

TO LET



NORTHERN TRUST

WWW.NTPROPERTIES.CO.UK



NUMBER ONE INDUSTRIAL ESTATE

CONSETT | COUNTY DURHAM | DH8 6SZ

BUSINESS UNITS

479 - 48,350 SQ FT (45 - 4,492 SQ M)

www.numberoneindustrialestate.co.uk

DESCRIPTION

Number One Industrial Estate provides a superb working environment within easy reach of the major conurbations and transport routes with over 500,000 sq ft of modern business space in over 100 individual units. The estate provides a range of business units for a variety of uses with workshop units from 479 sq ft up to larger warehouse / distribution units of 48,350 sq ft. The units at Number One Industrial Estate are set within landscaped surroundings and offer good external circulation space and ample car parking provisions.

Linden Park which forms part of the wider estate provides high quality trade counter space within its own enclosed security fenced site and benefits from CCTV coverage.

There is also a range of modern business units at Werdohl Business Park set within the wider estate, some of which have been refurbished to provide rear loading door access. These business units are arranged around a courtyard and offer glazed frontages.



SPECIFICATION



Established and popular estate



Bus routes nearby



Range of business units



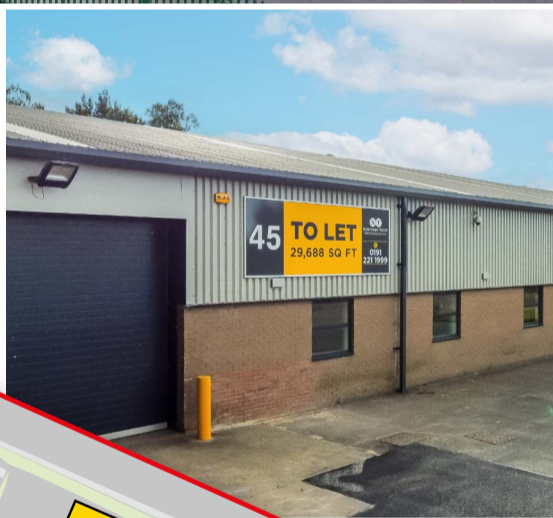
Nearby amenities



3 Phase electricity

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KEY:

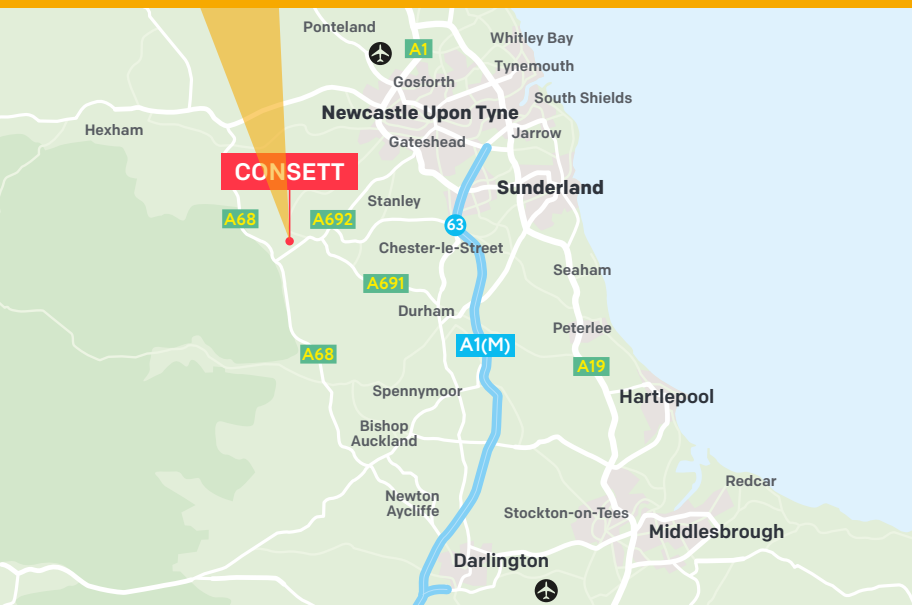
- Number One Industrial Estate
- Werdohl Business Park
- Linden Park



For current availability please see the website: www.numberoneindustrialestate.co.uk



**NUMBER ONE INDUSTRIAL ESTATE
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LOCATION

Number One Industrial Estate is an established estate, located in Consett, about 15 miles southwest of Newcastle upon Tyne and 23 miles west of Sunderland city centre. The estate can be accessed via the A691 or A692 and is approximately 3/4 mile from Consett town centre, which provides a range of shops and other local amenities. Tesco Extra, Morrison's and McDonalds restaurants are all within a 5 minute drive away. The estate benefits from excellent transport links to the wider region with the A1(M) less than 13 miles away. Consett has attractive countryside on its doorstep whilst being within easy reach of the major northeast conurbations and the estate also benefits from a bus service which runs through the scheme.

TERMS / RENT / OTHER CHARGES

Details of rents and other charges are available on request from the letting agents. All figures quoted are exclusive of and will be subject to VAT at the prevailing rate.

EPC

Copies of the EPC certificates are available upon request.

FURTHER INFORMATION

To arrange a viewing or for further information relating to this scheme please contact one of the joint agents.

LOCAL AMENITIES



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www.numberoneindustrialestate.co.uk

BUSINESS UNITS TO LET ACROSS THE UK

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