

RAPLEYS

FOR SALE Baptist Church

rapleys.com
0370 777 6292

Cromer Baptist Church, Church Street,
Cromer NR27 9ES

CONTACT **Graham Smith**
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Redundant Church

Residential conversion
opportunity subject to planning
permission

Interesting features within
Grade II listed building

Available for variety D1
planning uses

FOR SALE

Baptist Church

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Location

Cromer is a well regarded Norfolk coastal town with a population of about 8,000. The Baptist Church is close to the town centre with a mix of retail and residential buildings surrounding it.

Description

The Church dates from 1903 and is set immediately to the rear of the public highway and path from Church Street on the front elevation, but similarly to Surrey Street at the rear. The building occupies the whole site.

The Church is a distinctive red brick mid terrace building with many original features retained. As well as the sanctuary with its balcony and the entrance foyer there is further accommodation with rooms at the rear on three floors.

The grade II listing includes both external and internal features and characteristics of the property. Inspection is required to appreciate all of the many attributes of the building.

Tenure

Freehold Land Registry Title NK358635.

Terms

Offers over £50,000 for the Church.

Rating

The Church is exempt from business rates. Interested parties are advised to make their own enquiries to the local authority regarding the rates liability and any reliefs that may be available. Further information is also available on www.gov.uk/correct-your-business-rates.

Energy Performance

Energy Performance Asset Rating: Exempt.



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Accommodation

The property comprises the following approximate floor areas:

	Sq m	Sq ft
Ground floor		
Foyer	14.45	156
Sanctuary	95.84	1,032
Balcony	32.12	346
Kitchen	9.56	103
Toilets		
Sub-total	151.97	1,637
First floor		
Room	16.64	179
Second floor		
Room	20.04	216
Total	188.65	2,032

Note: The above areas have been calculated in accordance with the RICS Code of Measuring Practice on an approximate net internal basis and must be verified by interested parties. Unless otherwise stated, the site areas/dimensions are scaled from the Promap Mapping System and must be verified by interested parties.

VAT

All figures quoted are exclusive of Value Added Tax which will be charged at the prevailing rate.

Viewing

By appointment with Rapleys, the sole agent.

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