

# Lot 2

150 High Street, Chesham,  
Bucks HP5 1EF

**GUIDE PRICE: £125,000\***



**END OF TERRACE SHOP AND UPPERS WITH  
INVESTMENT INCOME**

This end terrace building consists of a lock-up shop premises with a split level flat above and is situated on a High Street location within the town of Chesham. There are various nearby occupiers such as Sainsburys, Waitrose and WH Smith, as well as a number of local traders and other major users. The property has been let on a 10 year lease with rent reviews after year 4 and year 7 at £12,600 pa in its entirety. The property will be sold with the benefit of this investment income. The property is situated at the northern end of the High Street close to Chesham Metropolitan Line Station.

### **ACCOMMODATION**

Ground floor shop premises approx 318 sq ft  
Split level flat above, two bedrooms, lounge, kitchen, bathroom

### **TENURE**

Freehold

### **LOCAL AUTHORITY & TAX RATING**

Chiltern District Council 01494 729000  
Rateable Value: £5,200

### **VIEWING TIMES**

By appointment through the Auctioneers

**STARTING BID**

**FINAL BID**

**NOTES**

**SOLD**  **UNSOLD**  **SOLD PRIOR**  **WITHDRAWN**