



NORTHERN TRUST
WWW.NTPROPERTIES.CO.UK



TO LET

PEGSWOOD INDUSTRIAL ESTATE

PEGSWOOD | NORTHUMBERLAND | NE61 6HZ

WORKSHOP / INDUSTRIAL UNITS

495 - 2,497 sq ft (46 - 232 sq m)

KEY FEATURES

- Good access to A197 and Morpeth bypass
- Less than 3 miles from Morpeth
- Less than 4 miles from Ashington
- Larger units have offices
- Tenant controlled access gates to Block 1
- Flexible terms



CONTACT US:



0191 221 1999



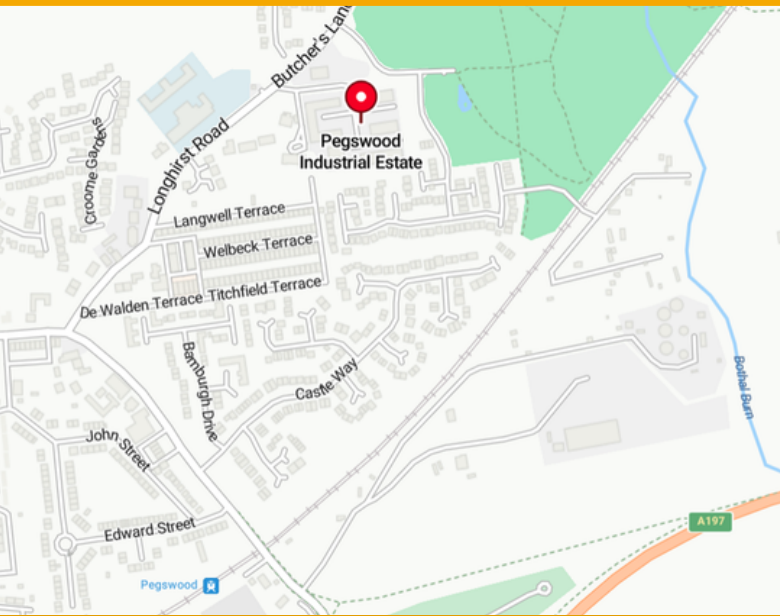
www.ntproperties.co.uk



northeast@northerntrust.co.uk

PEGSWOOD INDUSTRIAL ESTATE

PEGSWOOD | NORTHUMBERLAND | NE61 6HZ



LOCATION

The estate is situated off the Longhirst Road in Pegswood, which lies approximately 2 miles to the east of Morpeth and 4 miles to the west of Ashington.

The estate has good access to the A197 Morpeth bypass which links to the A1. Local shops within Pegswood village are nearby.

WORKSHOP / INDUSTRIAL UNITS 495 - 2,497 sq ft (46 - 232 sq m)

DESCRIPTION

The estate comprises single storey terraced units and one detached unit. The units in Block 1 have brickwork walls, insulated tiled roof & internal suspended ceiling. The units in Blocks 2-5 have brickwork walls under a pitched insulated roof. The larger units have an office. Units have a separate personnel entrance and loading door. Externally there is forecourt parking to all units. Block 1 benefits from tenant controlled access gates.

SPECIFICATIONS

- Mains electricity (3 phase) and water
- WC facilities
- Loading doors 2.6m (w) x 2.5m (h) (Block 1)
- Loading doors 2.7m (w) x 2.8m (h) (Blocks 2 & 3)
- Loading doors 2.7m (w) x 3.0m (h) (Block 4)
- Loading doors 2.8m (w) x 3.4m (h) (Block 5)

EPC

Individual EPC certificates available on request.



TERMS

- A variety of leasing options available
- Rent deposit required
- Rent quoted includes the cost of external maintenance and building insurance
- Tenant responsible for internal maintenance plus repairs to doors and windows
- Tenant responsible for payment of VAT, rates and utility charges



BUSINESS UNITS TO LET ACROSS THE UK

Follow us on



MISREPRESENTATION ACT: Northern Trust on behalf of proposing vendors or lessors and on their own behalf give notice that: (i) These particulars are set out as general information only for the assistance of intending purchasers or lessees. They do not constitute nor constitute part of an offer and will not be incorporated in any contract term; (ii) all descriptions, dimension, references to condition and necessary permissions for use and occupation, and other details are provided in good faith but without any liability of any kind on any proposing vendors or lessors. Any intending purchaser or lessee shall not rely on such information which is given on condition that any intending purchasers or lessors shall satisfy themselves by their own inspections or other enquiries about the property in all respects; (iii) no partner and no person employed by Northern Trust has any authority to make any representation or give any warranty whatsoever in relation to this property whether on behalf of proposing vendors or lessors of Northern Trust. Designed by Northern Trust Company Limited, December 2025.