franklincommercial
COMMERCIAL PROPERTY AND BUSINESS AGENTS

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Price/premium £600,000 **Size** 1,923 Square feet **Ref** #3305

Address

Address: 39 Baker Street
Postcode: KT13 8AE
Town: Weybridge
Area: Surrey

Location

Wonderful location on Baker Street amongst lots of independent retailers and cafes.

Description

Freehold guide price £600,000.

Full vacant possession on completion.

This freehold property comprises a ground-floor retail unit along with a beautifully presented two-bedroom apartment, ideally located in the centre of Weybridge. Positioned just moments from a wide selection of local shops, restaurants, bars, and cafés, the property is also approximately one mile from Weybridge mainline station, offering direct services to London Waterloo in around 29 minutes.

The shop is very well presented and provides an advised gross internal floor area of approximately 770 sq ft, comprising mostly retail space with a stock room to the rear and rear access door.

The property would lend itself to a multitude of different businesses under the E use class.

The apartment is arranged over two floors and features its own private entrance on Baker Street. It offers generously proportioned living space with a modern and stylish finish throughout.
The accommodation includes two spacious double bedrooms, a contemporary bathroom, a bright open-plan reception and dining area, and a modern fitted kitchen.

Please find floorplans attached to details under the section 'Floor Plans'

EPC's - awaiting new EPC's.

Please only view by appointment through us.

General Information

Tenure:	Freehold
Price/premium:	£600,000
Legal fees:	Each party to bear their own
Rateable value:	The VOA website states a rateable value of £13,250 as of the 1st April 2026, payable at the prevailing rate.

Features

- 'E' Use class
- Favoured location
- Freehold
- Mixed use
- Immediately available
- Three storey
- Vacant possession
- Viewings by appointment only

Property Map



Important notice

Information supplied by franklin commercial is intended as a general guide only & should always be verified by you prior to contract (we do not usually inspect leases/service charge accounts etc or test any amenities/services). We do not guarantee the accuracy of approximate measurements/areas quoted, plans or any other information, which may have been supplied to us by Clients. Our descriptions do not form part of any contract and nothing is included unless it is in the solicitors contract for sale. All inspections/negotiations must be conducted through us & information should not be transmitted to 3rd parties. Under no circumstances may a direct approach to the business, vendor or lessee be made - staff are usually unaware of a proposed sale. Rents/Prices quoted are always exclusive of V.A.T. (if applicable).


BLUEBELL 33
VANESSA'S NAILS





















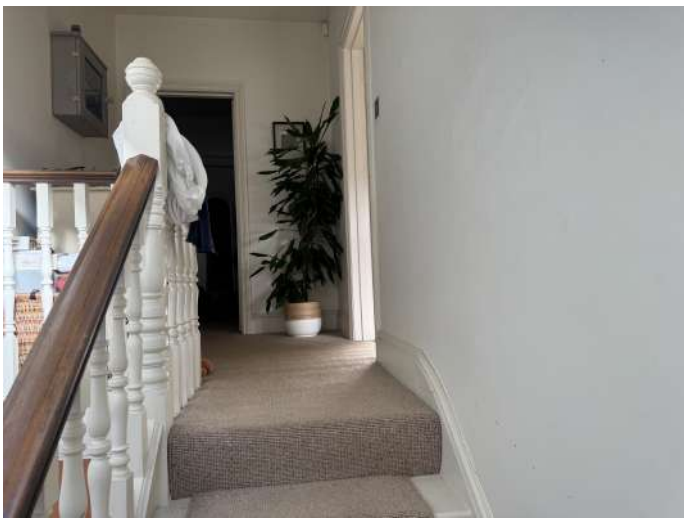





LOVE










WEEKLY PLANNER

