

Panther House, Newcastle



Location

The property occupies a river frontage site in Asama Court, which is part of the established and sought after Newcastle Business Park. Located one and a half miles west of Newcastle City Centre it is well served by major roads and public transport.

Description

The property is a two storey detached office building with dedicated parking. It offers air conditioned, open plan office space with meeting rooms and tea point areas on both floors, plus suspended ceilings with integral lighting and carpeted floors.

Rent

£12 sq ft per annum exclusive.

Panther House, Asama Court , Newcastle Business
Park NE4 7YD

Two Storey Detached Offices - To Let

Contact:
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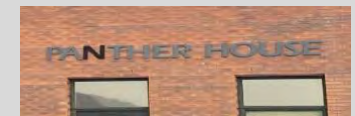
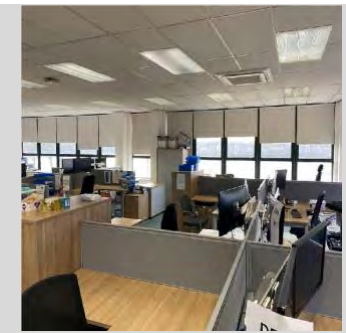
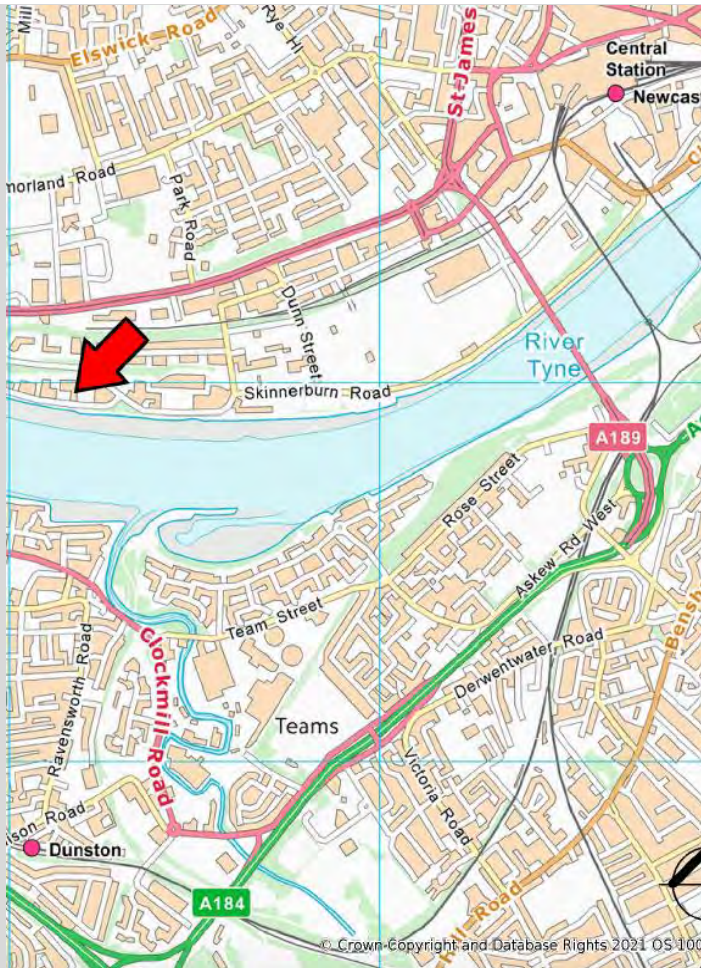
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Accommodation

The unit is arranged over ground and first floors as follows:

Ground Floor	2,468 sq ft	(229.24 sqm)
First Floor	2,486 sq ft	(230.95 sqm)
Total	4,954 sq ft	(460.19 sqm)

Tenure

Leasehold.

Legal Costs

Each Party to bear their own legal costs.

Rating

We understand the Rateable Value of the property is follows:

Ground	£23,750 (payable £11,851)
First	£23,250 (payable £11,601)
UBR	(21/22) 0.499

Interested parties are advised to check the above with the local authority.

Services

We understand the property is connected to mains electricity, water and drainage. However, no services have been tested by the agents.

EPC - B

An Energy Performance Certificate for the premises is available on request.

VAT

All figures quoted with these terms are exclusive of VAT, where chargeable.

Anti-Money Laundering Regulations 2017

JRBT is obliged by law to carry out Customer Due Diligence for anyone entering into a contract on properties marketed on behalf of our clients.

Viewing

By appointment through joint agents:

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Tony Wordsworth – Avison Young
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SUBJECT TO CONTRACT

April 2021

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