



**REDEVELOPMENT OF REDCAR STATION TO PROVIDE
PREMISES FOR A VARIETY OF USES SUCH AS RETAIL,
LEISURE, HOSPITALITY AND OFFICES**

Ready December 2025

Naylors 
Gavin Black
Commercial Property People

Location

The premises are situated in Redcar Town Centre close to the existing retail areas. The Station was used by 408,000 passengers in 2024.

Description

The development involves an £8M refurbishment of a Grade II listed asset to provide a range of different sized units catering for a variety of uses.

Accommodation:

- 1,327.64 m² (14,285 ft²)

An indicative layout option is attached to these details. Available as a whole or in part.

Virtual Tour

https://www.youtube.com/watch?v=OzmR76Th_oE

Terms

Available by way of a new effective FRI lease, for a term of years to be agreed.

Rent

To be determined when the size and location of the unit has been agreed.

Fitting out support packages are available.

Rateable Value

The premises will be reassessed for Rating purposes on completion of the redevelopment.

Services

The property has the benefit of all mains services (except gas).

EPC

Status to be confirmed.

Legal Costs

Each party will be responsible for their own legal/professional fees.

Money Laundering

In accordance with Anti-Money Laundering Regulations, two forms of identification and confirmation of the source of funding will be required from the successful tenant(s).

VAT

All rents, premiums and purchase prices quoted are exclusive of VAT. All offers are to be made to Naylor's Gavin Black LLP on this basis and where silent, offers will be deemed net of VAT.

For further information please contact:

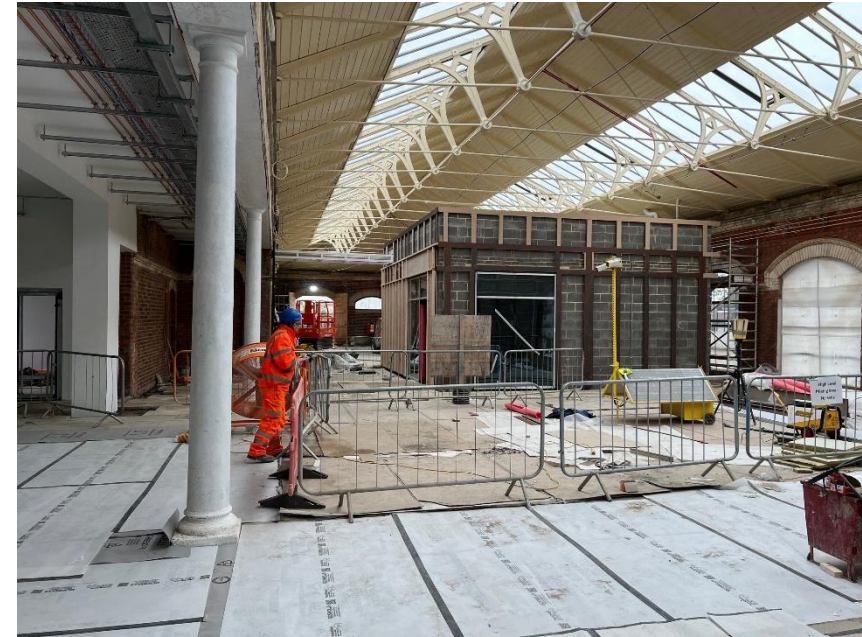
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NAYLORS GAVIN BLACK LLP for themselves and for the vendors and lessors of the property give notice that:

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CGI Visuals of the proposed scheme



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