

To Let - **Under Offer**



Cramlington

Unit 2, Westmorland Retail Park, NE32 6UY

10,035 sq ft (932 sq m)

Rent on Application

Location & Description:

- **Westmorland Retail Park is located centrally within Cramlington, situated next to Manor Walks Shopping Centre.**
 - **Unit 2 is the only available unit on the retail park, with nearby occupiers including M&S Food Hall, TK Maxx, Costa, Currys/PC World, B&M, Dunelm, Next and Asda Food Store.**
 - **There are approximately 500 free shopper car parking spaces located in front of the retail park.**
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Demise:

Ground Floor GIA 10,035 sq ft (932 sq m)
The premises are arranged on the ground floor only.

Rent:

Available upon request.

Lease:

A new effectively full repairing and insuring lease is available.

Service Charge:

On-account service charge stands at approximately £17,914.

EPC:

Available upon request.

Legal and professional fees:

Each party to bear their own costs.

Rating Assessment:

Rateable Value (April 2023) - £134,000.

Date Prepared:

Dune 2024

Contact Us:

Mark Proudlove

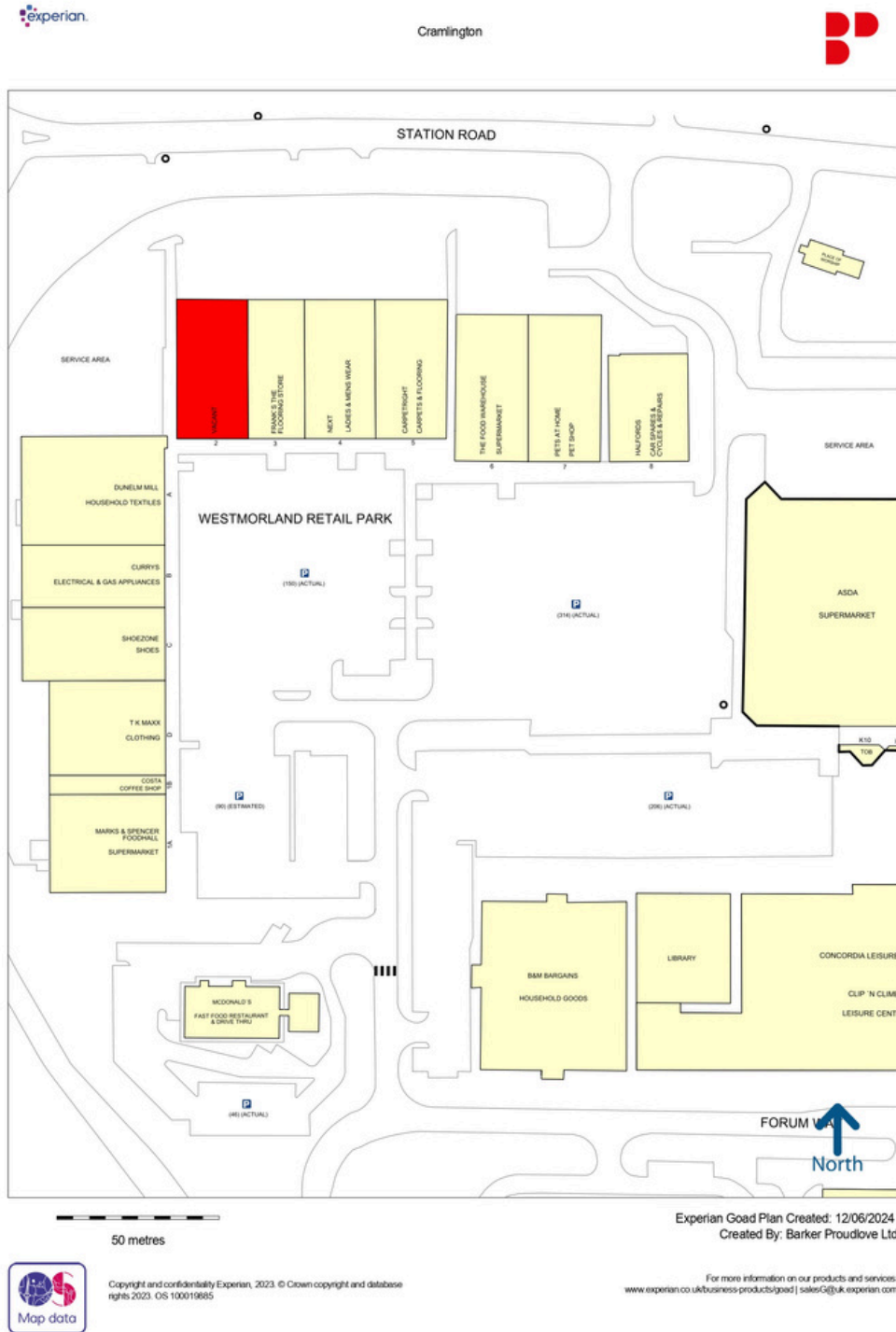
07808 479310

mark@barkerproudlove.co.uk

Kiera McLaughlin

07591 835776

kiera@barkerproudlove.co.uk



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