Owen Isherwood
CHARTERED SURVEYORS

16 Church Street, Godalming, GU7 1EW

FOR SALE | 260 SQ FT (24.15 SQ M)

Location

The property occupies a prominent position on Church Street, one of Godalming's most attractive and historic town centre locations. The surrounding area is home to a mix of independent retailers, professional offices, cafés and restaurants, with Godalming High Street just a short walk away.

Godalming railway station is within easy walking distance, providing regular services to London Waterloo, while the A3 offers convenient road access to Guildford, London and the south coast.

Description

A rare opportunity to acquire an attractive ground floor commercial premises in the heart of Godalming town centre. Situated on the historic Church Street, the property benefits from excellent footfall.

The accommodation comprises a bright front with display window, a further rear space, kitchenette and WC facilities, all presented in good decorative order. The property combines period charm with practical modern accommodation, making it an ideal investment or owner-occupier opportunity.

Accommodation

Name	sq ft	sq m
Ground	260	24.15
Total	**260**	**24.15**

Price

£85,000

Tenure

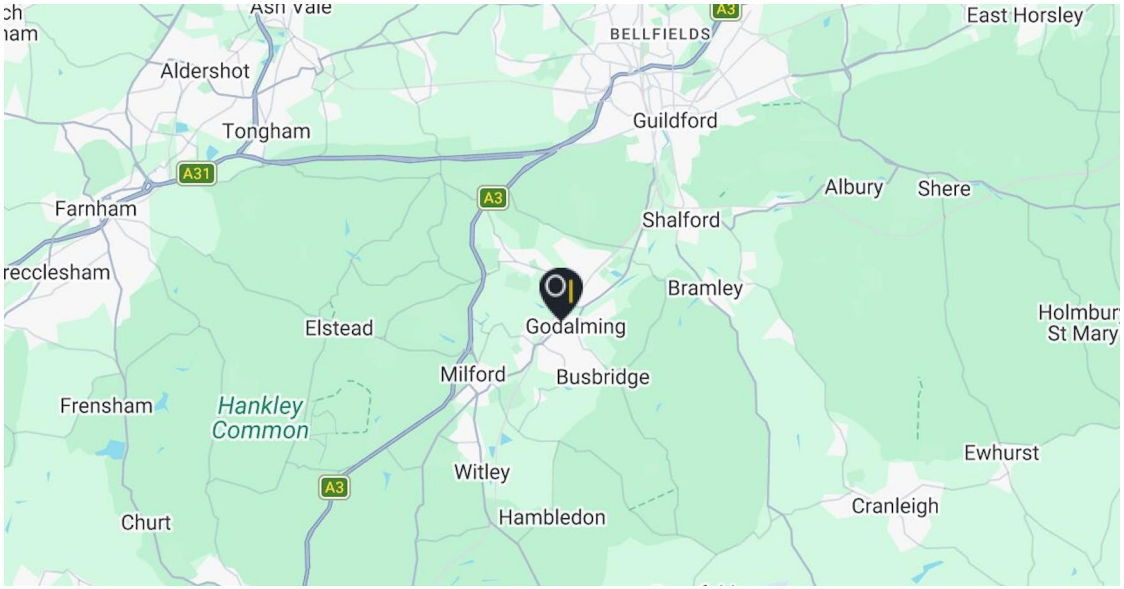
999 year long lease with nil ground rent and share of the Freehold.

Business Rates

Rateable Value - £3,050. 100% Small Business Rates Relief available for qualifying occupiers.

Legal costs

Each party to bear their own legal costs incurred in the transaction.



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