

PERRY HOLT

PROPERTY CONSULTANTS

FOR SALE

Prominently located Town Centre
shop

92 High Street, Rickmansworth, WD3 1AQ



ACCOMMODATION

Ground	1,763sqft	163.79sqm
First	1,052sqft	97.73sqm
Total	2,815sqm	261.52sqm



AMENITIES

- ✓ Highfoot fall location
- ✓ Vacant possession
- ✓ Fully fitted as a restaurant currently
- ✓ Ground floor compliant DDA W/C

LOCATION

The premises are prominently located on the High Street in close proximity of McDonalds, Boots pharmacy, Superdrug, W H Smith, Cafe Nero and Starbucks along with a number of other restaurants, pubs and shops. McDonalds new flagship store will be opening as well at the end of 2025 and is adjacent to the property. Within walking distance of Station Road, giving direct access to Rickmansworth tube and mainline station with very swift connection to London Baker Street and Marylebone. Easy road access to junctions 17 and 18 of the M25 and thereby to the whole motorway network.

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FIRST FLOOR OFFICES 165 -167 HIGH STREET
RICKMANSWORTH HERTS WD3 1AY

perryholt.co.uk

DESCRIPTION

The property is currently fitted as a restaurant but the layout allows for a variety of uses including a bar, which it was in a former life. The premises has a shop frontage width of approximately 20ft and is arranged over ground and first floors. There is rear loading access together with direct pedestrian access to the first floor accommodation.

PRICE

£750,000 for the freehold interest

RATES

Rateable value: £65,500. Rateable value from April 2026: £67,500. Interested parties should contact Three Rivers District Council – 01923 776611 to verify the rates payable.

VAT

We understand that VAT is not payable.

LEGAL COSTS

Each party to be responsible for their own legal costs.

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