

Offices in HP5

Berkhampstead Road, Chesham,
Buckinghamshire, HP5 3AP

£600,000 Starting Bid

Tenure

Freehold

Off Street parking

Property features

- Detached Mixed Use Property
- Development opportunity SSTP/PD
- 4 Commercial Assets
- Two 1 bedroom flats with Tenants in situ
- Ideal Investment Opportunity

Arrange a viewing

Lisa Neil
Branch Manager
Commercial National

0191 737 1154
commercial@pattinson.co.uk

- Flexible viewing slots
- Accompanied viewings

Description

For sale via auction - fees, terms and conditions apply.

This exceptional detached mixed use property presents a rare investment opportunity in a sought-after location, offering a versatile and optimisable rental portfolio for discerning buyers.

The property comprises four well-proportioned commercial assets on split across two floors, each currently configured to accommodate a range of business types, providing steady income streams and flexibility for future reconfiguration or expansion, subject to the necessary planning permissions and Permitted development (SSTP/PD).

There are two spacious bedroom flats (one 1x bedroom and one 2x bedroom) both with tenants in situ, ensuring immediate rental returns and making this an ideal investment. Each residential unit is thoughtfully laid out to maximise space and natural light, offering comfortable living arrangements that appeal to professional tenants seeking convenience and quality. The property benefits from rear access with dedicated parking, enhancing the appeal for both commercial and residential occupants and adding further value to this already impressive asset.

With scope for further development, subject to planning, this property offers significant potential for capital growth and increased rental yields, whether through reconfiguration, extension, or alternative use of the existing spaces.

The mixed use nature of the building provides a stable and diverse income profile, reducing risk and ensuring consistent returns in changing market conditions. Investors will appreciate the opportunity to optimise rental income through active management, refurbishment, or re-letting at prevailing market rates.

The commercial units are suitable for a broad spectrum of uses, including retail, office, or service-based businesses, making them attractive to a wide range of prospective tenants. The residential accommodation benefits from separate access, ensuring privacy and convenience for occupants while facilitating straightforward property management.

This property's strategic layout and location make it an excellent choice for investors seeking to expand or diversify their portfolio with a high-yield, low-maintenance asset. The current configuration allows for immediate income generation, while the underlying development potential offers exciting possibilities for the future.

Whether you are looking to secure a reliable, long-term investment or explore value-add opportunities, this mixed use property delivers on all fronts.

Early viewing is highly recommended to appreciate the full scope of this unique offering and to explore the many ways in which it can be tailored to meet your investment objectives.

For further information or to arrange a viewing, please contact our office at your earliest convenience.

Please note we have not inspected this property.

Price: Starting Bid £600,000

Property Type: Offices

Business Type: Residential Investments

Parking: Off Street

Location

Sought-after location on Berkhampstead Road.

Accommodation

The property comprises four well-proportioned commercial assets on split across two floors, each currently configured to accommodate a range of business types, providing steady income streams and flexibility for future reconfiguration or expansion, subject to the necessary planning permissions and Permitted development (SSTP/PD).

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EPC

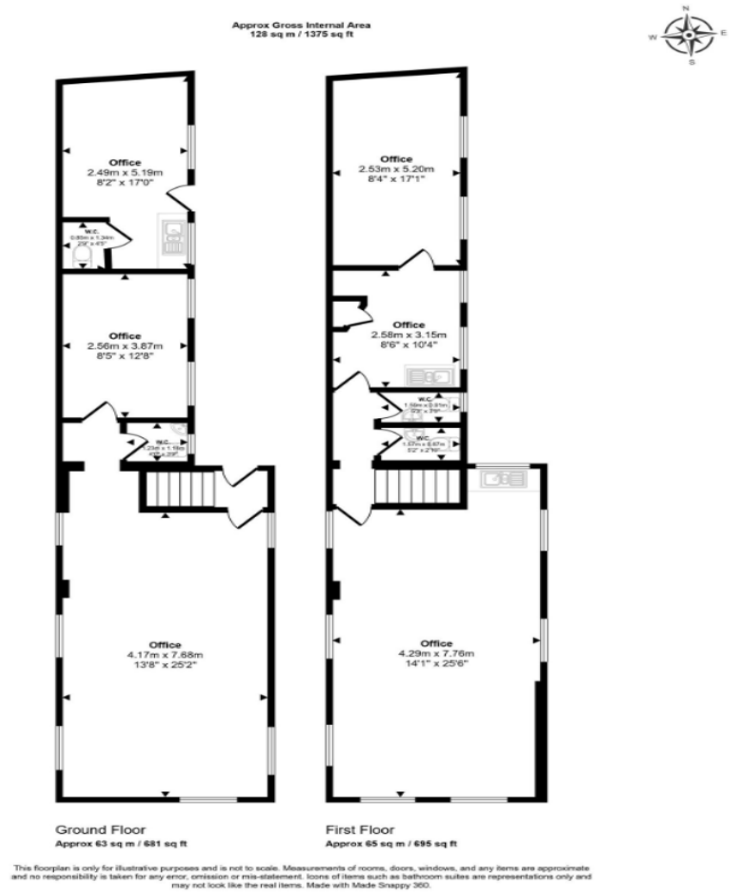
Rating C, full report available on request.

Tenure

Freehold, title number BM142427.

Additional Information

For further information please contact our office directly on 0191 737 1154, or alternatively via email on commercial@pattinson.co.uk. With regards to viewing subject property, this is to be done strictly by appointment.



Berkhampstead Road, Chesham, Buckinghamshire, HP5 3AP

Contact your local branch today for more information on this property:

Keith Pattinson Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0191 737 1154 , commercial@pattinson.co.uk, www.pattinson.co.uk

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