

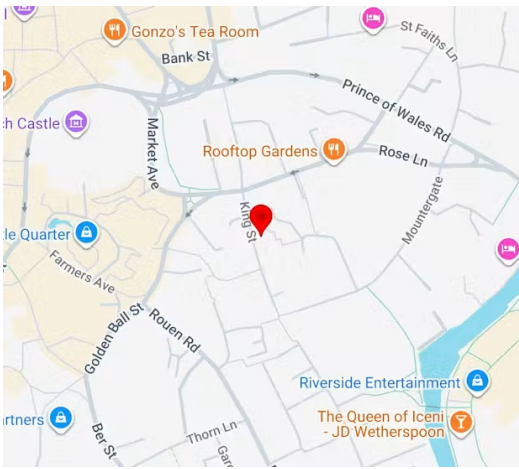


ROCHE

59 King Street, Norwich, NR1 1PH

Office For Sale | Offers in the region of £275,000 | 2,734 sq ft

City centre office/training building with conversion/redevelopment potential (stp)



Location

The property is located on King Street in Norwich city centre, between the junctions with Rose Lane/ Cattle Market Street and Mountergate.

King Street is popular mixed-use location benefitting from being approximately midway between Norwich Railway Station and the City's retail and leisure core (a short walk to both) and close to both the Riverside Leisure complex and the Castle Quarter Shopping Centre. Commercial occupiers of note in the vicinity include: The King's Centre, Flagship Housing, LSI Architects, ITV Anglia, Rivolo Lounge, Pure Gym and The Waterfront.

Description

The property is a semi-detached former training centre, now vacant, arranged over ground and first floors providing a mix of cellular accommodation including offices, training rooms, stores, a kitchen and WCs. Externally there is a forecourt parking area.

Key Points

- Rare freehold opportunity
- Forecourt parking area for 6 cars
- Versatile accommodation
- Potential for a number of uses (stp)
- Popular and well-connected city centre location

Accommodation

Name	sq ft	sq m
Ground - Office, stores, training, kitchen and WCs	1,655	153.75
1st - Office and training	1,079	100.24
Total	2,734	253.99

Viewings

For further information and viewings please contact the sole agents.

Terms

The freehold interest in the property is being offered for sale with vacant possession.

In accordance with the latest Anti Money Laundering (AML) legislation, interested parties will be required to provide proof of identity and address and source of funds to the agents prior to solicitors being instructed.

Summary

- Price: Offers in the region of £275,000
- Business rates: The HMRC website indicates as from April 2026 the Rateable Value is £25,500. This is not the annual rates payable.
- Service charge: n/a
- VAT: Not applicable
- Legal fees: Each party to bear their own costs
- EPC: D (100)

Further information

- [View details on our website](#)

Contact & Viewings

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