

5 North Road, Durham County Durham DH1 4SH

lot 19

Freehold Retail Investment

- Entirely let on a 15 year lease until 2021
- Popular Cathedral City
- Rent review 2011 & 5 yearly
- 150 metres from Durham's main bus station
- Other nearby occupiers include Boots the Chemist, Burger King, Iceland and Gates Shopping Centre

Rent
£35,000
per annum
exclusive



Location

Miles: 13 miles south-west of Sunderland
19 miles south of Newcastle upon Tyne
19 miles north-west of Hartlepool

Roads: A1(M), A690, A167

Rail: Durham Railway Station

Air: Newcastle International Airport (19 miles)

Situation

The property is situated on the south side of North Road approximately 25 yards west of the Framwellgate Bridge/Milburngate junction, some 150 metres from Durham's main bus station, and close to Gates Shopping Centre. Other nearby occupiers include Boots the Chemist, Burger King, Iceland and Coral Betting Shop.

Description

The property comprises RETAIL ACCOMMODATION on the ground floor with STAFF and TANNING ROOMS on the first floor, and PLANT/STORAGE ACCOMMODATION on the second and third floors.

Tenure

Freehold.

VAT

VAT is applicable to this lot.

Tenancy and accommodation

Floor	Use	Floor Areas (Approx)	Tenant	Term	Rent p.a.x.	Reviews
Ground	Retail	99.87 sq m (1,075 sq ft)	LUXURY LEISURE (t/a Nobles Amusements)	15 years from 03/10/2006 until 02/10/2021 on a full repairing and insuring lease	£35,000	03/10/2011 and 03/10/2016
First	Staff/Tanning Rooms	64.94 sq m (699 sq ft)				
Second	Storage	27.78 sq m (299 sq ft)				
Third		Not Measured				
Totals		192.59 sq m (2,073 sq ft)			£35,000	

For further details please contact:

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