

TO LET
RETAIL UNITS

76-78 HIGH STREET
MAIDENHEAD, BERKSHIRE, SL6 1PY

Unit A: 2,932 sq ft (272.39 sq m) GIA
Unit B: 2,839 sq ft (263.75 sq m) GIA

KEY INFORMATION

Area:	sq ft GIA:	sq m GIA:	Rent +VAT pa:
Unit A	2,932	272.39	£90,000
Unit B	2,839	263.75	£25,000
Total	5,771	536.14	£115,000

Rateable Value: To be reassessed
Lease: The premises are available on a new lease direct from the landlord
Legal Fees: Each party to bear their own costs
Class: E Use
EPC: C
Availability: Spring 2027

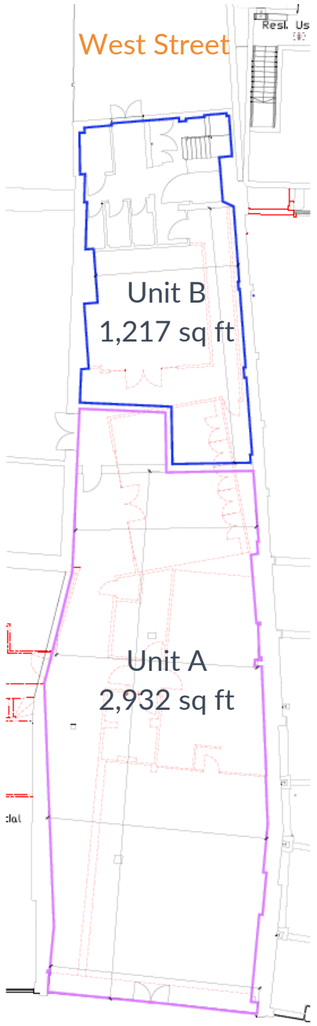
DESCRIPTION

Positioned in the heart of Maidenhead High Street, 76-78 offers an exceptional opportunity within one of the town's most prominent retail and commercial locations. The property will be reconfigured to provide two distinct opportunities, appealing to a range of occupiers.

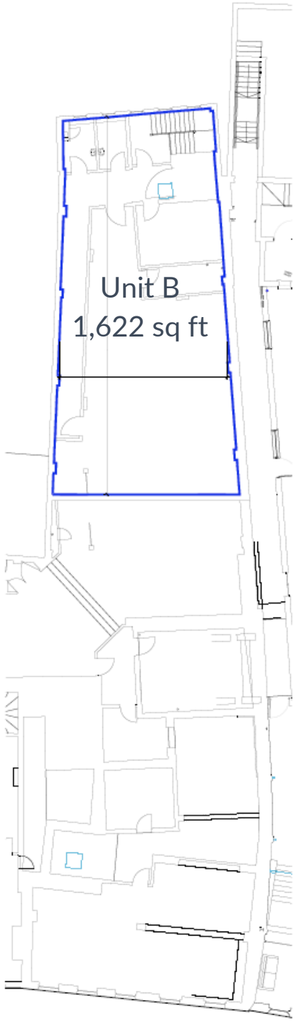
Unit A comprises a highly prominent 2,932 sq ft ground floor retail unit with an extensive frontage directly onto Maidenhead High Street, providing excellent visibility and footfall in a prime trading position. The open-plan layout offers flexibility for a variety of uses.

Unit B provides 2,839 sq ft of accommodation across the ground and first floors, with an independent entrance from West Street. The versatile space is well suited to a range of commercial, leisure, healthcare, studio or office occupiers seeking a central Maidenhead location.

FLOOR PLAN



Ground floor



First floor

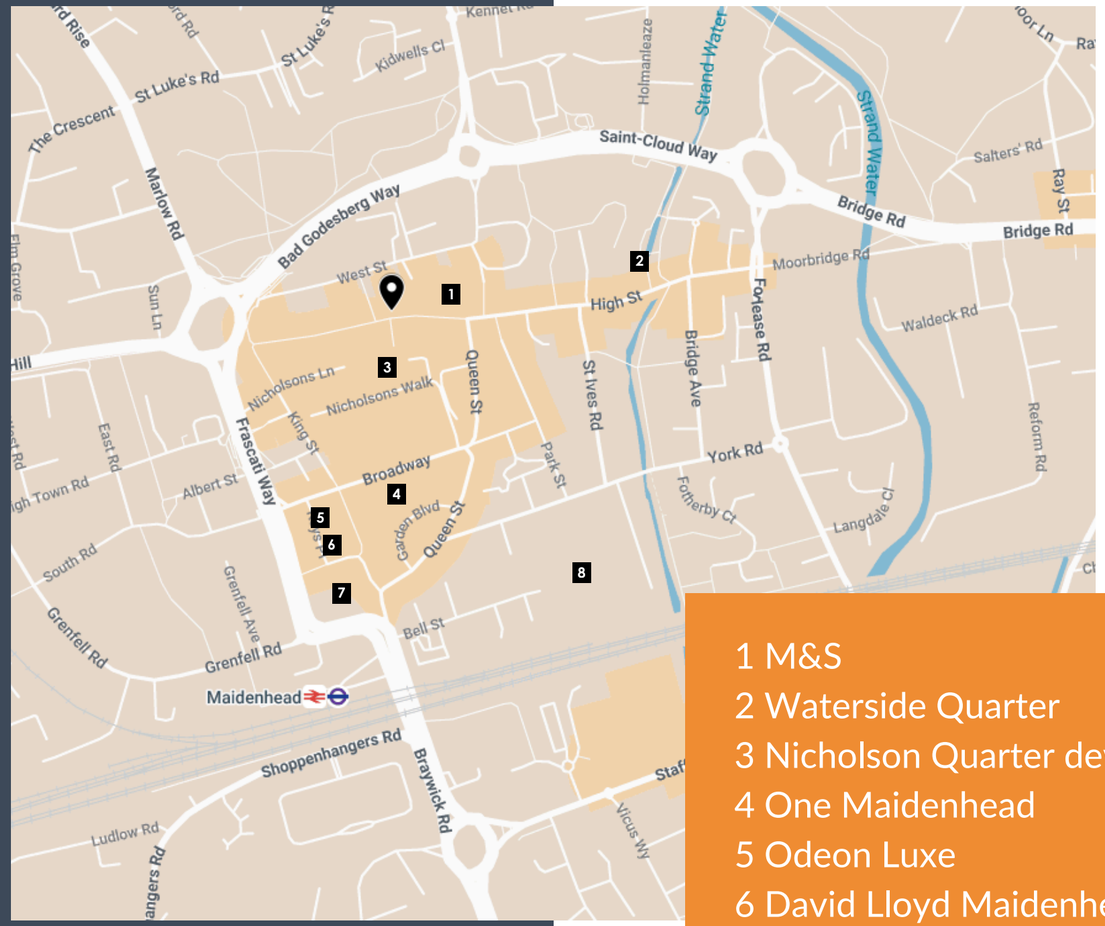
Floor plans for illustrative purposes only. Not to scale.

LOCATION

Maidenhead, a market town in the Royal Borough of Windsor and Maidenhead, in Berkshire, is located circa 12 miles north east of Reading and 25 miles west of London.

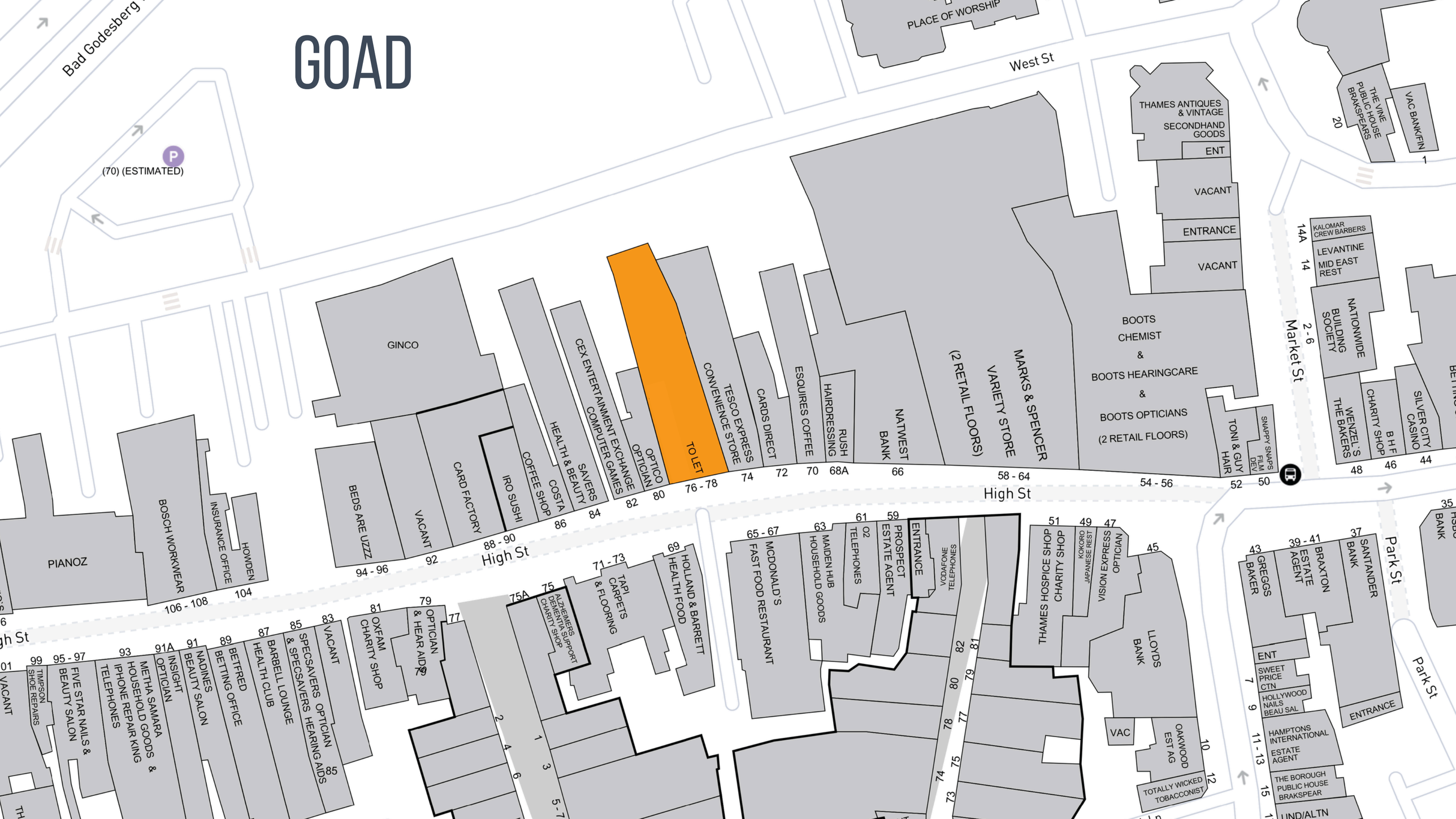
The subject property occupies a prime position on the pedestrianised section of High Street, immediately adjacent to Tesco and opposite McDonalds.

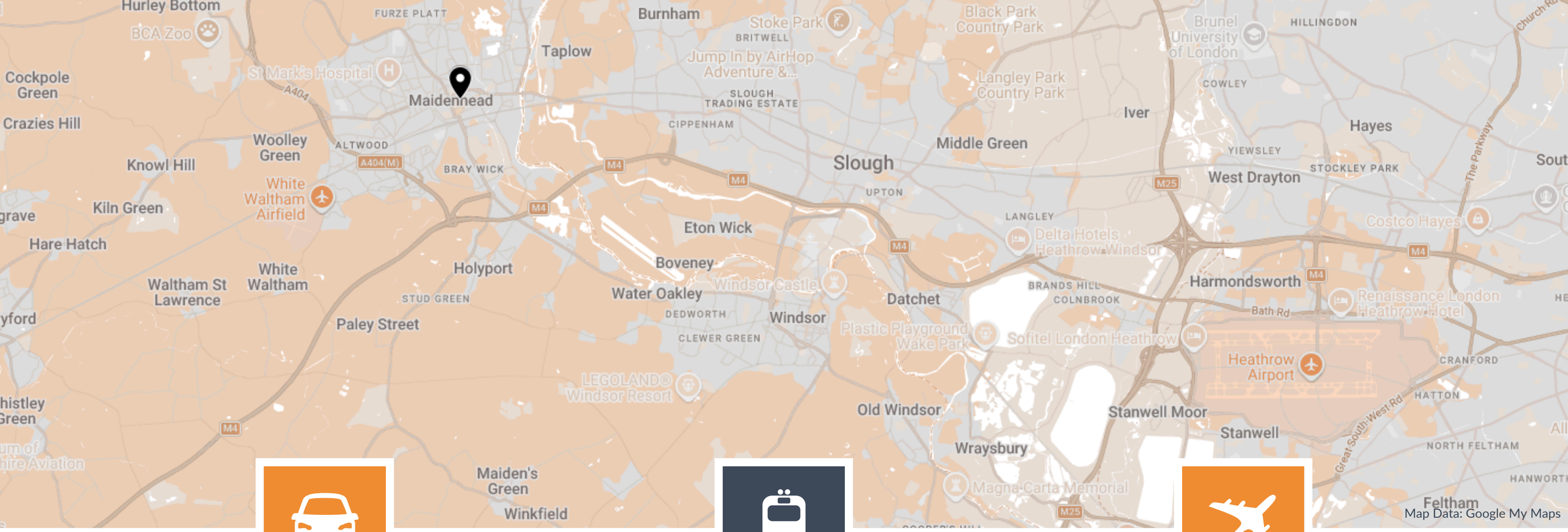
Other nearby occupiers include:



Map Data: Google My Maps

1 M&S
2 Waterside Quarter
3 Nicholson Quarter development
4 One Maidenhead
5 Odeon Luxe
6 David Lloyd Maidenhead
7 Tempo Maidenhead
8 Maidenhead United Footfall Club


GOAD
Bad Godesberg
(70) (ESTIMATED)
PLACE OF WORSHIP
West St
THAMES ANTIQUES & VINTAGE SECONDHAND GOODS
ENT
VACANT
ENTRANCE
VACANT
THE VINE PUBLIC HOUSE BRAKSPEARS
20
VAC BANK/FIN
1
KALOMAR CREW BARBERS
14A
LEVANTINE MID EAST REST
14
NATIONWIDE BUILDING SOCIETY
2 - 6
Market St
WENZEL'S THE BAKERS
48
CHARITY SHOP
B H F
46
SILVER CITY CASINO
44
GINCO
BEDS ARE UZZ
94 - 96
VACANT
92
CARD FACTORY
88 - 90
IRO SUSHI
COSTA COFFEE SHOP
86
SAVERS HEALTH & BEAUTY
84
CEX ENTERTAINMENT EXCHANGE COMPUTER GAMES
OPTICO OPTICIAN
82
TO LET
80
TESCO EXPRESS CONVENIENCE STORE
76 - 78
CARDS DIRECT
74
ESQUIRES COFFEE
72
RUSH HAIRDRESSING
70
68A
NATWEST BANK
66
MARKS & SPENCER VARIETY STORE (2 RETAIL FLOORS)
58 - 64
BOOTS CHEMIST & BOOTS HEARINGCARE & BOOTS OPTICIANS (2 RETAIL FLOORS)
54 - 56
TONI & GUY HAIR
52
SNAPPY SNAPS FILM DEV
50
High St
PIANOZ
BOSCH WORKWEAR
106 - 108
INSURANCE OFFICE
HOWDEN
104
High St
65 - 67
MCDONALD'S FAST FOOD RESTAURANT
63
MAIDEN HUB HOUSEHOLD GOODS
61
O2 TELEPHONES
59
PROSPECT ESTATE AGENT
ENTRANCE
VODAFONE TELEPHONES
51
THAMES HOSPICE SHOP CHARITY SHOP
49
KOKORO JAPANESE REST
47
VISION EXPRESS OPTICIAN
45
LLOYDS BANK
VAC
OAKWOOD EST AG
10
TOTALLY WICKED TOBACCONIST
12
71 - 73
TAPI CARPETS & FLOORING
69
HOLLAND & BARRETT HEALTH FOOD
75A
75
ALZHEIMERS DEMENTIA SUPPORT CHARITY SHOP
OXFAM CHARITY SHOP
81
OPTICIAN & HEAR AIDS
79
77
VACANT
83
SPECSAVERS OPTICIAN & SPECSAVERS HEARING AIDS
85
BARBELL LOUNGE HEALTH CLUB
87
BETFRED BETTING OFFICE
89
NADINES BEAUTY SALON
91
INSIGHT OPTICIAN
91A
METHA SAMARA HOUSEHOLD GOODS & IPHONE REPAIR KING TELEPHONES
93
FIVE STAR NAILS & BEAUTY SALON
95 - 97
TIMPSON SHOE REPAIRS
99
VACANT
01
2
4
6
1
3
5 - 7
82
81
80
79
78
77
75
74
73
Park St
35
BANK
43
GREGGS BAKER
39 - 41
BRAXTON ESTATE AGENT
37
SANTANDER BANK
ENT
SWEET PRICE CTN
7
9
HOLLYWOOD NAILS BEAU SAL
11 - 13
HAMPTONS INTERNATIONAL ESTATE AGENT
15
THE BOROUGH PUBLIC HOUSE BRAKSPEAR
ENTRANCE
Park St
UND/ALTN



CAR

2.3 MILES TO M4 J8/9

The M4 is within 10 minutes of Maidenhead leading to the greater motorway network.

TRAIN

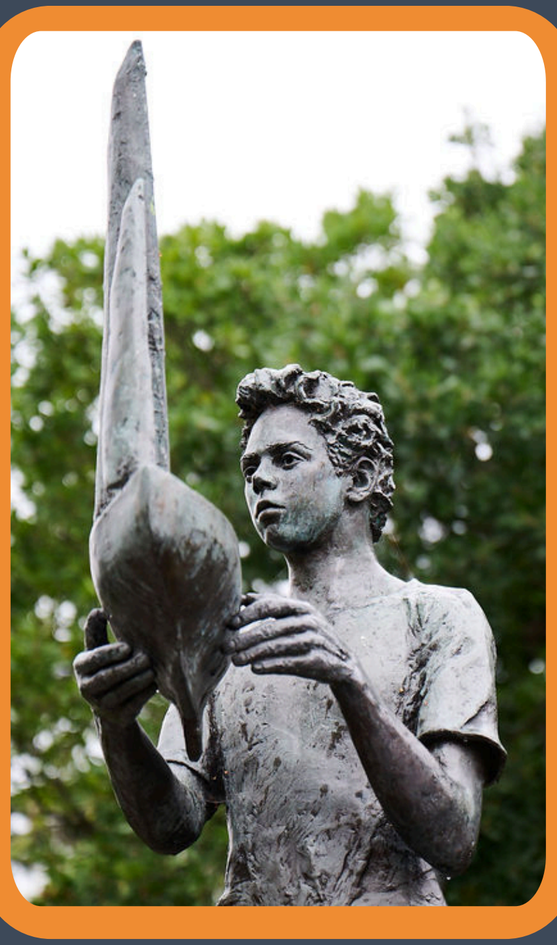
0.5 MILES TO MAIDENHEAD STATION

Walk to Maidenhead station in 10 minutes with regular Overground and Elizabeth line services into London.

AIRPORT

14 MILES TO HEATHROW AIRPORT

Worldwide connections within easy reach of Maidenhead.



20 MINUTE DRIVE TIME
CATCHMENT OF 297,000









AVERAGE OF 33,700
VISITS PER DAY

112 MIN DWELL TIME
ON AVERAGE



GET IN TOUCH

For further information or to arrange an inspection please contact our agent.

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Visitor Insights June 2025 - June 2026

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November 2026

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SORBON ESTATES

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