



For Sale: 65 High Street
Bridgnorth | Shropshire | WV16 4DN

Halls



For Sale - Prominent Town Centre Retail Opportunity with Development and Asset Management Potential

Situated in a prime position on Bridgnorth's busy High Street, this prominently located shop offers a strong commercial prospect in one of the area's popular towns. The property provides a substantial ground-floor, with a Total Net Internal Sales Area of 1,611 sq ft (149.66 sq m) across the ground and upper floors, with excellent visibility and footfall.

The building also offers significant development and asset-management potential, with upper floors suited to a variety of future uses - subject to statutory consents. This is a rare chance to secure a centrally located property with considerable scope to unlock further value from development.

65 High Street

The property provides an attractive three-storey grade 2 listed property, which is of traditional brick construction with element of timber framework under a tiled roof cover and a ground floor fully glazed shop front. The property provides a Total Net Internal Area of 4,348 sq ft (4034 m sq) arranged over the ground floor, first and second floors (excluding the third floor and basement areas).

The property is arranged to provide; a ground floor lock up shop with ancillary facilities on the upper floors, which has significant development potential.

The property has a Total Site Area of approximately 0.177 acres (0.072 hectares), and benefits from a garden to the rear, which may be available for purchase separately by separate negotiation. All car parking is on street.



Location

The property fronts directly onto Bridgnorth's High Street, the town's prime retail pitch, offering outstanding pedestrian and roadside exposure. Situated in the heart of the town centre, it benefits from excellent connectivity, with the A458 and A442 providing direct access to the surrounding road network

Key Location Highlights

- Excellent road links via the A458 (towards Shrewsbury and Stourbridge) and A442 (towards Telford and Kidderminster).
- Just a short walk from Bridgnorth's heritage Severn Valley Railway station, a major tourist draw.
- In the immediate vicinity are prominent national retailer occupiers including Tesco, Boots, Specsavers, and Grapetree, reinforcing the area's strong retail footprint.
- Bridgnorth boasts historic attractions such as the Cliff Railway, the 12th-century Bridgnorth Castle ruins, Northgate Museum, and a lively weekly Charter Market.
- Rich local economy with nearly 250 commercial units in the town centre, strong retail employment, and a healthy visitor economy.

This property offers a high-traffic, commercially vibrant location, surrounded by well-known retailers and cultural landmarks. Its connectivity by road and public transport and its position in a proven visitor destination make it ideally placed for both retail and potential mixed-use development.



Accommodation

GROUND FLOOR

TOTAL NET SALES AREA: **1,611 SQ FT** | (149.66 M SQ)

FIRST FLOOR

TOTAL NET INTERNAL AREA: **1,362 SQ FT** | (127 M SQ)

SECOND FLOOR

TOTAL NET INTERNAL AREA: **1,362 SQ FT** | (127 M SQ)

THIRD FLOOR

NOT MEASURED

BASEMENT

NOT MEASURED

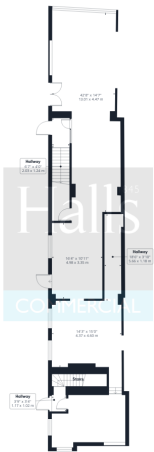
OUTSIDE - REAR GARDEN/ACCOMMODATION LAND

TOTAL SITE AREA OF APPROXIMATELY **0.177 ACRES** (0.072 HECTARES)

ALL MEASUREMENTS ARE APPROXIMATE



Floor Plan



Ground Floor



First Floor



Second Floor



Key Details

Rateable Value

To be reassessed.

Price

Offers in excess of **£500,000** (Five Hundred Thousand Pounds) (Exclusive)

VAT

The property is understood to not be elected for VAT

EPC

Current Rating = E

Legal Costs

Each party will be responsible for their own legal fees associated with the transaction.

Tenure

The property is of freehold ownership held under the title number SL228414 and is to be sold with vacant possession.

Services


The property is understood to be connected to all mains services including three phase electricity.

Planning

(prospective purchasers should rely on their own enquiries). The property is understood to benefit from planning consent for Use Class E of The Town and Country Use Classes Order 1987. The property is understood to be Grade 2 Listed.

Local Authority

Shropshire Council
The Guildhall, Frankwell Quay
Shrewsbury, SY3 8HQ

 0345 678 9000

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Halls

Viewing is strictly by prior arrangement with the letting agents.
For more information or to arrange a viewing please contact:

James Evans



07792 222 028



james.evans@halls.gb.com

Simon Cullup-Smith



07999 595 885



simon.cullupsmith@halls.gb.com

Commercial Department



01743 450 700



commercialmarketing@halls.gb.com

Anti-money laundering (AML) checks

We are legally obligated to undertake anti-money laundering checks on all property purchasers. Whilst we are responsible for ensuring that these checks, and any ongoing monitoring, are conducted properly; the initial checks will be handled on our behalf by a specialist company, Movebutler, who will reach out to you once your offer has been accepted.

The charge for these checks is £30 (including VAT) per purchaser, which covers the necessary data collection and any manual checks or monitoring that may be required. This cost must be paid in advance, directly to Movebutler, before a memorandum of sale can be issued, and is non-refundable. We thank you for your cooperation

