

RETAIL | FOR SALE

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35 HIGH STREET, DROITWICH, WR9 8EJ

714 SQ FT (66.33 SQ M)

SIDDALL JONES
COMMERCIAL PROPERTY CONSULTANCY

Prominent Freehold High Street Premises with
Car Parking

- Freehold
 - Town Centre, High Street Location
 - Open Plan Accommodation
 - One Car Parking Space
 - Offers Over £100,000
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DESCRIPTION

The property comprises a prominent High Street retail unit occupying a highly visible position within Droitwich town centre. The ground floor benefits from an attractive and expansive glazed shopfront, providing excellent frontage and natural light, ideal for retail, showroom or customer-facing uses

Internally, the ground floor is arranged as a predominantly open-plan sales area, offering flexibility for a variety of layouts and fit-outs. To the rear of the property there is ancillary storage accommodation together with welfare facilities, making the unit practical for day-to-day occupation and staff use.

The first floor provides additional open-plan accommodation, which is currently in need of comprehensive renovation and refurbishment. Subject to the necessary consents, this space offers clear potential for ancillary retail, office, storage or staff accommodation.

The building is Grade II listed, contributing character and historic appeal, and prospective occupiers should note that any alterations will be subject to listed building consent. The property also benefits from one allocated car parking space, a valuable feature for a High Street location.

Overall, this is a characterful and well-positioned retail opportunity with strong frontage, adaptable internal accommodation and further asset-management or refurbishment potential.



LOCATION

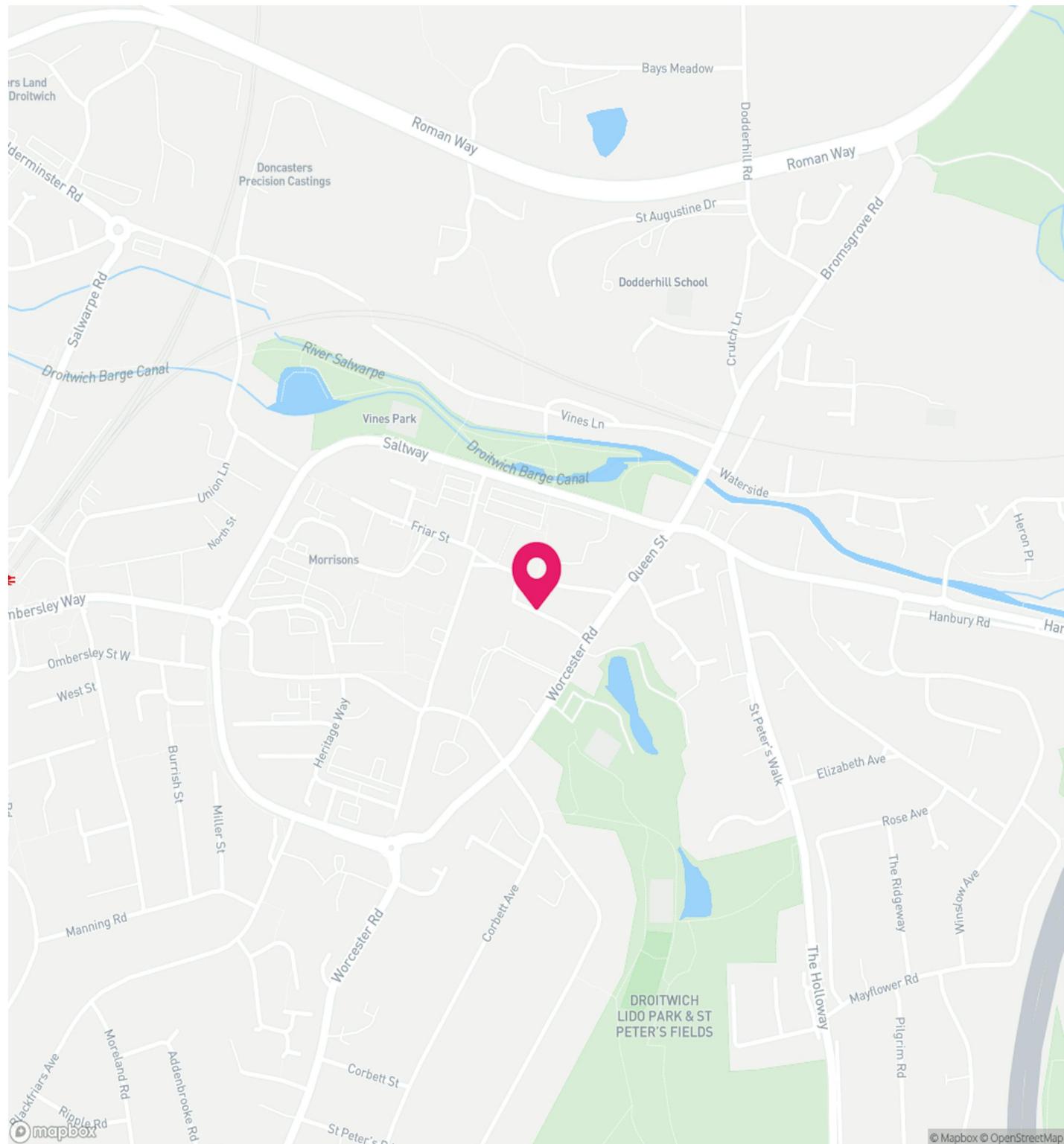
35 High Street is located in the heart of Droitwich Spa, an established market town with a strong retail core and consistent pedestrian footfall. The property sits in the primary shopping area, surrounded by independent retailers, national occupiers, cafés and service providers.

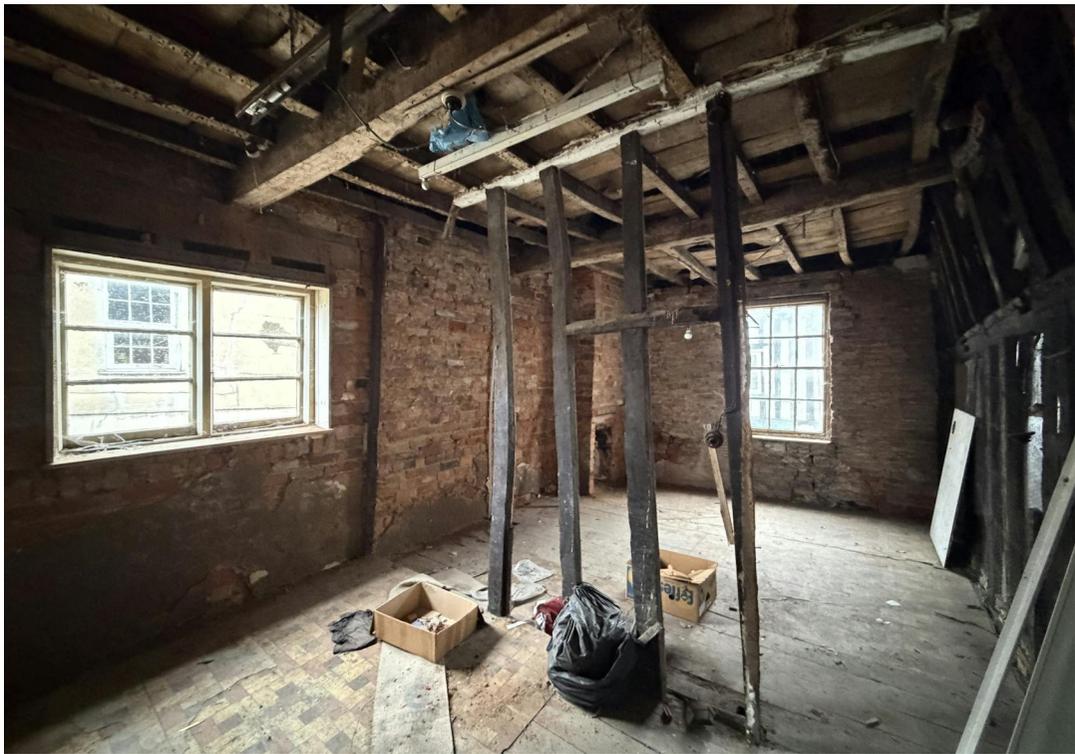
Droitwich Spa is strategically positioned within Worcestershire, approximately 10 miles north-east of Worcester, 7 miles south-west of Bromsgrove and 20 miles south-west of Birmingham city centre.

The town benefits from excellent road connectivity via the A38 to Bromsgrove and Birmingham, with the M5 motorway (Junction 5) around 2 miles away, offering swift north and south links across the region.

Public transport is strong, with Droitwich Spa railway station approximately 0.6 miles from the High Street, providing regular services to Worcester, Birmingham New Street and Hereford, alongside local and regional bus routes.

This High Street location and transport links make the property suited to commercial occupiers seeking prominent town-centre presence.





AVAILABILITY

Name	sq ft	sq m	Availability
Ground - Ground Floor Retail	400	37.16	Available
1st - First Floor	314	29.17	Available
Total	714	66.33	

CAR PARKING

One allocated car parking space is included with the property.

AVAILABILITY

The property is available immediately upon completion of legal formalities.

BUSINESS RATES

We understand the property qualifies for small business rates relief, subject to tenant eligibility

PLANNING USE

Use Class E (commercial, business & service)

SERVICES

We understand that the building has the benefit of all main services connected on, or adjacent to the subject property.

The agent has not tested the suitability of the connections and recommends that all interested parties carry out their own investigations as to their suitability.

VAT

We understand the property is not elected for VAT

LEGAL FEES

Each party to bear their own costs

PRICE

Offers in excess of £100,000

ANTI MONEY LAUNDERING

The successful applicant will be required to provide two forms of ID and proof/source of funds, to satisfy anti-money laundering protocols.

VIEWINGS

Viewings are strictly via the letting agent Siddall Jones.

CONTACT



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