

TO LET RETAIL UNIT

As whole or potential to subdivide

13-17 High Street
Maidenhead
Berkshire
SL6 1JN

743 - 6,493 SQ FT
(69.02 - 603.21 SQ M)
APPROX. NIA





BE A PART OF MAIDENHEAD'S TRANSFORMATION

The regeneration of Maidenhead is well underway. The opening of the Elizabeth Line allows for faster connectivity across London. Large development projects such as One Maidenhead, Waterside Quarter and Watermark have completed, Tempo will follow by the end of the year, and plans are progressing for the new Nicholson Quarter.

13-17 High Street is positioned on the corner of the High Street and St Ives Road, next to the regenerated Chapel Arches area of Maidenhead.

Key occupiers currently include Waitrose, M&S, Boots, Coppa Club, Bardo Lounge, Costa, Tesco Express, Bakedd, Greggs, Presto, Cocoba Chocolate Café and McDonald's.

M&S

Boots

TESCO
express



COPPA
CLUB

COSTA

bakedd



GREGGS

Presto



Waitrose

PROPERTY DETAILS

This prominent ground floor corner unit, located at the junction of High Street and St Ives Road, offers exceptional visibility and footfall. Just a four-minute walk from the Hines Meadow multi-storey car park and moments from the thriving Waterside Quarter development, this is a prime location in the heart of Maidenhead. The unit can be let as a whole or split to form 4 new retail units.

Unit	Size (sq ft)	Size (sq m)	Rent (+VAT pa)
Whole	6,493	603.21	£100,000
Unit 1	747	69.39	£20,000
Unit 2	752	69.86	£22,500
Unit 3	743	69.02	£25,000
Unit 4	4,500	418.06	£50,000

CLASS

Class E Use

EPC

B (41)

LEASE

Available on a new lease, direct from the landlords on a term to be agreed by negotiation.

BUSINESS RATES

For the property as a whole we are advised by the local authority that the premises has the following assessment:

UBR (26/27)*: 43p
Rateable value: £73,500
Rates payable: £31,605

All parties are advised to make their own enquiries to the relevant authority.

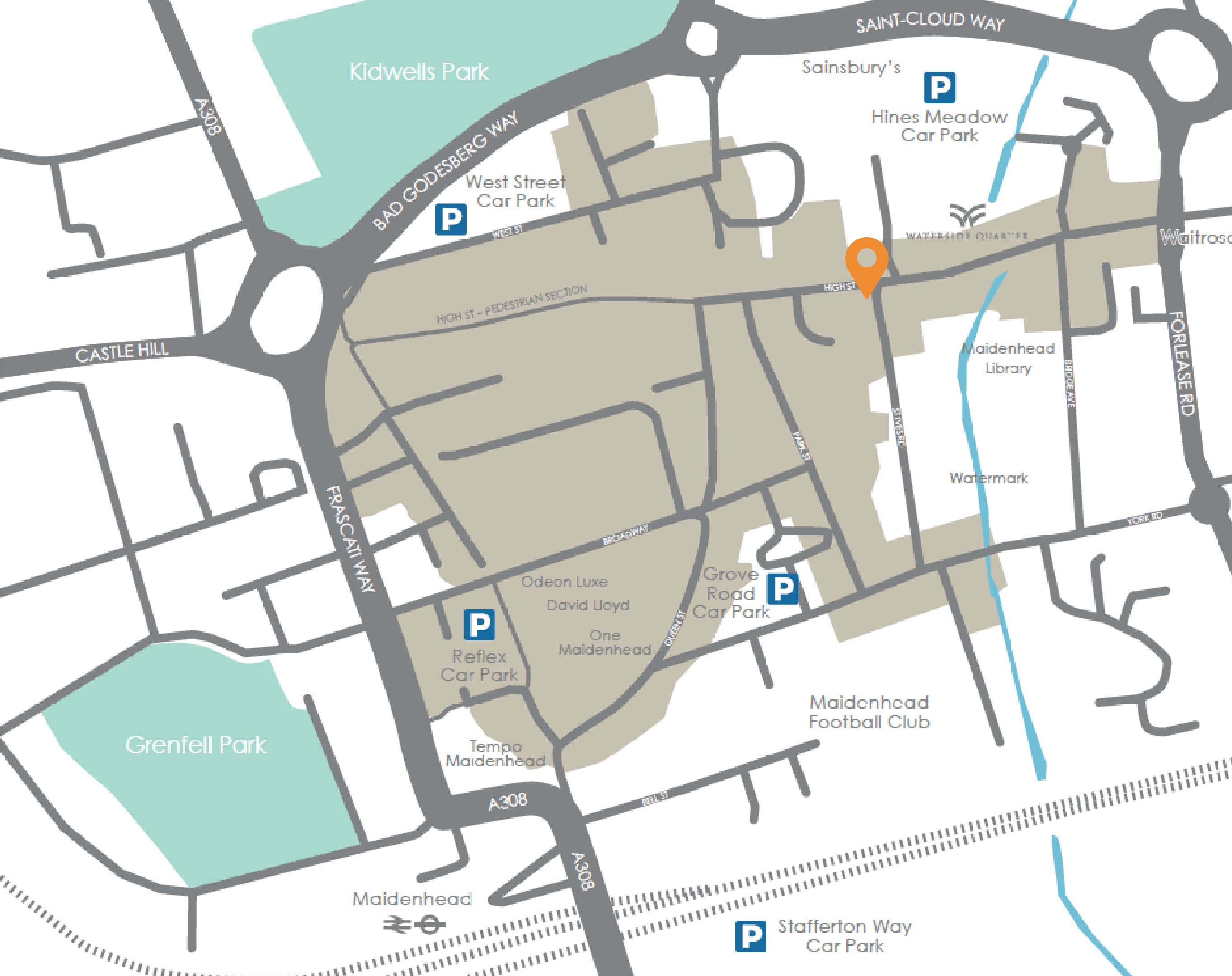
*Assuming retail, hospitality, or leisure use

Option A: Whole Unit



Option B: Split Units





- Reading
14 minutes
- Maidenhead
- Slough
8 minutes
- Heathrow T2 & 3
32 minutes
- Paddington
36 minutes
- London Liverpool Street
47 minutes
- Canary Wharf
54 minutes

- Maidenhead
- Marlow
5.7 miles
- Windsor
6.8 miles
- Henley-on-Thames
9.2 miles
- Heathrow Airport
13 miles
- Westfield London
26.5 miles
- Gatwick Airport
52.2 miles

Elizabeth train times to destinations based on leaving Maidenhead Westbound at 07:41 and Eastbound at 07:37, Monday to Friday, valid from Sunday 10 December 2023 to Saturday 1 June 2024.



2.5 MILES TO J8/9 OF M4



0.5 MILES TO MAIDENHEAD
TRAIN STATION



13 MILES TO HEATHROW
AIRPORT



30 MILES FROM CENTRAL
LONDON





20 MINUTE DRIVE TIME
CATCHMENT OF 234,000



AVERAGE OF 30,400
VISITS PER DAY



103 MINUTE DWELL
TIME ON AVERAGE



GET IN TOUCH

For further information or to arrange an inspection please contact our agent.



DAMIAN SUMNER

07974 085 738

damian.sumner@brasierfreeth.com

Misrepresentation clause. These particulars are set out as a general outline only for the guidance of intending purchasers or lessees and do not constitute the whole or any part of an offer or contract. The information is compiled and given in good faith but without any responsibility whatsoever. Intending purchasers or tenants should not rely on them as statements or representations of fact.

Data source: Visitor Insights 1st Jan - 31st Dec 2024

Please note that all images including Computer Generated Images (CGI's) are for illustrative and indicative purposes only.

September 2026

Owned and managed by:



FOLLOW US

