

Northern Spire Road  
Bridge Now Open



EUROPEAN WAY | SUNDERLAND | SR4 6TY  
**PALLION RETAIL PARK**

HARVEY SPACK FIELD



**Coates & Co**  
Property Consultants and Chartered Surveyors



| Unit   | Tenant          | Area (sq ft) |
|--------|-----------------|--------------|
| Unit 1 | Poundstretcher  | 20,400       |
| Unit 2 | Discount Decor  | 6,000        |
| Unit 3 | Iceland         | 8,500        |
| Unit 4 | Go Outdoors     | 12,000       |
| Unit 5 | B&M             | 30,000       |
| Unit 6 | Cancer Research | 4,000        |
| Unit 7 | VACANT          | 20,000       |
| Unit 8 | Matalan         | 30,000       |
| Unit 9 | Costa           | 1,800        |

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#### KEY DETAILS

- New Lettings to Go Outdoors and Cancer Research following the recent opening of Costa
- 420,468 people live within a 10 minute drive (Source – Costa)
- Scheme size: 132,700 sq ft
- Open A1 planning (food consent on part)
- 450 parking spaces
- 303,000 passengers per annum use the adjacent Metro station
- Northern Spire road bridge now open improving access from north of the river

