



## Chardsmead Garage, Chardsmead Road, Bridport, DT6 3EY

Former garage premises for sale - freehold

Guide Price £200,000

Symonds  
& Sampson

ESTABLISHED 1858

# Chardsmead Garage, Chardsmead Road, Bridport, Dorset, DT6 3EY

**For Sale - £200,000**

- 1709 sq ft Freehold Garage Premises
- Parking forecourt to the front for several cars
- Office and stores on first floor
- 3 phase power

Viewing - Strictly by appointment.  
Dorchester Commercial office on 01305 261008

## The Property

Chardsmead Garage is a well-located former garage premises with parking forecourt to the front for several cars. Totalling 158.8m<sup>2</sup> 1709sqft it comprises ground floor workshops with 145.6m<sup>2</sup> (1567sqft) and with offices/stores at first floor front totalling 13.2m (142sqft) The workshop is a lofty space and has 3 phase power.

RV £8400 (100% small business rates relief for qualifying parties)

## Situation

Chardsmead Garage is situated behind and slightly to the north of West Street in the town centre. Town carparking is available in Rax Lane close by and all the facilities associated with the town centre are close by including a Waitrose supermarket, theatre, shops and banks.

## Directions

From our office in South Street, on foot, walk north and turn left into West Street. Cross the road and follow the road down the hill for 100m. Turn right into Victoria Grove (Nationwide Bank is on the corner). Go past ATS and after 75m Chardsmead Road is on the left. The garage is 20m on the left.

## Services

Mains electricity, water and sewerage.

## Local Authority

Dorset Council 01305 221000

## Code for Leasing Business Premises

The Code for Leasing Business Premises in England and Wales strongly recommends you seek professional advice from a qualified surveyor, solicitor or licensed conveyancer before

agreeing or signing a business tenancy agreement. The Code is available through professional institutions and trade associations or through the website:- [www.leasingbusinesspremises.co.uk](http://www.leasingbusinesspremises.co.uk)

## Finance Act 1989

Unless otherwise stated, all prices and rents are quoted exclusive of Value Added Tax (V.A.T). Any intending purchasers or lessees should satisfy themselves independently as to VAT in respect of any transaction.

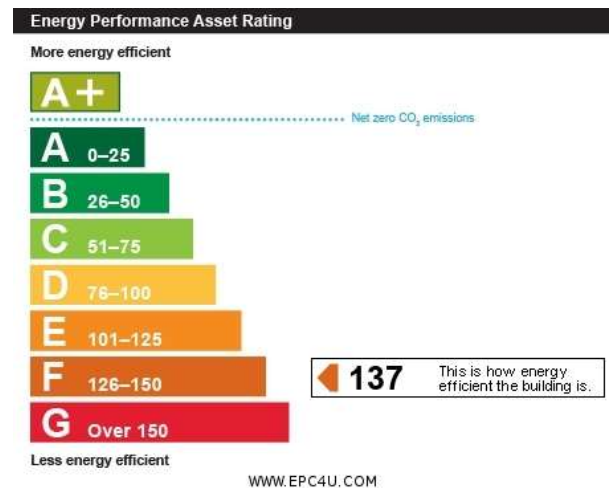
## Legal Costs

Each party to be responsible for their own legal costs incurred in the transaction.

## Legal Details

To be advised.

## Energy Performance Certificate



JMT/09/01/25



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