













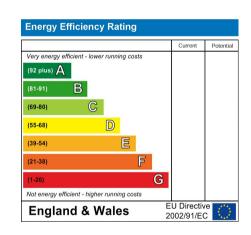
- Rarely Available
- **Shop Space to Rent**
- Planning Permission
- Available Immediately
- Desirable Area
- Separate Storage Area

## RARELY AVAILABLE TO THE MARKET

A rare opportunity has arisen to rent a prominently positioned unit in the heart of the Brunton Park shopping parade. The property currently benefits from planning permission for professional office use; however, the landlord is open to considering alternative uses such as retail or catering, subject to the tenant obtaining the necessary planning consents.

The unit is supplied with gas and electricity and is available immediately on a vacant possession basis. Additionally, a separate lock-up storage area to the rear is included within the rent, providing convenient additional space.

For more information, please call our team on 0191 236 2070.



## The difference between house and home

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Gosforth
High Heaton
Tynemouth
Property Management Centre

0191 236 2070 0191 270 1122

0191 257 2000







