

TO LET

11 acres (4.45 ha)

Port of
Sunderland 

DESIGN AND BUILD OPPORTUNITIES SUBJECT TO PLANNING

Port of Sunderland - Trinity Rail Road & Sea - Enterprise Zone Development Site To Let

A UK hub for circular economy
and materials handling



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**Sunderland
City Council**



Location

The site is located within the Port of Sunderland at the heart of the north east coastline.

The port is a fully connected multimodal hub for the North East of England. Served by all communication links including the A19 via the A1018 and the direct rail link from the Port to the south of Durham via the Durham Coast Line. The port offers development sites suitable for manufacturing, port related storage and distribution activity related to its core activities in circular economy commodity and offshore renewable energy markets.





Description

Trinity Rail, Road & Sea extends to 11 acres and is located adjacent to the main entrance of the port.

The site has recently been subject of major enabling engineering works, is securely fenced with gated access from Extension Road, and is mainly laid with dolomite. 1.5MVA is currently available, with two sub stations, located at either end of the site.

The site enjoys unrivalled access to open sea, rail network and road connections offering a range of advantages to tenants including enhanced capital allowances via the employment zone status.

Quoting rent

Price on application.

Port of
Sunderland

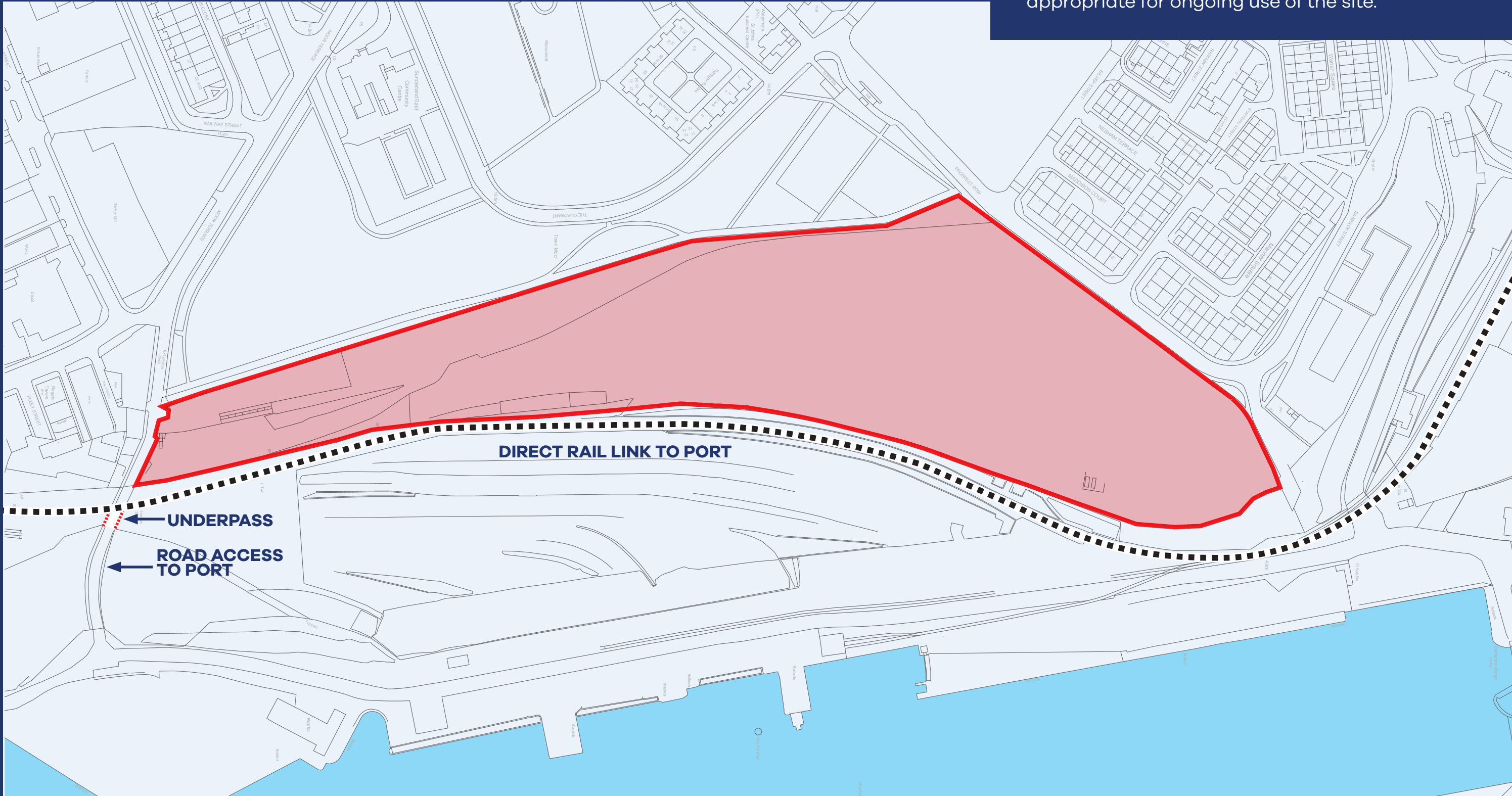


Accommodation

	Hectares	Acres
Total	4.45	11.00

Planning

The site has no current authorised planning use, but is covered by Core Strategy policy SS5 in the local plan, which advises the Port of Sunderland will be reinvigorated through, ‘enabling development of Port related uses within use classes E(g), B2 and B8, including offshore renewables and automotive supply chains’. These uses are therefore considered most appropriate for ongoing use of the site.’



Contact

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