

Sunderland SR4 6DW

Trimdon Street

Open A1 930 – 6,550 sq m (10,000 – 70,480 sq ft)



Open A1 Planning Consent

Sunderland

Trimdon Street SR4 6DW

SMART⁴

REAL ESTATE CONSULTANCY

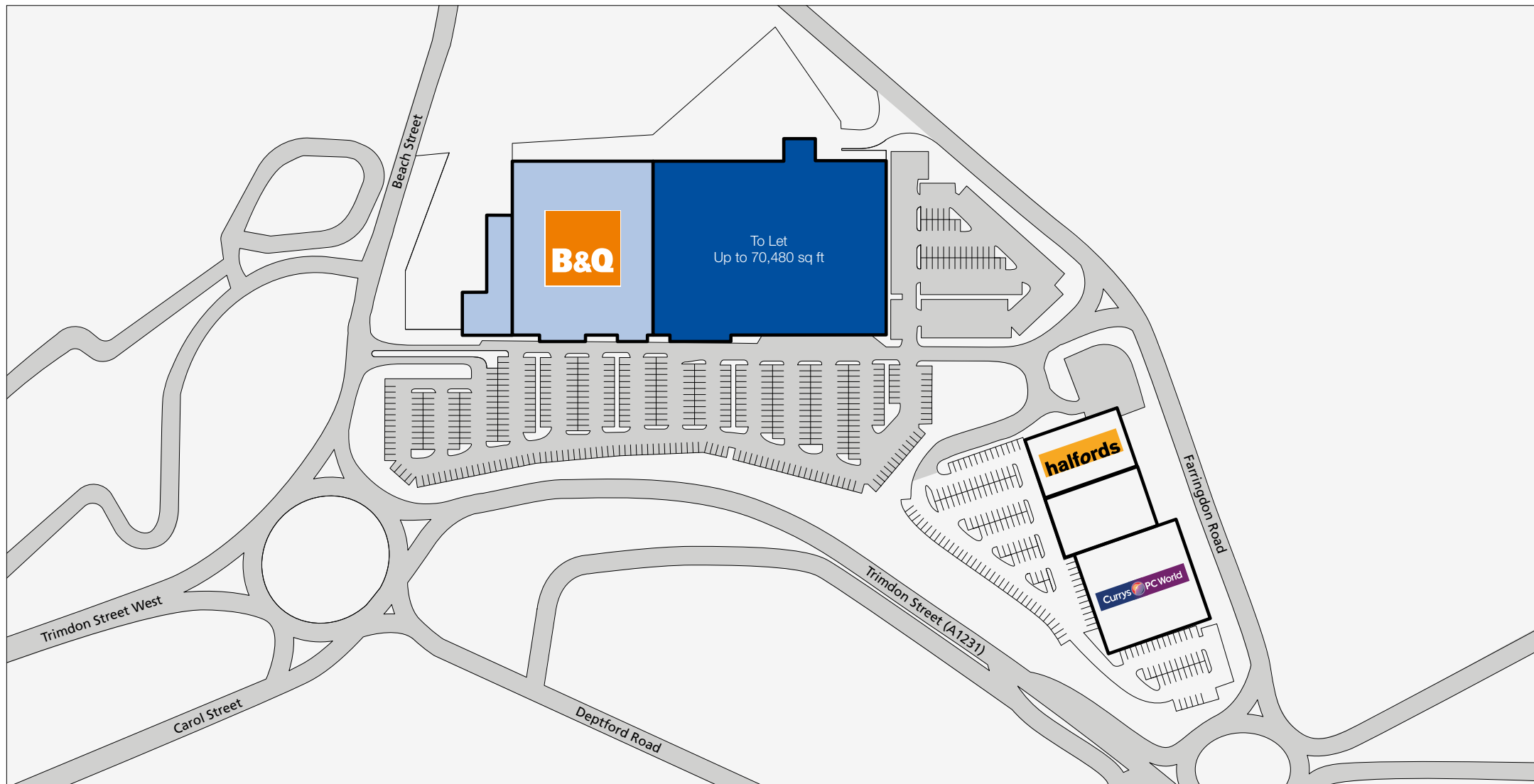


10,000 – 70,480 sq ft units available

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Location

The property is situated approximately 2 miles west of the city, occupying a prominent location, clearly visible from one of the main access routes into the south of the city centre (A1231). The property is adjacent to Trimdon Street Retail Park where occupiers include Halfords and Currys/PC World.

Description

The scheme comprises 103,392 sq ft incorporating a B&Q having extensive parking provision for approximately 570 cars.

Accommodation

The premises comprise a purpose built retail warehouse unit designed over ground floor level, comprising the following approximate internal floor area, which is capable of division of up to 4 units from c. 10,000 sq ft upwards.

Floor	Sq ft	Sq m
Ground GIA	10,000 to 70,480	930 to 6,550

Tenure

Available on a lease for a term to be agreed, subject to 5 yearly reviews.

Planning

The premises benefit from open A1 planning consent.

Terms

Rent to be agreed.

Rates

All interested parties are advised to make their own enquiries to the local council.

EPC

Available upon request.

VAT

VAT if applicable, will be charged at the standard rate.



For further information or to arrange an inspection, please contact:

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