# **Dorset DT4 7HZ**

For sale by Auction on 9th May 2024 (unless sold or withdrawn prior)





Freehold Commercial Unit with Asset Management/Development Opportunity

www.acuitus.co.uk

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#### **Property Information**

**Freehold Commercial Unit with Asset** Location Description **Management/Development Opportunity** 37 miles south-west of Bournemouth, 30 miles south of Yeovil The property comprises a vacant pub/restaurant on the ground and first floors Miles and 56 miles east of Exeter • Change of Use Planning Permission Granted A30, A354, A37 Approximately 1,262 sq ft (117.24 sq m) Roads VAT • Busy and Popular Seaside Holiday Town Location Rail Weymouth Railway Station • Directly Opposite Weymouth Railway Station and Close to the Beach Bournemouth International Airport Air VAT is applicable to this lot. Lot Auction Situation **Planning** 46 9th May 2024 Weymouth is a busy and popular tourist destination on the coast of Dorset. The Planning permission was granted by Dorset Council on 17/09/2019 (non lapsed) property is prominently situated on Queen Street, directly opposite Weymouth **Vacant Possession Status** under planning reference WP/19/00750/FUL for a change of use from the Railway Station and a short walk from the beach-front. The immediate locality is a Available pub/restaurant to hotel (www.dorsetcouncil.gov.uk). mix of residential and commercial property with numerous local retailers nearby. Sector **Auction Venue** Development Note **Tenure** Live Streamed Auction Please note the property is adjacent to 21 King Street, which is being offered for Freehold sale as Lot 45 **EPC Completion Period** 

These particulars are for your convenience only. They do not form part of the contract and should not be relied upon. Please refer to the Acuitus website for the full terms and conditions of sale, details of the auction and any update and changes in guide price.

Six Week Completion

Band C

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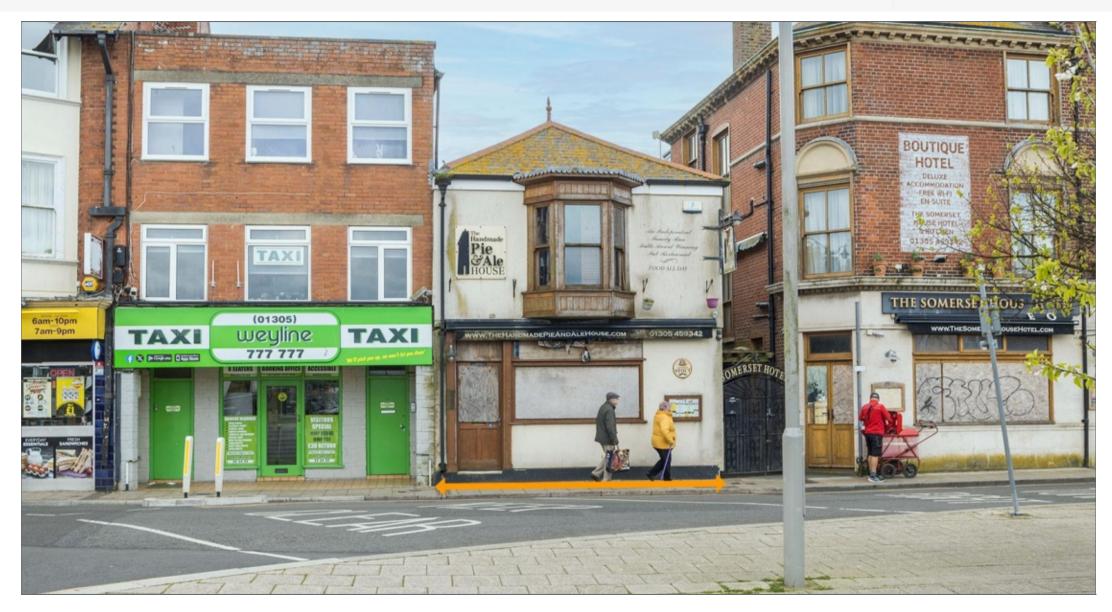
### **Tenancy & Accommodation**

Floor	Use		Floor Areas Approx sq ft (1)	Possession
Ground First	Pub/Restaurant Pub/Restaurant	55.84 61.40	(601) (661)	VACANT POSSESSION
Total Approximate Floor Area		117.24	(1,262)	

<sup>(1)</sup> The floor areas stated above have been taken from the Valuation Office Agency (https://www.gov.uk/find-business-rates)

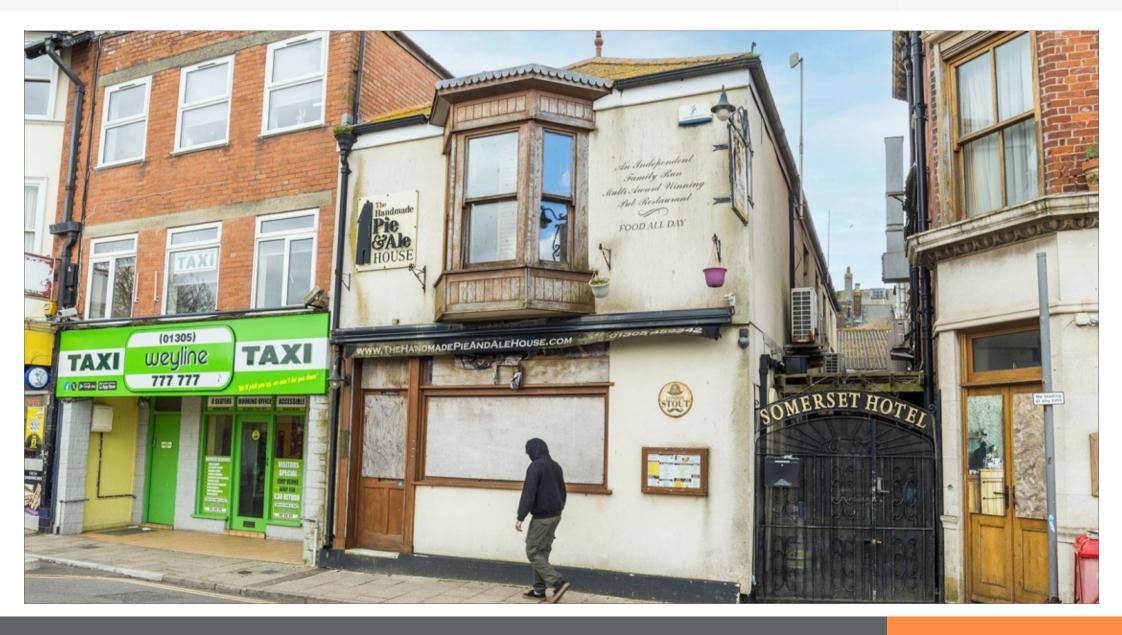
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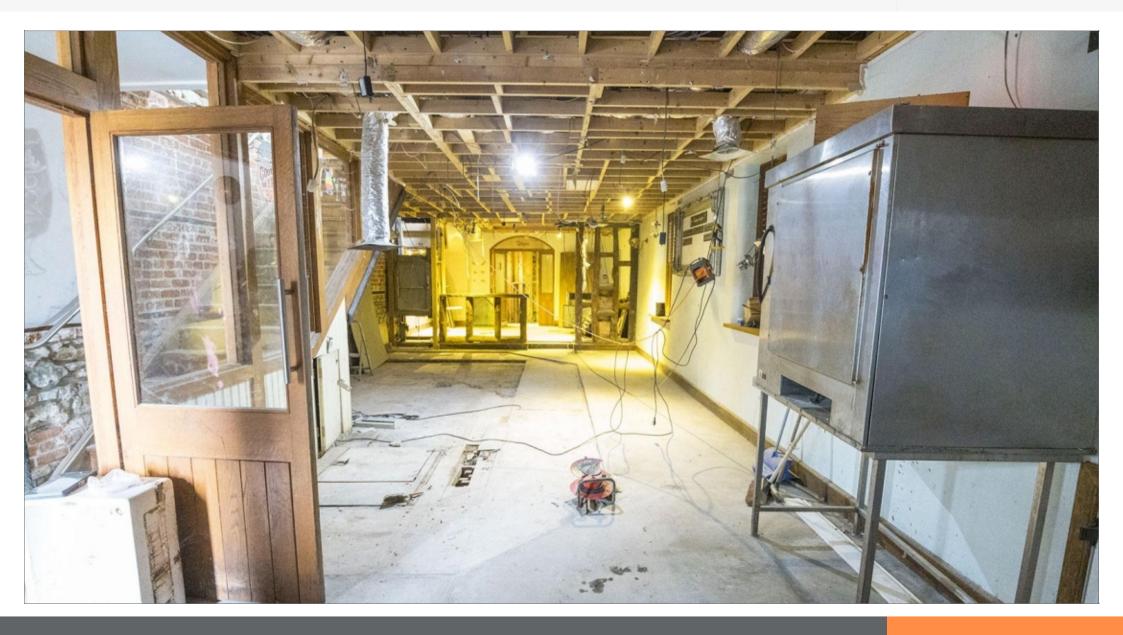




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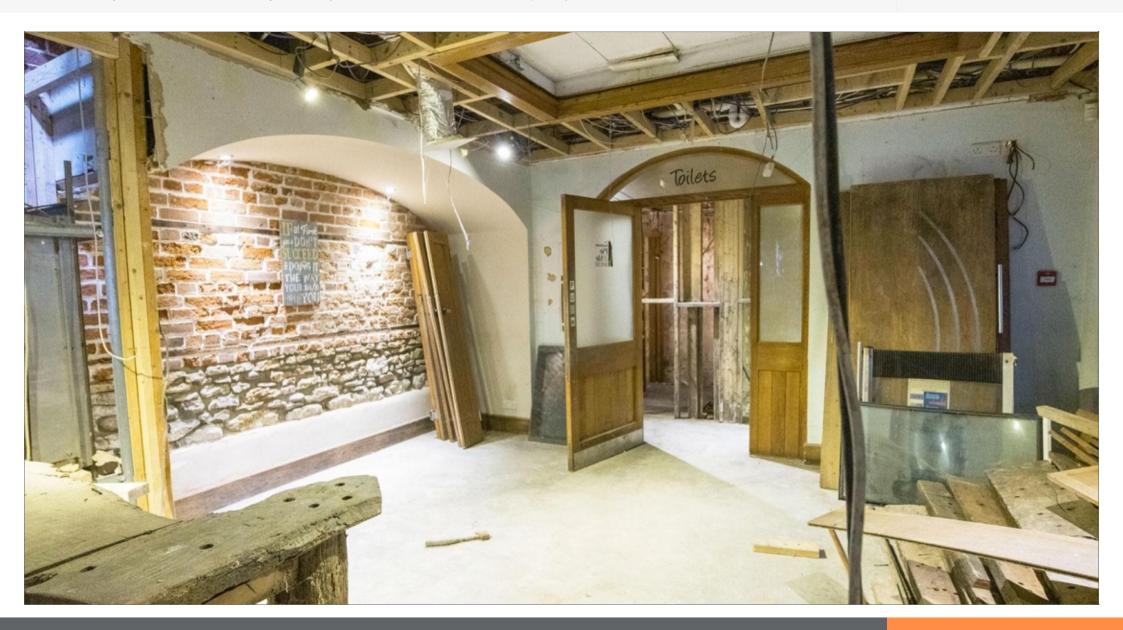


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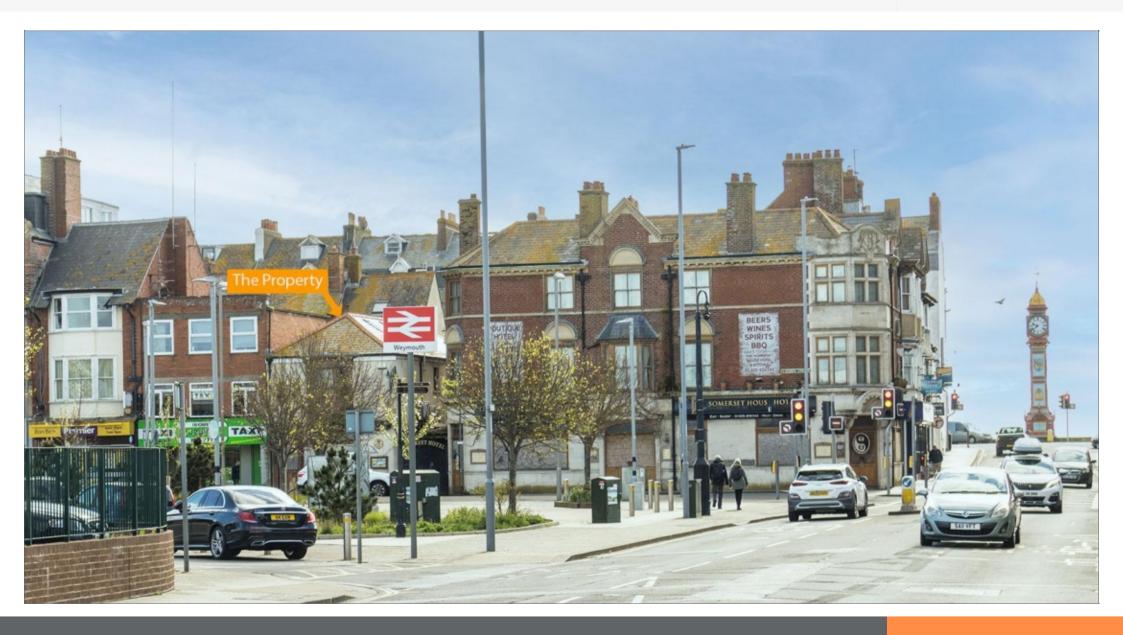
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#### **Contacts**

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#### Seller's Solicitors

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