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R.A. Jackson
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Est. 1830



6,8 & 10 Norham Road, North Shields | £150,000

For Sale, a combined investment and business purchase opportunity located on Norham Road, North Shields, Tyne and Wear. The properties available for sale are the existing ground floor retail premises where the business trades from, a first floor flat let for £4363.20 per annum and subject to a protected tenancy and 10 Norham Road occupied by a motorbike accessory shop called 'Parks Motorcycles' for £5200 per annum, who has been in occupation for 10 years. The business currently trades as P.R. Davis Newsagents and Off License. The business has successfully traded for a number of decades and is now to be sold due to retirement and is an excellent opportunity for a new owner.

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RICS

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Norham Road, North Shields | £150,000

DESCRIPTION

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LOCATION

The property is located to the Southern end of Norham Road on the corner of Mindrum Terrace, North Shields, Tyne and Wear to the roundabout with the A193 leading to the A19 and Tyne Tunnel around a mile west of North Shields Town Centre.



6 NORHAM ROAD

6 Norham Road is a ground floor retail premises currently occupied by the property and business owner. Internal finishes are appropriate for the business. Net Internal Area 40 sqm (430 sq ft)



8 NORHAM ROAD

8 Norham Road is an upper flat. We have not inspected the property. The seller has stated it is a two bedroomed flat occupied under Protected Terms at a rent of £4363.20 per annum. Interested parties should confirm this prior to exchange of contracts.

10 NORHAM ROAD

10 Norham Road is a ground floor retail premises. We have not inspected the property. The seller has stated the property is occupied by 'Parks Motorcycles' currently paying £5200 per annum. Interested parties should confirm this prior to exchange of contracts.



BUSINESS INFORMATION

P.R. Davis Newsagents and Off License is a general dealers business that has been trading for many years from the prominent position on Norham Road, North Shields, Tyne and Wear. The business is offered for sale due to retirement. At present the business is operating on limited hours, seven days a week. There is an opportunity to increase turnover by extending opening hours. The business generates an income by the sale of general goods, news, alcohol and tobacco. Additional income is produced from Lottery sales and Pay Point. Detailed information relating to turnover will be discussed with the seller.

For the avoidance of doubt, stock at the point of completion must be paid for in addition to the sale of the property and business.

TENURE

Freehold

ENERGY PERFORMANCE CERTIFICATES

6 Norham Road - B50
8 Norham Road - E
10 Norham Road - E107

Viewing

Strictly by appointment through R.A Jackson & Son
T: 0191 2571253 E: sales@rajackson.co.uk
www.rajackson.co.uk

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