Hull Gregson Hull

11 Nothe Parade

Weymouth, DT4 8TX

Price Guide £500,000 Freehold

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11 Nothe Parade
Weymouth, DT4 8TX

Harbourside location, A rare opportunity to purchase a substantial undeveloped property on Weymouth's picturesque harbourside. The property is a character building situated in a conservation area but is not Listed. Currently used by the RNLI (until February 2027) and in recent years operated as a Dive Centre, the building is suitable for a wide range of uses subject to planning permission. The accommodation is located over three floors with windows to the north and east elevations offering views to Weymouth Harbourside. There is scope for conversion to a residential use subject to planning permission being achieved

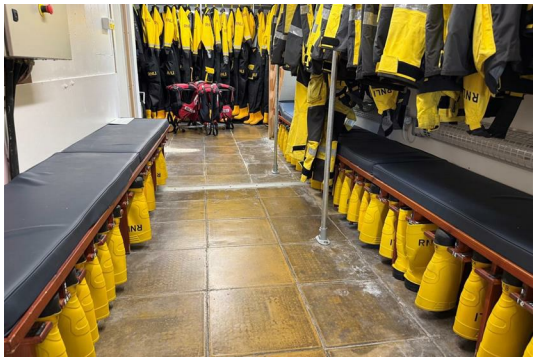
Ground Floor
55'9" x 18'5" narrowing to 13'1" (17.00 x 5.62 narrowing to 3.99)
This floor is used as a reception and equipment storage.
Harbour views from the front windows

First Floor
17.00 x 5.62 narrowing to 3.99
This floor is used for offices storage and staff facilities with a WC
Harbour views from north and east facing windows

Second Floor
17.00 x 5.62 narrowing to 3.99
This floor is currently used for storage purposes and has a WC
Harbour views from north and east facing windows

Floor Plan
The floor plan shown is for guideline purposes only. This is a historic building with irregular shaped walls. The plan has been produced purely to give an approximate guide of layout. All measurements are approximate and purchasers are advised to commission their own drawing for their future plans.

Outside
There is no outside or garden space included with this property



Parking
There is no off street parking included with this property

Historical & Listings
11 Nothe Parade is within a conservation area but is not Grade II Listed

Tenure
Freehold Property

Timings
The property is let to the RNLI until February 2027 so the sellers will be looking to complete a sale shortly after the RNLI vacate the property

Flood Risk
Rivers & sea are a medium risk, surface water is low risk

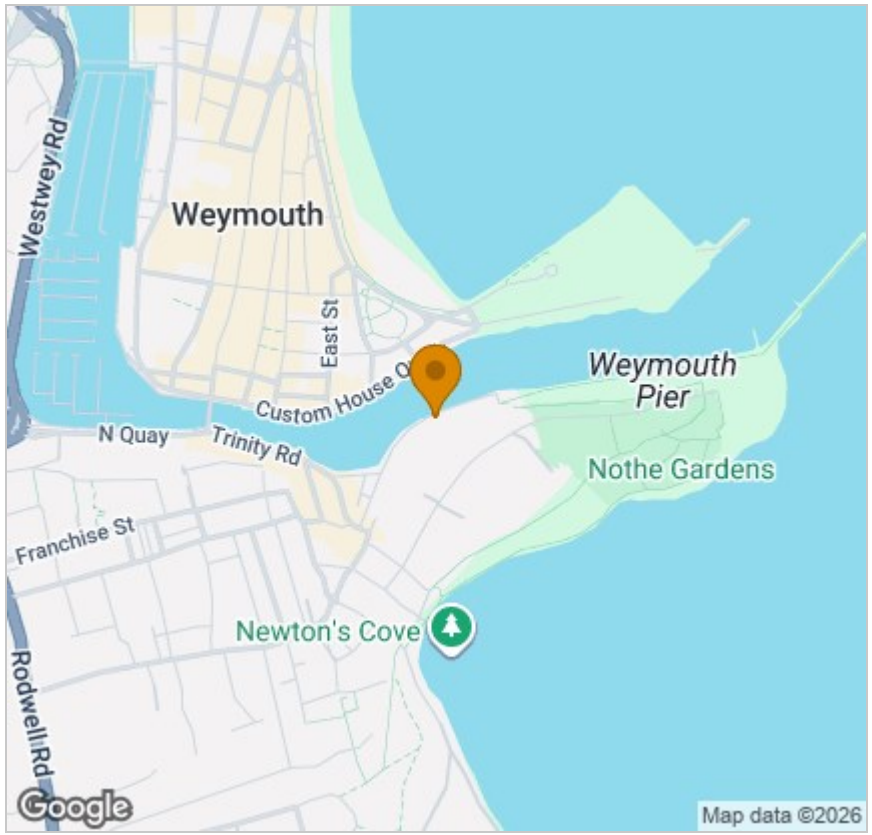
Rateable Value
Rateable value with Dorset Council of £9000

VAT
The property is not elected for VAT

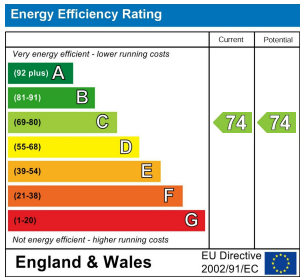
Legal Disclaimer
These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of
representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate. Any details including (but not limited to): lease details, service charges, ground rents & covenant information are provided by the vendor and you should consult with your legal advisor/ satisfy yourself before proceeding. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

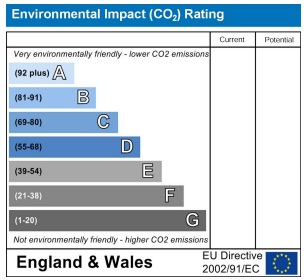
Floor Plan

Area Map



Energy Efficiency Graph





Viewing

Please contact our Hull Gregson & Hull Weymouth Office on 01305 776 666
if you wish to arrange a viewing appointment for this property or require further information.

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