



**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

<b>Tenure:</b>	Virtual Freehold
<b>Price/premium:</b>	£550,000
<b>Legal fees:</b>	Each party to bear their own
<b>Rateable value:</b>	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

## Property Map



## Important notice

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