



To Let
Prominent corner building in
prime retail pitch

Weybridge - 3 Church Street, KT13 8DD

Sales staircase to first floor trading / seating

Location

- The property has a prominent corner position in prime retail pitch.
- Nearby retailers include **Starbucks, Neptune, Robert Dyas, Lloyds Bank** and **Nat West**.



Description

- A prominent corner building with extensive return frontage.
- There are great opportunities for much signage and presence.
- Ground floor retail and storage plus first floor and second floors.
- Sales stair connecting ground floor and first floor sales space.
- 3 car spaces.

The property provides the following dimensions and areas:

Description	Imperial	Metric
Net Frontage	19'5	59.2
Return Frontage	24'9	7.54
Internal Width	25'5	7.75
Shop Depth	56'9	17.3
Ground Floor	1,375	127.7
Ground Floor Storage	266	24.7
First Floor	858	79.7
Second Floor	317	29.5
Car Spaces	3	

Lease

The lease in place runs to 21st March 2026.

A new lease is available directly from the Landlord.

Rent

£50,000pax

Rates

The VOA advise that the rates are:

Rateable Value	£47,000
Rates payable	£23,453

Legal Costs

Each are to bear their own associated legal costs

EPC

Being prepared.

Contact

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