

OFFICES TO LET

From **575 sq. ft.** up to **1,800 sq. ft.** of contemporary office space in a popular business park

QUAY WEST BUSINESS VILLAGE

Sunderland | SR5 2AS



ABOUT

Quay West Business Village is Sunderland's leading enterprise space where ambitious start-up businesses and global brands mix successfully to utilise 100,000 sq. ft. of creative and cutting-edge commercial space.

The business park not only offers a great working environment but is an easily accessible, creative, and quality office space in stunning surroundings, coupled with access to top-class amenities nearby.



LOCATION

The Business Village itself includes its own catering deli-café serving breakfasts and lunches to busy office workers. Located minutes away is Sunderland Enterprise Park which has a wide selection of well-known shops, stores and supermarkets including Sainsbury's.

Hylton Riverside Retail Park lies 1 mile to the west. Liberty Brown, The Grange Hotel and the Italian Kitchen are three of the many popular restaurants situated nearby, together with a Premier Inn and Hilton Garden Inn Hotel.

Sunderland Aquatic Centre and Stadium of Light are within 1.5 miles to the east, while Sunderland City Centre is 2 miles to the south east. Located with stunning surroundings, situated on the River Wear, between the Queen Alexandra Bridge and the 2018 built Northern Spire Bridge.



AVAILABLE SPACE

Unit	Sq. ft.
1 Haswell Court, First Floor	575
10 Pickersgill Court,	1,800
14 Pickersgill Court	575
15 Pickersgill Court, Ground Floor	1,150
17 Pickersgill Court	1,150

- Allocated parking available.
- Eligible for 100% business rates relief, subject to criteria set by local authority.
- Flexible lease terms and bespoke fit-out designs are available.
- Located on an established business park.
- Suitable for a variety of businesses.



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CONTACT

For further information or to arrange a viewing, please contact:

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LEASE TERMS

Space is available by way of a new effective full repairing and insuring lease, for a term to be negotiated. Rent from £12 per sq. ft.

SERVICE CHARGE

A service charge will be levied proportionate to the floor area occupied.

ENERGY PERFORMANCE CERTIFICATE

EPC certificate available upon request.

RATEABLE VALUE

Available on request.

VAT

All prices are deemed exclusive of VAT

LEGAL COSTS

Each party is responsible for their own legal fees incurred.



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