
TO LET

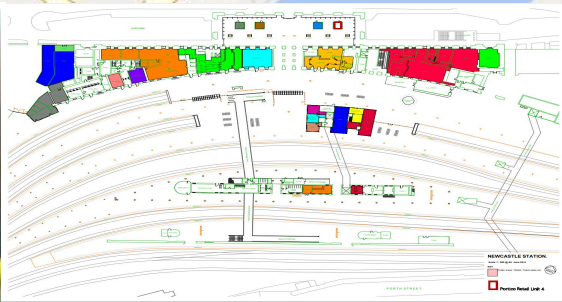
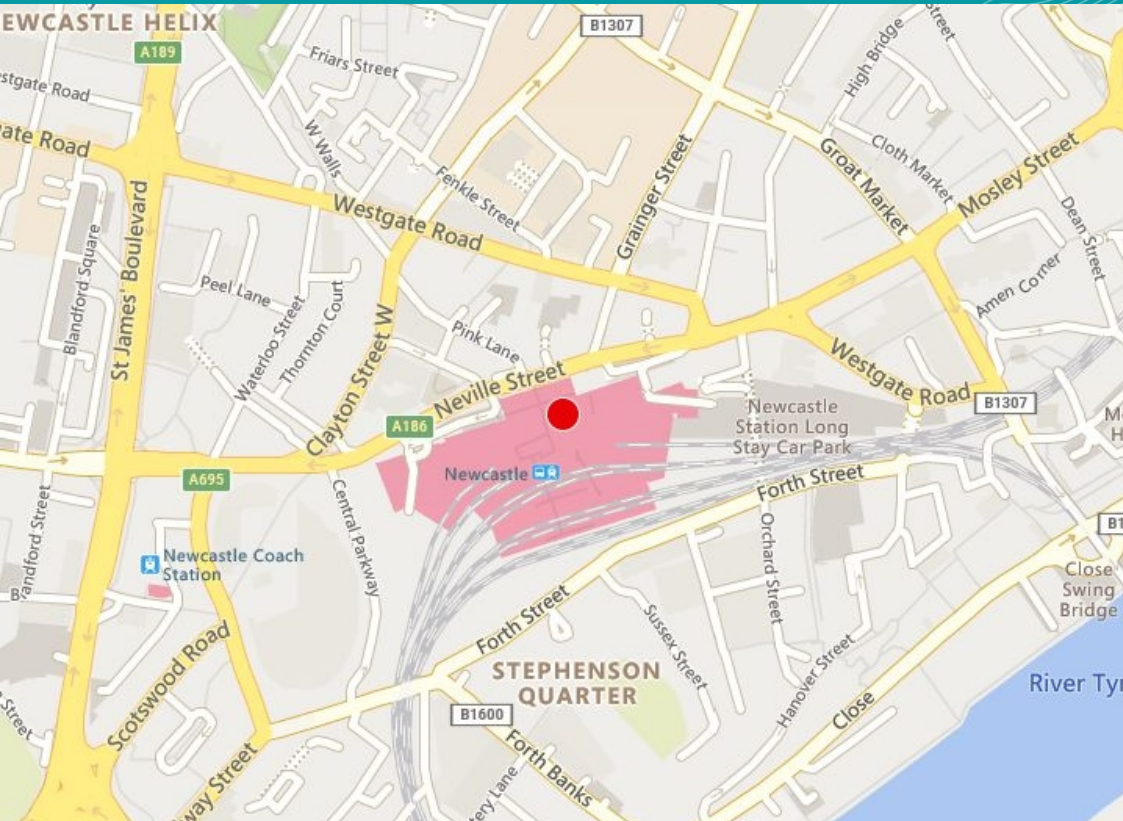
- ✓ Approximately 10.975m passengers per annum
- ✓ Suitable for a variety of uses excluding specialist coffee offers
- ✓ Unit available mid September 2026



Unit 4, Neville Street, Newcastle Upon Tyne NE1 5DL

Retail Opportunity

150 Sq Ft
(14 Sq M)



DESCRIPTION

Serviced retail kiosk unit with roller shutter entrance, remote storage available if required

ACCOMMODATION

Net Internal Areas	sq ft	sq m
Total	150	14

LEGAL FEES

£1,750.00 plus VAT. The tenant is responsible for the Landlords legal costs incurred in drafting and completing the lease.

LOCATION

The historic Grade I Listed station is located in close proximity to the town centre. The station benefits from approximately 10.975m passengers per annum, with regular train services to Leeds, York, Edinburgh and London Kings Cross. The copper clad unit is located within the pedestrianised station portico adjacent to 2 other retail units. Other tenants at the station include Cafe Nero, Burger King, M&S, Sainsburys, Greggs, Boots, Enterprise Rent a Car.

TERMS

A tri-partite lease contracted out of sections 24-28 of the Landlord and Tenant Act 1954 and of a duration to be agreed will be available.

RENT

Rental offers invited based on percentage of turnover subject to a minimum guaranteed rent in the region of £25,000 per annum exclusive

BUSINESS RATES

The tenant will be responsible for the business rates.

VAT

All prices, premiums and rents etc. are quoted exclusive of VAT at the prevailing rate.

VIEWING & FURTHER INFORMATION

Viewing strictly by prior appointment:

lsh.co.uk

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