



Price/premium £550,000

Size 740 Square feet

Ref #3194

#### Address

Address: 51 High Street Postcode: KT11 3DP

Town: Cobham Area: Surrey

### Location

Excellent trading location opposite The Ivy Brasserie. Other nearby occupiers include Sainsburys local, Joe & The Juice, Boots, Pret A Manger, Mint Velvet and Gails Bakery.

# Description

Offers in excess of £550,000 for the virtual freehold (999 year lease). Alternatively available on new commercial lease.

Charming Grade II Listed shop.

Recently refurbished, the property retains a wealth of period features and benefits from a small courtyard area to the side.

Suitable for a variety of uses (except restaurant) within the E use class.

Floor area of approximately 740 sq ft.

Cobham is a sought after and affluent town, which is host to many national retailers and long established independent businesses.

Please call 020 7117 2526 for an early appointment to view.

#### **General Information**

**Tenure:** Virtual Freehold

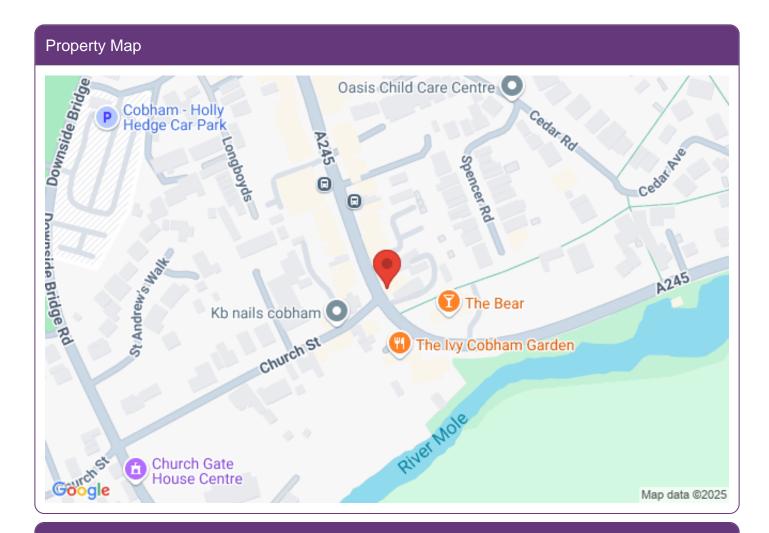
Price/premium: £550,000

**Legal fees:** Each party to bear their own

Rateable value: TBC.

#### **Features**

- ✓ Available immediately
  ✓ Character property
  ✓ Close to many multiples
- ✓ Close to river
   ✓ Courtyard
   ✓ Early viewing recommended.
- ✓ Excellent trading location
  ✓ For sale or to let
  ✓ Listed Building
- Recently refurbished



## Important notice

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