

Birtley Business Centre Industrial

Station Lane Birtley DH3 1QT
Warehouse | 299 - 2,045 ft²



Secure on-site parking



CCTV



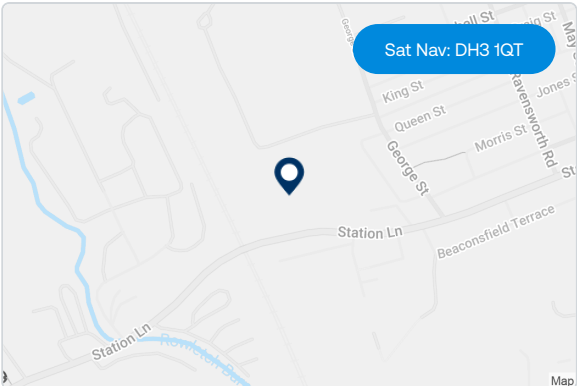
Excellent road links



24-hour access

Available to Let

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Description

Birtley Business Centre offers a range of offices and industrial spaces in an exceptional location, with excellent road and public transport links and direct access from Newcastle, Gateshead, Durham and Chester-le-Street. The site features secure parking, CCTV and an on-site café. There is a reception area and shared WC facilities.

Further information

EPC
Unit 36/37: D, Unit 47: E, Unit 49/50: E, Unit 57: D, Unit 64/64: D, Unit 69: D.

Rent
Monthly rent is an estimate based on a three-year term, excluding VAT, insurance, service charge. Payment terms vary.

Terms
Available on new full repairing and insuring leases.

Legal costs
All parties will be responsible for their own legal costs incurred in the transaction.

Location

The centre is exceptionally well located; close to the A1(M) and A167 with excellent public transport service nearby with direct access from Newcastle, Gateshead, Durham and Chester-le-Street.



Accommodation:

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)
Unit 36 & 37	Warehouse	1,528	Immediately	750
Unit 47	Warehouse	650	Immediately	400
Unit 49 & 50	Warehouse	2,045	Immediately	1,085
Unit 57	Warehouse	555	Immediately	345
Unit 64 & 65	Warehouse	1,688	Immediately	835
Unit 69	Warehouse	1,456	Immediately	670
Unit 71	Warehouse	299	Under offer	300
Total		8,221		

Rent is quoted on a per calendar month basis and is provided as a market estimate, subject to change on an assumed three year term. Rent is exclusive of rates, VAT, insurance, and service charge. Please note that rent payment may not be due monthly.

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