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15 Bond Street, Weymouth, Dorset DT4 8HF

*GUIDE PRICE £325,000+



A freehold property comprising of a vacant shop unit and basement, plus three x 1 bedroom apartments in proximity of the sea front.

DESCRIPTION

A tremendous opportunity to acquire a Grade II Listed freehold premises comprising of a vacant ground and basement floors retail unit of circa 45 square metres and three self-contained one bedroom apartments, currently let and generating £17,100 pae, with the top floor flat having the benefit of a roof top terrace and sea view. The property is located in close proximity of Weymouth seafront in a prime trading position and is likely to appeal to those looking to fully let the property for investment purposes, along with those looking for a break up and resale opportunity of the various components, subject to any requisite consents.

LOCATION

The popular holiday destination of Weymouth offers a beautiful sandy beach, busy marina and attractive harbour. Weymouth is an attractive town with an array of popular shops, restaurants and cafes. The harbour offers some excellent local food, places to relax and socialise. The property is also located close to a variety of public transport facilities including a main line railway station to London Waterloo.

ACCOMMODATION

Ground and Basement Floors Entrance hall with door giving access to the apartments and second doorway to the retail unit comprising of retail zones A & B, kitchen and staff toilets, along with a useful basement area having natural light, the whole totalling circa 45 square metres.

First Floor Landing with a plumbed utility cupboard for each individual flat. Flat 1: Lounge/kitchen/diner, bedroom and shower room.

Second Floor Landing; Flat 2: Lounge/kitchen/diner, bedroom and shower room

Third Floor Flat 3: Lounge/kitchen/diner, bedroom, shower room and roof top terrace.

EPC

Retail Unit: Non Commercial Energy Efficiency Rating - D Flat 1: Energy Efficiency Rating - E Flat 2: Energy Efficiency Rating - D Flat 3: Energy Efficiency Rating - D

AUCTION VALUER

Wendy Alexander



VIEWING ARRANGEMENTS

Strictly by prior appointment with Palmer Snell Weymouth 01305 778679. General enquiries Countrywide Property Auctions 01395 275691.