



Instinct Guides You



Great George Street, Weymouth £150,000

- Buyers Fee Applies
- Auction Pack Available On Request
- Auction Date - Wednesday 12th August 2026
- Stones Throw To Beautiful Sandy Beach
- No Onward Chain
- Large Commercial Ground Floor & Two Apartments
- Garage
- Close To Bus & Train Links



Registration No. 08079158 Directors Mr Wilson, Mr Tominey

Courtesy Notice Upon using WilsonTominey as selling agents ensure we are made aware of contractual obligations you may be under. We can then proceed accordingly.

WilsonTominey Ltd
15 Westham Rd.
DT4 8NS

T 01305 775500
E sales@wilsontominey.co.uk
W www.wilsontominey.co.uk



** For sale by online auction ** Pre-Auction offers considered **

WITH GARAGE. No onward chain, this property presents a rare opportunity to acquire a substantial ground-floor commercial unit with a one bedroom and two bedroom apartments above.

The commercial space is accessed via double doors and was previously used as a tattoo parlour. It provides a versatile layout comprising four rooms and two separate cloakrooms.

A separate front door leads into a short hallway, followed by a small courtyard with steps rising to the two one-bedroom apartments. In need of modernisation, they offer excellent flexibility and the potential for additional income.

Rental estimates subject to the flats being modernised to a typical rental condition

Flat One £775pcm

Flat Two £900pcm

Rental estimate of the ground floor commercial unit £775pcm

Estimated rental income of the garage £80pcm

Gross estimated income of £2,530pcm, please satisfy yourself on the values.

Room Dimensions

Main Reception 29'3" max x 12'9" max (8.94 max x 3.91 max)

Reception Room Two 16'0" max x 9'7" max (4.90 max x 2.93 max)

Reception Room Three 14'3" max x 12'1" max (4.35 max x 3.70 max)

Reception Room Four 12'0" x 6'5" (3.68 x 1.97)

Store 6'0" x 4'5" (1.84 x 1.37)

Flat One Lounge 13'10" x 7'11" (4.22 x 2.43)

Flat One Bedroom 14'0" x 6'4" (4.29 x 1.94)

Flat One Bedroom 14'0" x 5'4" (4.29 x 1.64)

Flat One Kitchen 8'11" max x 5'4" (2.74 max x 1.65)

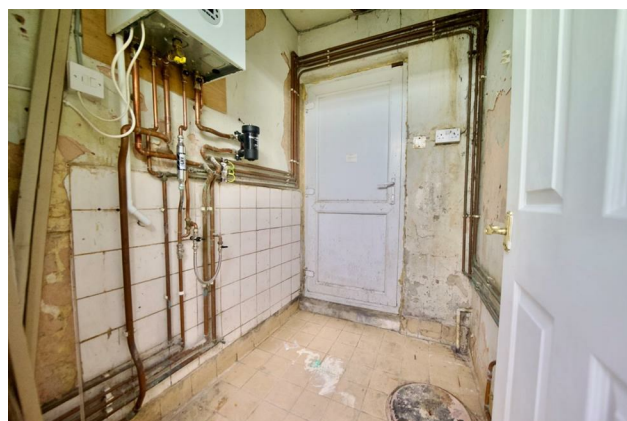
Flat One Bathroom 6'3" x 5'5" (1.92 x 1.66)

Flat Two Kitchen 8'5" x 7'7" (2.57 x 2.32)

Flat Two Bathroom 8'2" x 5'4" (2.50 x 1.63)

Flat Two Bedroom 11'9" x 9'9" (3.60 x 2.99)

Flat Two Lounge 11'10" max x 11'8" max (3.62 max x 3.58 max)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

Important Notice: Particulars are prepared for marketing purposes only and should not be treated as a statement of the condition of any building, fixture or appliance. All measurements, floor plans and lease/ maintenance are approximate and not to be relied upon. Purchasers should make their own checks before relying on any of the information provided herein. * For double glazing and gas radiator heating, it is where specified.