

Industrial

Unit 7 | Primrose Hill Industrial Estate

📍 Wingate Way, Stockton-On-Tees, TS19 0GA

Unit 7 | 3,467 sq ft

Industrial unit available in a premier industrial location

This flexible unit is well suited for a range of business needs to include light industrial, warehouse, and storage space.

Lease Type

New



✔ Unit Summary

- Circulation Space
- LED Lighting
- 24 Hour Access
- Roof Lights
- Car Parking
- WC facilities

£ Occupational Costs

	Per Annum	Per Sq Ft
Rent	£24,300.00	£7.01
Rates	Not specified	Not specified
Maintenance Charge	£4,200.00	£1.21
Insurance	£693.40	£0.20
Total Cost	£29,193.40	£8.42

Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency (www.voa.gov.uk). Units with a Rateable Value of less than £15,000 per annum may be eligible for full or partial Small Business Rates Relief. To find out if you qualify please see <https://www.gov.uk/apply-for-business-rate-relief/small-business-rate-relief> or read our rates blog.

➔ For more info please visit: unit.info/UIP0101476

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Location

Stockton-on-Tees is located some 14 miles east of Darlington, 21 miles south of Durham and 4 miles west of Middlesbrough.



Road

The town is served by the A19 and the A66 which provide access to the A1(M).



Airport

Durham Tees Valley Airport is just under 8 miles away.



Rail

The town is served by the A19 and the A66 which provide access to the A1(M).

Additional Information

Planning Class	General Industrial
Lease Summary	The unit is available on flexible terms. Please speak to a member of our team for more information
Viewings	Strictly by prior appointment.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	C (56)

Key Contact



Carola Parrino

Customer Engagement Manager

"Carola is our Customer Engagement Manager for our properties in North East of England. Please contact Carola if you would like to discuss leasing a unit or would like to find out more about becoming a customer of Industrials."



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