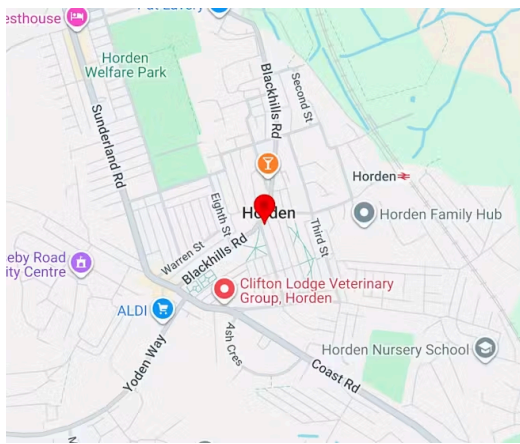




1-2 Springwell Buildings, Horden, Peterlee, SR8 4SD

Development, Retail For Sale | Starting Bids | 1,248 sq ft

Prominent retail unit for sale by auction. Starting bids £90,000.



Description

This prominent corner retail property occupies a highly visible roadside position with extensive frontage and strong passing traffic, making it an excellent commercial investment, redevelopment, or owner-occupier opportunity. Formerly occupied by William Hill, the property benefits from an established commercial presence and strong local recognition within the area.

The single-storey premises feature a wide glazed frontage, modern fascia signage, and exceptional visibility from multiple approaches, providing excellent exposure for a wide range of businesses. Internally, the accommodation offers flexible open-plan space with substantial frontage and access points, making it suitable for retail, leisure, office, medical, convenience, or service-based uses (subject to the necessary consents).

Importantly, the property offers significant asset management and redevelopment potential, having previously been configured as five individual retail units. The layout and frontage lend themselves well to subdivision, creating the opportunity for multiple income-producing units or a mixed-use commercial scheme, subject to planning and configuration requirements.

Situated within an established mixed-use location surrounded by residential housing and local amenities, the property benefits from regular footfall, convenient roadside access, and strong community presence.

Location

1-5 Springwell Buildings occupies a central and highly accessible position within Horden, Peterlee, County Durham (SR8 4SD). The property sits prominently on a busy roadside junction within an established residential and commercial area, benefiting from excellent visibility and regular passing traffic. Horden is a well-connected East Durham location approximately 3 miles east of Peterlee town centre and within easy reach of the A19 trunk road, providing direct links north to Sunderland and Newcastle, and south towards Hartlepool and Teesside. The surrounding area comprises a strong mix of local retailers, community services, and densely populated residential neighbourhoods, supporting consistent local trade and footfall.

Accommodation

Name	sq ft	sq m	Availability
Ground - 1-5 Springwell Buildings	1,248	115.94	Available
Total	1,248	115.94	

Auction Terms

Auctioneers Additional Comments Pattinson Auction are working in Partnership with the marketing agent on this online auction sale and are referred to below as 'The Auctioneer'.

This auction lot is being sold either under conditional (Modern) or unconditional (Traditional) auction terms and overseen by the auctioneer in partnership with the marketing agent.

Summary

- Price: Starting Bids
- Business rates: £4,441.10 per annum
- Service charge: n/a
- VAT: To be confirmed
- EPC: B

Further information

- [View details on our website](#)
- [View Microsite](#)

Contact & Viewings



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