,000. For Further information, visit website www.gov.uk/apply-for-business-rate-relief

ENERGY PERFORMANCE CERTIFICATE

An EPC rating is to be advised.

VIEWING

For further information, please contact Jonathan Chapman on 01912115543 or email jonathan.chapman@newcastle.gov.uk

Grainger Market

Various

Grainger Street, NE1

-

Description

To view the Grainger Market marketing particulars please copy the following:

www.knightfrank.co.uk/properties/commercial/to-let/granger-market-newcastle-upon-tyne-tyne-and-wear-ne1/NCC012366942

Please note that Knight Frank will be dealing with the letting of all Grainger Market units as the Council's Managing Agent.

If you wish to be added to Knight Franks Grainger Market Mailing list to receive updated marketing particulars in future, please email Knight Frank directly on newcastle@knightfrank.com confirming your full name, preferred email address and proposed use.

**Heaton Park Road 101
Newcastle upon Tyne, NE6 5NR**

81.27
-
(875)

UNDER
OFFER

Description

LOCATION

The subject property is located on the western side of Heaton Park Road, within the suburb of Heaton, forming part of Newcastle upon Tyne. The property benefits from good road communications, being situated a short distance south of the A1058 Coast Road, providing direct access into Newcastle City Centre to the west and towards the coast to the east.

DESCRIPTION

The subject property provides a mid-terraced building of brick construction under a pitched tiled roof dating back to circa 1890. The property fronts directly onto Heaton Park Road which benefits from consistent passing trade and footfall levels throughout the day. The ground floor accommodates a well configured retail sales area with a spacious back of house area and kitchen. The first floor offers additional retail space, office and internal storage along with WC and shower facilities. The property has been very well maintained throughout and is secured via both an electric and manual roller shutter door to the front elevation. The rear accommodates ancillary storage externally with a reasonably sized back yard which could be utilised for seating depending upon the proposed use.

There is no parking with the property, however, there are more than enough parking spaces immediately via the rear/side streets which are free of charge.

ACCOMMODATION

Ground Floor	44.87 sq m (483 sq ft)
First Floor	36.40 sq m (392 sq,ft)
TOTAL	81.27 sq m (875 sq ft)

ASKING RENT/ TERMS

The property is available by way of an effectively full repairing and insuring lease. The lease is for a term of years to be agreed at an asking rent of £15,000 per annum exclusive.

BUSINESS RATES

Rateable Value - £3,100 (1st April 2023)
Rates Payable - £1,546.90 (£3,100 x 49.9)

ENERGY PERFORMANCE CERTIFICATE

The property has an EPC rating of D(98)

VAT

All figures quoted are exclusive of VAT where chargeable.

VIEWING

For more information, please contact our Letting Agents Mark Convery, Sanderson Weatherall on 07525 872 141 or email mark.convery@sw.co.uk or Amy Lamming on 07561 710 960 or email amy.lamming@sw.co.uk

**Heaton Park Road 107
Newcastle upon Tyne, NE6 5NR**

83
-
(902)

UNDER
OFFER

Description

LOCATION

The property is located on the popular parade of Heaton Park Road. The immediate area is largely made up from residential and retail property. There are good bus links to the City Centre (approx 1.5 miles to the east) serving the area.

DESCRIPTION

The property is over ground and first floors with frontage on to Heaton Park Road and rear enclosed yard. The ground floor provides open plan retail space with ancillary kitchen and storage. The first floor provides office, WC facilities and storage. There is free on street parking within easy walking.

USE

General retail and other uses within Class E will be considered, as defined under the Town & Country Planning (Use Classes) Order 1987. Interested parties are to satisfy themselves that they have obtained all necessary and statutory planning consents for their intended use prior to entering into a contract.

RENT

£12,000 per annum, exclusive of any other outgoings.

TERMS

Effectively full repairing and insuring lease terms. Other terms to be agreed.

BUSINESS RATES

For further information, please contact business.rates@newcastle.gov.uk

Small Business Rates Relief may be applicable if you occupy a single property with a rateable value below £15,000. For further information visit website <https://www.gov.uk/apply-for-business-rate-relief>

ENERGY PERFORMANCE

To be confirmed.

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing please contact Tracy Wells on 01912115529 or email tracy.wells@newcastle.gov.uk

Shields Road 892, Ground & Part First Floor	180.34	£13,500 pa
Shields Road, Newcastle upon Tyne	-	
	(1,941)	

Description

LOCATION

892 Shields Road is located in Walkergate, a suburb in the east end of Newcastle. Shields Road is a major thoroughfare in this area, featuring a mix of residential properties, local businesses and amenities. The area is well connected by public transport, with Walkergate Metro Station situated nearby, providing easy access to Newcastle City Centre and surrounding regions. The subject property is situated in a bustling part of Walkergate, which is predominantly residential in nature and benefits from excellent passing trade on a consistent basis.

DESCRIPTION

The property is situated on a corner plot linking Coutts Road and Shields Road, providing excellent visibility from the main road. The property is of a traditional brick built construction under a pitched slate tile roof covering and offers a spacious retail sales area at ground floor level with ancillary storage and WC facilities. Part of the first floor also forms part of the demise providing additional storage/office space. The main benefit to the property is the return frontage which has single glazed timber frame windows and are secure via electric roller shutter doors. There is also the ability to accommodate at least one car parking space at the rear elevation, however there is ample parking in the immediate and surrounding vicinity, all of which is free of charge.

ACCOMMODATION

Ground Floor Retail Area	104.82 sq m (1,128 sq ft)
Internal Storage	51.74 sq m (557 sq f)
First Floor Storage	23.78 sq m (256 sq ft)
TOTAL	180.34 sq m (1,941 sq ft)

PLANNING

We understand that the property benefits from consent for its current use that falls under Use Class E of the Town & Country Planning (Use Classes) Order as amended 1 September 2020. Alternative uses may be considered subject to obtaining the necessary planning consent from the Local Planning Authority Newcastle City Council.

ASKING RENT

£13,500 per annum with terms to be agreed on a full repairing and insuring lease, subject to contract.

SERVICES

We understand that the property benefits from electrical and water service connections, however, any interested party is advised to make their own investigations regarding this matter.

BUSINESS RATES

With effect from 1 April 2023 we understand the property is assessed for rating purposes as follows:

Rateable Value £9,700

Small Business Rates Relief may be applicable if you occupy a single property with a rateable value below £15,000. For further information, visit www.gov.uk/apply-for-business-rates-relief

ENERGY PERFORMANCE CERTIFICATE

An EPC has been commissioned and will be available upon request in due course.

VAT

All figures quoted are exclusive of VAT where chargeable.

VIEWING

For more information, please contact our Letting Agents Mark Convery, Sanderson Weatherall on 07525 872 141 or email mark.convery@sw.co.uk or James Fletcher on 07894 411 871 or email james.fletcher@sw.co.uk

The Crossway - 3 (shop) and 4 (flat)	115.85	£12,000 pa
Lemington, NE15 7LA	-	
	(1,247)	

Description

REFURBISHMENT OPPORTUNITY

LOCATION

Lemington is a predominantly residential area which is located in the western part of Newcastle, around 5 miles from the city centre. The location benefits from good transport links, within close proximity to the A19 and A1 motorways, which provides routes to other parts of the city and the surrounding region.

DESCRIPTION

The property provides a ground floor retail unit and a 3-bedroom self contained flat above. The retail unit has glass frontage, with an open plan area at the front of the property and a kitchen, storage and WC facilities at the rear. The upper parts of the property comprise a 3-bedroom flat with kitchen and bathroom facilities. Both the shop and flat require refurbishment, incentives will be available to a new tenant.

ACCOMMODATION

The property comprises the following areas

Ground Floor	55.55 sq m (598 sq ft)
First Floor Flat	60.29 sq m (649 sq ft)
TOTAL	115.85 sq m (1,247 sq ft)

RENT

£12,000 per annum

ENERGY PERFORMANCE CERTIFICATE

Ground Floor Retail has a current EPC Rating of C(58)

First Floor Flat has a current EPC Rating of D(57)

RATEABLE VALUE

according to the Valuation Office the retail unit has a rateable value of £4,250 giving 100% relief for qualifying occupiers.

BUSINESS RATES

For further information, please contact business.rates@newcastle.gov.uk

Small Business Rates relief may be applicable if you occupy a single property with a rateable value below £15,000. For further information, visit www.gov.uk/apply-for-business-rate-relief

VIEWING

For more information, please contact our Letting Agents Ellie Combe, Naylor's Gavin Black on 07544655575 or email ellie.combe@naylorsgavinblack.co.uk or Chris Pearson on 07834328678 or email chrisp@naylorgavinblack.co.uk

The Lumen Café/Restaurant	263	ON
Newcastle upon Tyne, NE4 5BZ	-	APPLICATION
	(2,832)	

Description

The café, bar, restaurant opportunity is in the heart of The Helix situated in the western elevation of The Lumen the accommodation will offer a gross internal area of 263 sq m (2,832 sq ft) with an opportunity for additional external seating to the western elevation. Accessed directly from Firebrick Avenue as well as the central lobby from The Lumen. Opportunity for external seating, consent for restaurant and café use.

Expressions of interest are sought from operators whose core brand complements this flagship development, it innovators, businesses, students and residents.

For further information please contact either Ian Thurlbeck on 07515831417 or email iant@retail.co.uk or Pete Townsend on 07713151970 or email pete@retail.co.uk

You can view the property brochure at <https://atretail.co.uk/property/newcastle-upon-tyne-the-lumen/>

Category: FORTHCOMING OPPORTUNITY
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Address	Area From - to (sqm (sqft) unless stated otherwise)	Rent/Price	Rates Payable
Former Gibson Street Baths New Bridge Street	2050 -		

Description

FORTHCOMING DEVELOPMENT OPPORTUNITY - Grade II listed building built in 1906 as a public washhouse and baths which, until October 2015, was partly used as a badminton centre. The majority of the building has restricted access and is unusable in its present condition. GIA 2050 sqm (22068 sqft). In need of extensive repair and refurbishment. To register your interest please email andrew.richards@newcastle.gov.uk

Riversdale Court Unit 15
Newburn Haugh Industrial Estate, NE15 8SJ

374.11
-
(4,027)

ON
APPLICATION

Description

FORTHCOMING PROPERTY AVAILABLE MID APRIL 2025

LOCATION

Newburn Haugh Industrial Estate is located to the West of Newcastle City Centre near to the A1 Western Bypass and Newcastle's residential suburbs with good access to the popular Scotswood Road and the City Centre.

DESCRIPTION

Newburn Haugh Industrial Estate consists of 26 industrial units with a through road, forecourt to each unit, additional parking and large landscaped areas.

The property is of steel portal construction with brick and steel cladding in terrace sections.

The subject property occupies a mid-position within the estate with a forecourt to the front of the property. The unit benefits from a personnel door and vehicle access roller shutter door to the front, small office and WC facilities.

USE

A wide range of industrial and warehousing uses within B1, B2 and B8 of the Town & Country Planning (Use Classes) Order 1987 will be considered. This unit is not suitable for car repairs or production of food.

RENT

On application.

Rent quoted is exclusive of service charge and building insurance. The tenant is also liable for business rates, utilities and all other outgoings associated with their use of the unit.

SERVICE CHARGE

To be confirmed.

TERMS

The unit can be let by way of an effectively full repairing and insuring lease by way of service charge.

BUSINESS RATES

For further information, please contact business.rates@newcastle.gov.uk

Small Business Rates Relief may be applicable if you occupy a single property with a rateable value below £15,000. For further information visit website <https://www.gov.uk/apply-for-business-rate-relief>

ENERGY PERFORMANCE

The property has an EPC rating of C(70).

VAT

All rents quoted exclusive of Value Added Tax which will be charged on all rentals and service charge.

VIEWING

For more information or to arrange a viewing please contact Ryan Baxter on 07977 457 465 or email ryan.baxter@newcastle.gov.uk

