

To Let



Newcastle-Upon-Tyne

8-16 Nun Street, NE1 5AQ

Total Area: 50,270 sq ft (4,670 sq m)

Rent on Application

Large Former Wilko Store

Location & Description:

- Fronting both Nun Street and Newgate Street, the premises is located in a central city centre location, being a short walk from Newcastle Central Train Station, and situated in close proximity to Eldon Square Shopping Centre and The Gate Leisure scheme within the heart of the city's retail and leisure pitch.
- Other nearby landmarks include The Grainger Market, Bigg Market and Grey's Monument.
- The property comprises a former department store most recently occupied by Wilko.
- The building offers two shopper entrances off both Nun Street and Newgate Street. Internally, there is 1 no. passenger lift, escalators connecting the upper sales floors and 2 no. goods lifts.

Demise:

Ground Floor Sales	14,768 sq ft (1,372 sq m)
Basement Floor	922 sq ft (86 sq m)
First Floor Sales	14,540 sq ft (1,350 sq m)
Second Floor Sales	9,190 sq ft (854 sq m)
Second Floor Mezzanine	2,590 sq ft (240 sq m)
Third Floor Warehouse	6,245 sq ft (580 sq m)
Fourth Floor Eaves	2,017 sq ft (187 sq m)

Rent:

Available upon request.

Lease:

Subject to formal vacant possession, a new lease is available for a term of years to be agreed.

EPC:

Available upon request.

Legal and Professional Fees:

Each party to bear their own costs.

Planning Permission:

The building is located within the Newcastle Central Conservation Area and the Nun Street elevation is subject to a Grade II listing.

Rating Assessment:

Rateable Value (April 2023) - £425,000.

Date Prepared:

July 2024

Contact Us:

Mark Proudlove

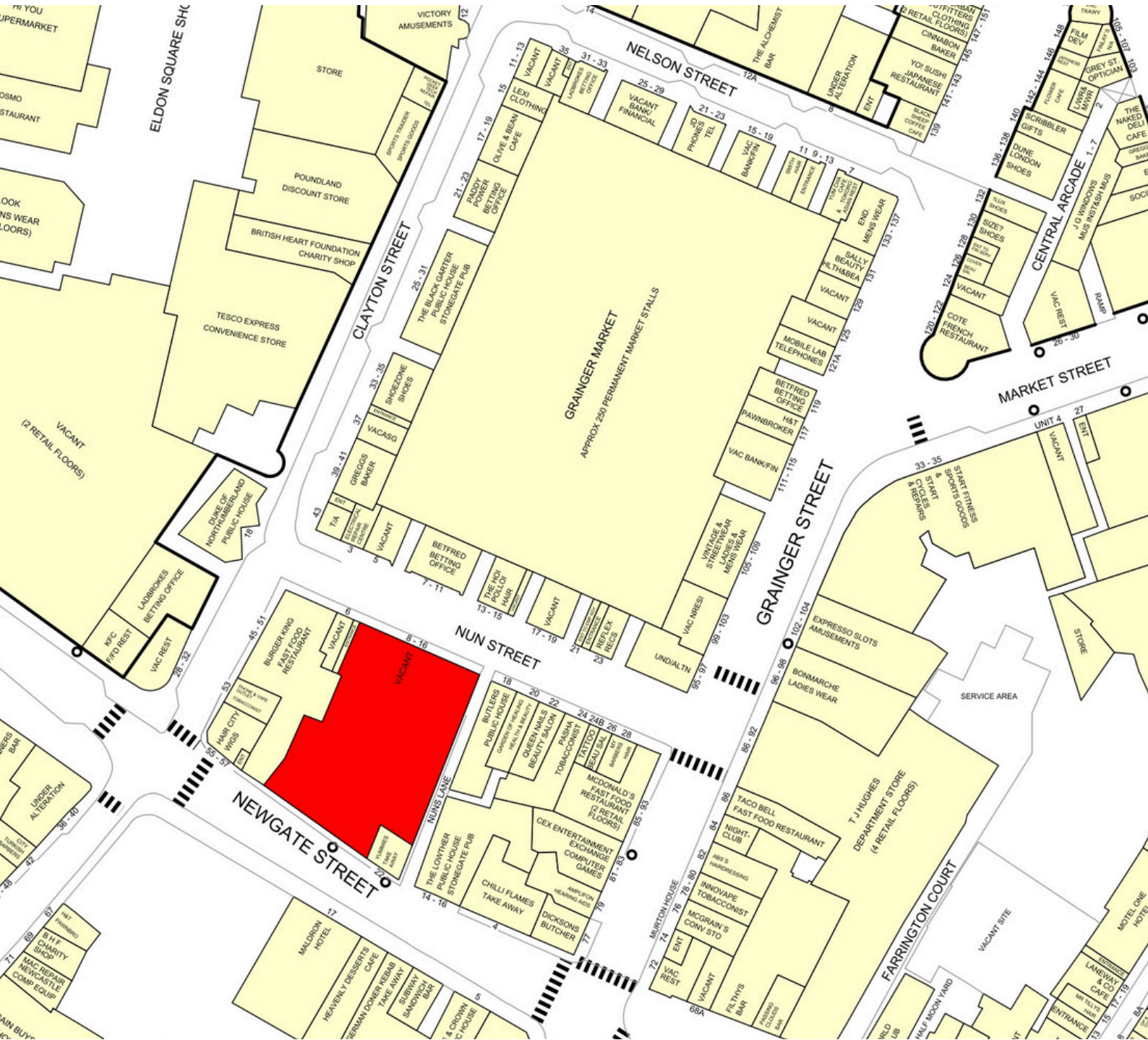
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