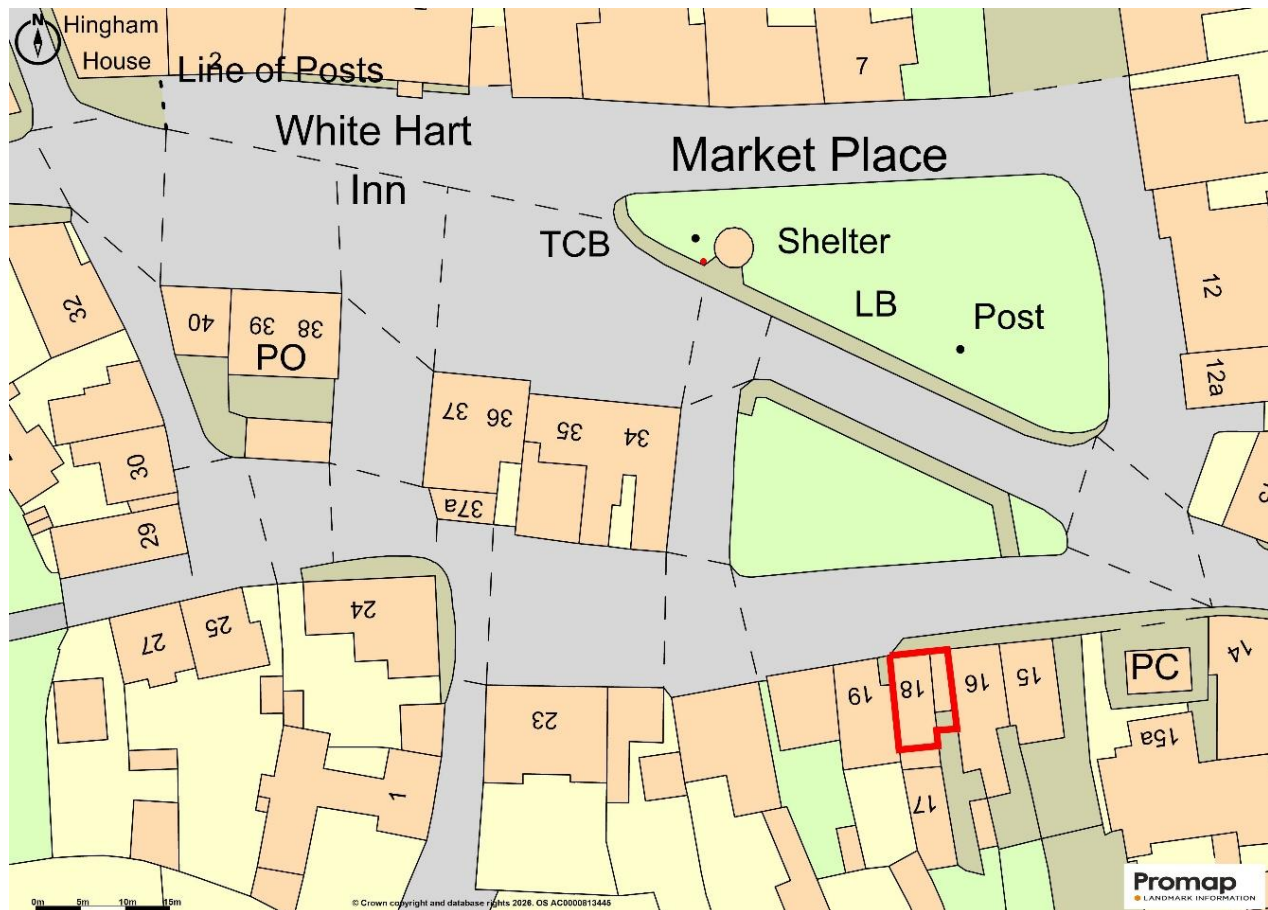
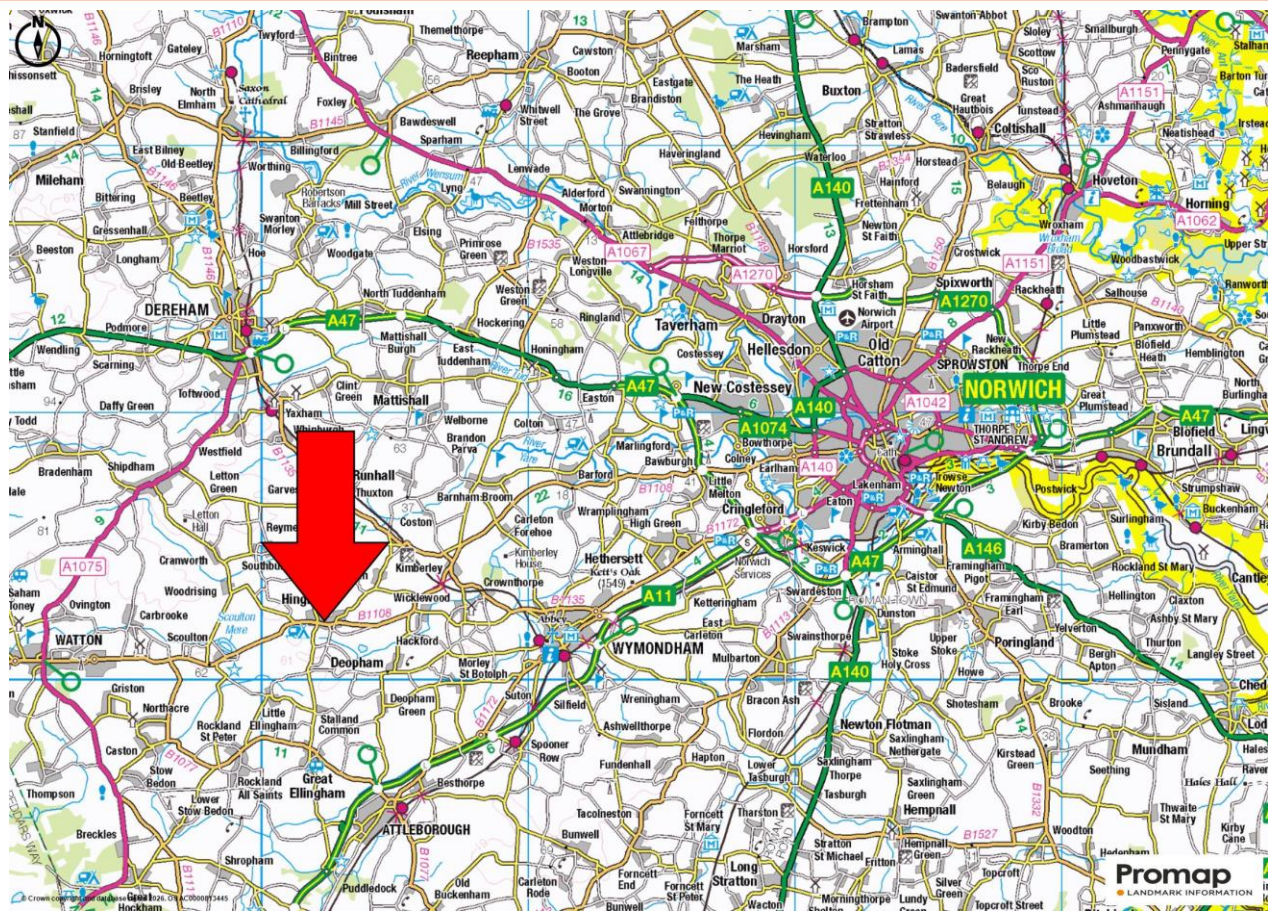




Attractive Two Storey Office Premises
68.47m² (737sqft)

Office

For Sale

CENTRALLY LOCATED AT
HEART OF MARKET TOWN

GRADE II LISTED

FREEHOLD

HIGH VOLUME OF
VEHICULAR TRAFFIC

ON STREET PARKING

18 Market Place, Hingham, Norwich, NR9 4AF

The property is located in the market town of Hingham, approximately 15 miles south-west of Norwich, positioned within the Market Place. The surrounding area comprises a mix of residential and commercial properties, including independent retail and local services. Hingham is situated in proximity to the A47, providing road access to Norwich, Dereham and the wider road network. Additional amenities and rail services are available in Wymondham.

Hingham supports a good range of local services including Boots chemist, doctors' surgery, Co-Op Convenience store, bakery, butchers, fish & chip shop, together with the renowned White Hart Hotel.

Note: Arnolds Keys for themselves and for the vendors or lessors of this property whose agents they are give notice that (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessees, and do not constitute part of, an offer or contract; (ii) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given without responsibility and any intending purchaser or lessees should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them (iii) no person in the employment of Arnolds has any authority to make or give any representation or warranty whatever in relation to this property.



18 Market Place, Hingham, Norwich, NR9 4AF

Description

The property comprises an attractive Grade II listed, two-storey office premises, providing useful open-plan office accommodation on the ground floor, together with further meeting rooms, a kitchen and WC facilities on the first floor. The property benefits from a prominent glazed timber shop front, with large double sash windows to the upper floor providing good natural light.

Accommodation

We have measured the property in accordance with the RICS Code of Measuring Practice and calculate the following approximate Net internal floor areas:

Description	M²	Sq Ft
Ground Floor	26.57	286
First Floor	41.90	451
Total NIA	68.47	737

Terms

The freehold interest in the property is available for sale at **£150,000 exclusive**.

Business Rates

The property has been entered onto the Valuation Office Agency website as the following:

Description: Offices and Premises
Rateable Value: £4,850
Rates Payable 2026/2027: £2,095.20*
Small Business Rates may be applicable

Legal Costs

Each party to bear their own costs

VAT

Our client reserves the right to charge VAT in line with current legislation.

EPC

The property has an EPC rating of: D

Viewing and further information

Strictly by appointment with the sole agents:

Arnolds Keys 01603 216825

Harry Downing
harry.downing@arnoldskeys.com

DDi: 01603 216806

Rafe Lochore
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DDi: 01603 620551

SUBJECT TO CONTRACT - HRD/njr/120

Arnolds | Keys

Trusted Property Experts

