



REDEVELOPMENT OPPORTUNITY, 36 Long Street, Sherborne DT9 3BS

FOR SALE

Area: 3,490.00 sq ft (324.23 sq m) | Price: £225,000

LOCATION:

Sherborne has a wealth of period attractions including two castles and Sherborne Abbey. Sherborne's history can be seen throughout the town in its Georgian Architecture and particularly prominent are the two world famous independent schools; Sherborne Boys and Sherborne Girls.

The town is also known for its high street (Cheap Street) uniquely filled with independent and high-street chains alike as well as some of the best eateries in Dorset. The property is located just off Cheap Street. Long Street is in mixed use and a sought after residential district.

KEY FEATURES:

- Prime town centre location
- Double fronted shop with 2 upper floors
- Inner courtyard
- Redevelopment opportunity
- In all circa 3,500 sq ft GIA
- Ideal for residential conversion in part

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DESCRIPTION:

The property is a substantial mid terrace period property.

Comprising a double fronted shop with ancillary accommodation on 1st and 2nd floors.

The property is in shell condition requiring expenditure.

Affording a remarkable redevelopment opportunity in a sought after town centre location.

Ground floor circa 150 sq m with circa 174 sq m upper floor space.

Within walking distance of the Culverhayes Car Park.

FLOOR AREA:

FLOOR	AREA sq ft	AREA sq m
Building Area	3,490.00	324.23
TOTAL	3,490.00 sq ft	324.23 sq m

TENURE:

For sale freehold with vacant possession

EPC: Under Review

VAT: No VAT

RATES: Rateable Value £13,500

SERVICE CHARGE:

INSURANCE:

CONTACT:



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