



Stanghow Road, Lingdale, Saltburn-by-the-Sea, TS12 3EH

For Sale | 0.64 Acres

Established Motor Trade Premises with Workshops, Offices, Valeting Facilities and Extensive Yard Space. For Sale Freehold.



Description

East Cleveland Motor Company comprises a substantial and versatile commercial site currently utilised for motor trade purposes, offering a rare opportunity to acquire a well-established premises within the East Cleveland area.

The property benefits from a range of operational facilities including a dedicated valeting bay, vehicle workshop/garage accommodation, office space, customer reception facilities and extensive external yard areas suitable for vehicle display, storage and associated commercial uses.

The site provides a flexible layout capable of accommodating a variety of occupiers, including motor traders, vehicle repair businesses, fleet operators, storage users and other commercial enterprises, subject to any necessary consents.

Externally, the property benefits from generous hardstanding areas providing excellent vehicle circulation, parking and display opportunities. The combination of workshop facilities, office accommodation and substantial external space offers purchasers a ready-to-operate business premises with potential for continued motor trade use or alternative commercial applications.

The property is held under two separate title registrations, offering potential flexibility for future ownership structuring, occupation or redevelopment opportunities, subject to the necessary consents.

Location

The property occupies a prominent position on Stanghow Road, Lingdale, within the East Cleveland area of Redcar and Cleveland.

Lingdale is located approximately 2 miles south of Brotton, 4 miles from Loftus and approximately 10 miles east of Guisborough, providing convenient access to the wider Teesside and North Yorkshire regions. The property benefits from good road connections via the A174 Coast Road, which links directly to the A19 and regional motorway network.

The surrounding area comprises a mixture of residential, commercial and industrial occupiers, with the site being well positioned to serve the local communities of East Cleveland whilst remaining accessible to customers and suppliers from across the wider region.

Accommodation

Name	sq ft	sq m	Availability
Outdoor - Site Size	27,878.40	2,589.99	Available
Total	27,878.40	2,589.99	

Summary

- Business rates: £16,740 per annum
- Service charge: n/a

Contact & Viewings



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