

30 ESPLANADE, REDCAR, TS10 3AE

TO LET: BEACH FRONT GROUND FLOOR RETAIL UNIT



THOMAS : STEVENSON

CHARTERED SURVEYORS : COMMERCIAL PROPERTY CONSULTANTS

Wellington House : Wellington Court : Preston Farm Business Park : Stockton-on-Tees : TS18 3TA

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www.thomas-stevenson.co.uk

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LOCATION

The property is located within the seaside town of Redcar, 7.5 miles north east of Middlesbrough, 20 miles north west of Whitby and 7.5 miles south east of Hartlepool.

Redcar is a well-established retail centre accommodating local, regional and national occupiers including Costa, Vodafone, B&M and Greggs. The subject property occupies a prime position on Redcar Esplanade and positioned between The Palace Hub and The Deck. Other occupiers include Northern Renewable Centre, Gabrielle's Ice Cream Parlour and RNLI Redcar Lifeboat Station.

The seafront and esplanade area have undergone significant regeneration in recent years including development of the Redcar Beacon, cinema complex and extensive landscaping.

DESCRIPTION

The property comprises a mid terrace building arranged to provide a ground floor retail unit and stores together with staff and customer amenities.

Formerly in use as an amusement arcade for a number of years, the property provides a mid terrace retail unit ideally suited for use as a retail unit subject to planning and the necessary consents.

The adjacent unit has recently been let as burger / desserts restaurant opening Spring 2025.

ACCOMMODATION

The property provides the following approximate areas:

Sales	91.04 sq m	(980 sq ft)
WC		

PROPOSED TERMS

The property is available on a new effectively full repairing and insuring lease for a term of years to be agreed at an asking rent of £12,000 per annum.

RATING ASSESSMENT

Interested parties should contact Redcar & Cleveland Council for the exact rates payable.

LEGAL COSTS

Each party is responsible for their own legal costs.

VAT

We are advised that the property is not elected for VAT.

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VIEWING

All viewings are strictly by prior appointment.

Contact:

Jack Robinson / Paul Stevenson

Tel: 01642 713303

Email: jack@thomas-Stevenson.co.uk

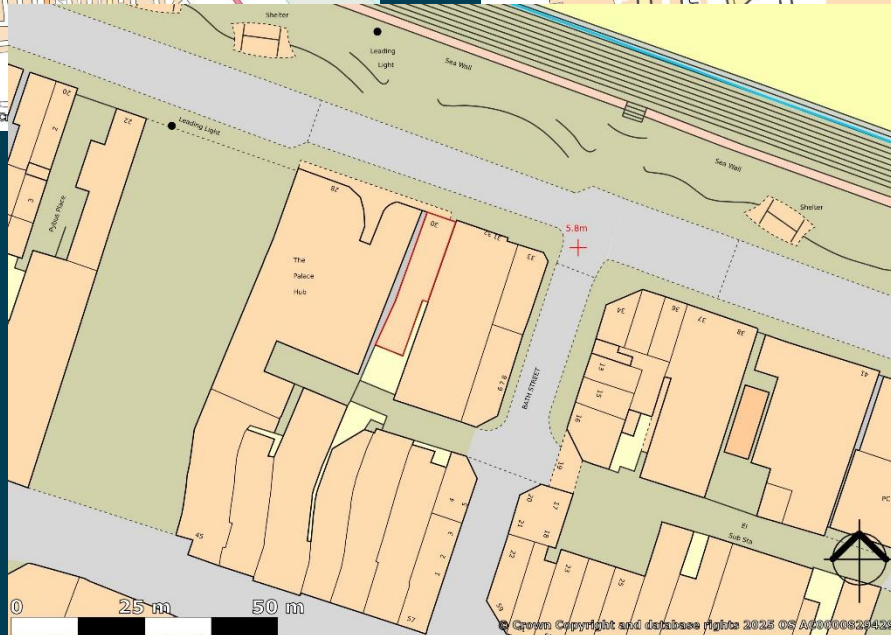
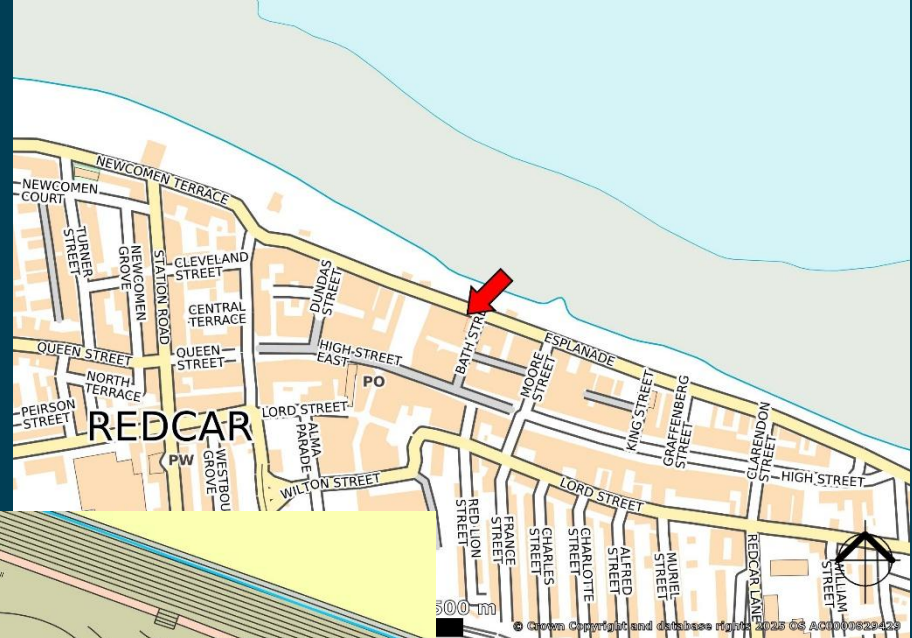
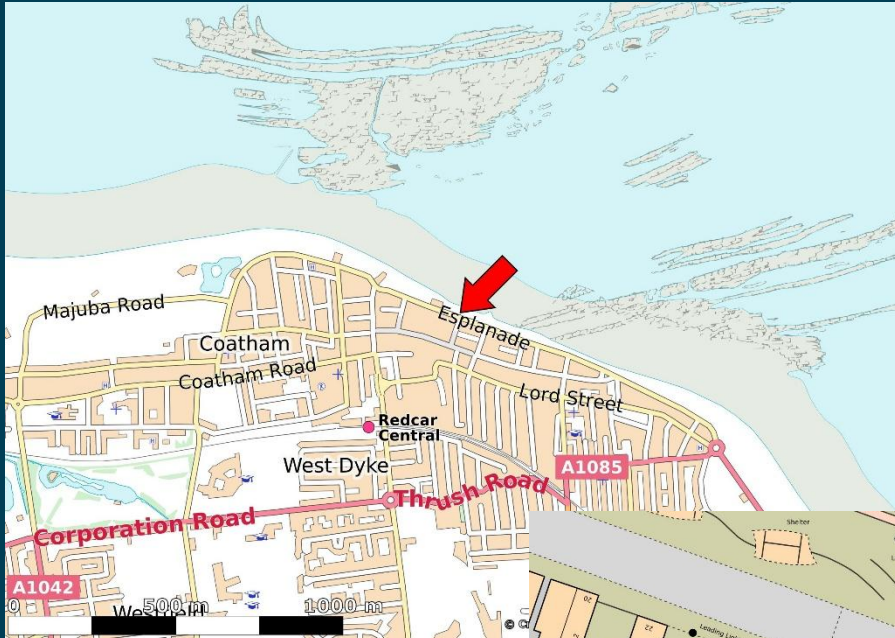
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Energy performance certificate (EPC)

i This certificate has expired.

You can get a new certificate by visiting www.gov.uk/get-new-energy-certificate

Get help with certificates for this property

If you need help getting a new certificate or if you know of other certificates for this property that are not listed here, contact the Ministry of Housing, Communities and Local Government (MHCLG).

mhcig.digital-services@communities.gov.uk
Telephone: 020 3829 0748

Arcadia 30-33 Esplanade REDCAR TS10 3AE	Energy rating D	This certificate expired on: 15 May 2023
		Certificate number: 9230-3004-0879-0000-1625

Property type	A1/A2 Retail and Financial/Professional services
Total floor area	869 square metres

Rules on letting this property

Properties can be let if they have an energy rating from A+ to E.

MISREPRESENTATION ACT 1967 Thomas Stevenson for themselves and for the vendors/lessors of any property for whom they act, give notice that:
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