

## FOR SALE - OTHER



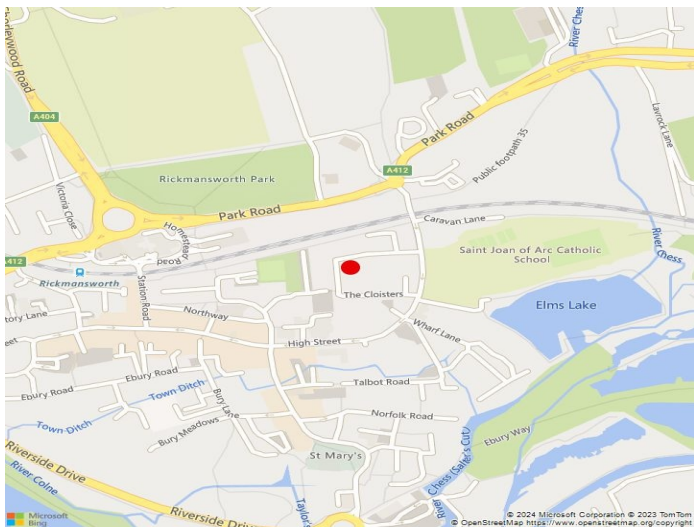
**Cloisters Hall, The Cloisters, Rickmansworth, Hertfordshire WD3 1HL**  
2,979 Sq Ft (276.75 Sq M) Guide price £1,500,000

**FORMER CHURCH HALL**

- SUITABLE FOR A VARIETY OF COMMUNITY USES
- AVAILABLE WITH VACANT POSSESSION
- POSSIBLE DEVELOPMENT SITE
- CLOSE TO HIGH STREET

## Location

The hall is located just off the main Rickmansworth High Street on a residential road called The Cloisters. It is within walking distance of Rickmansworth Metropolitan Line Station and High Street.



## Description

The property consists of one large open space with a raised platform for a stage, two storage rooms, two separate rooms, a kitchen space, two WCs.

The premises also comes with a generous back garden area with a patio space.

Parking for about 10 cars.

## Accommodation

Accommodation	sq ft	sq m
Main Hall	1,200	111.48
Rear Hall	527	48.96
Room	114	10.59
Room	141	13.1
Store	188	17.47
Kitchen	143	13.28
Store	65	6.04
<b>Total Area</b>	<b>2,979</b>	<b>276.75</b>

## EPC

An energy performance certificate (EPC) is available upon request.

## Price

£1,500,000 Guide price

## Terms

Our Client is looking to dispose of their freehold interest, preferably on an unconditional basis. However, conditional offers may be considered.

## Business Rates

For verification purposes, prospective occupiers are advised to make their own enquiries as to rates payable.

## Viewings

Strictly by appointment through VDBM.  
toby.woodward@vdbm.co.uk 01923 845221



## DISCLAIMER

Whilst these particulars are believed to be correct they are not guaranteed by the seller's or landlord's agents "VDBM" and neither does any person have authority to make or give any representation or warranty on their behalf. Prospective buyers or tenants must satisfy themselves by inspection or otherwise as to the correctness of each statement contained in these particulars. All measurements are approximate and the particulars do not constitute, or form part of any offer or contract.