

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Newgate Street

Bishop Auckland, DL14 7EN

£375 Per Calendar Month

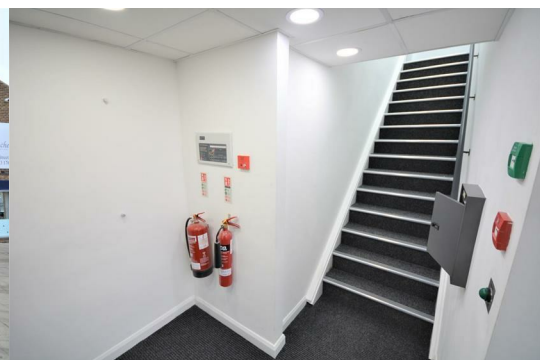


**\*REDUCED RENT&FEES SPECIAL OFFER\* \* ONLY £375PCM INC SERVICE CHARGE FOR THE FIRST THREE MONTHS, INCREASING TO £420PCM EXCL SERVICE CHARGE THEREAFTER \***  
Ideally located office unit 9.76m x 4.86m available to let in the town centre of Bishop Auckland. The offices are within walking distance from the bus station as well as just a short distance from the Newgate Centre and main retail High Street, positioned perfectly with parking available nearby. The offices are accessed via a secure communal entrance with smart video door entry and have access to a shared kitchen area and WC facilities. The offices have been recently refurbished, benefiting from LED lighting, gas central heating, power and internet points.

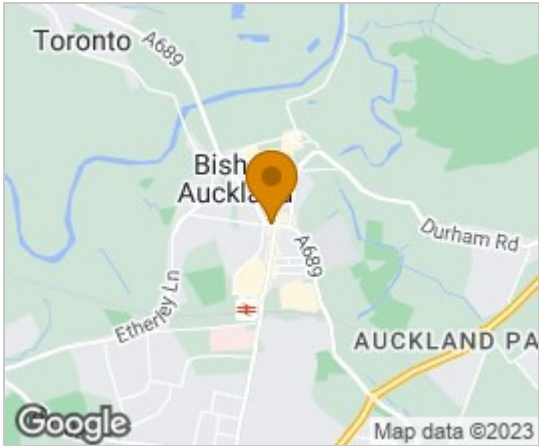
Four Suites are Available - Various sizes available

Suite 2 - 9.76m x 4.86m - £420 Per Calendar Month / £195 Monthly Service Charge

The units are available now by the way of a 6 month lease but longer leases available subject to negotiation.



Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.