



Maillard  
& Co

£ 2,250,000

4-6 Halkett Street & 19 Queen Street

For Sale



7298 Sq Ft

Currently unoccupied

Benefits from high levels of footfall

Open for leasing opportunities

Self Contained Offices, comes with a  
separate entrance

Located in a bustling retail hub

Ground-level retail space paired with  
offices on upper floors

St Helier

Option to buy the whole property or as  
individual buildings

## Property details

Large retail and mixed-used space offering a unique opportunity, situated in the heart of St. Helier.

The building is positioned along the main high street of St Helier, leading down to Halkett Street. Here the properties benefit from high levels of footfall and viability.

Caversham House (19 Queens Street), operates over four floors. The ground floor, with large shop frontage facing out towards Halkett Street, provides retail accommodation and also boasts a well sized basement store. The first, second and third floor offer office space. These offices have the benefit of private access which is located at the rear of the property. These units are all in need of refurbishment.

Orviss House is positioned to the North of Caversham House. The property is spaced over three floors. The ground floor operates as a retail unit offering interesting split levels of retail space and the first and second floors offering as office space. This mid-terraced property is fully self-contained and is in good condition for immediate use subject to minor works and redecoration

The premises are available immediately and the property benefits from vacant possession.

The property has been measured in accordance with RICS Code of Measuring Practice:

Caversham House:

Basement Storage 425 sqft 40 sqm

Ground floor Retail 1334 sqft 124 sqm

First floor Office 756 sqft 70 sqm

Second floor Office 747 sqft 69.4 sqm

Third floor Office 751 sqft 69.7 sqm

Orviss House:

Ground floor Retail 1,093 sqft 101 sqm

First floor Office 1,220 sqft 113 sqm

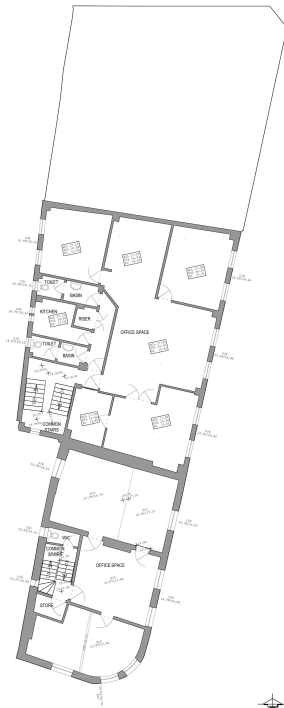
Second floor Office 980 sqft 91 sqm

Please note, planning consent is being sought to change the use of the premises to residential. More details are available upon request.





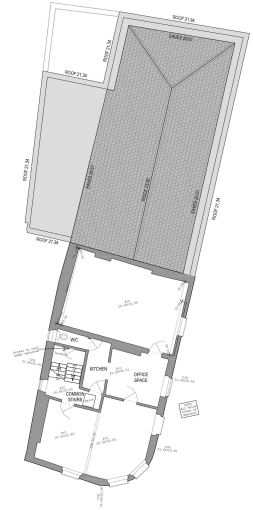




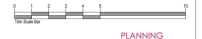
EXISTING FIRST FLOOR PLAN  
GIA = 226sqm [2,433sqft]



EXISTING SECOND FLOOR PLAN  
GIA = 228sqm [2,454sqft]



EXISTING THIRD FLOOR PLAN  
GIA = 81sqm [872sqft]



NOTES
1. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE STATED.
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NO	DATE	DESCRIPTION
1	15.12.20	PLANNING SUBMISSION

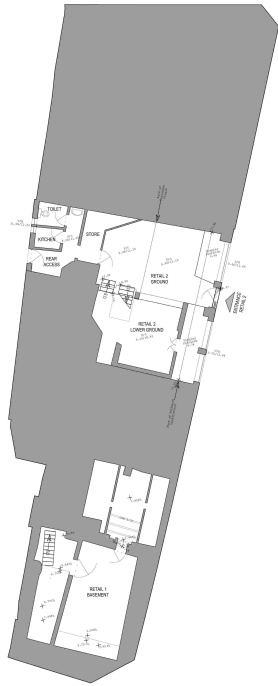
NO	DATE	DESCRIPTION
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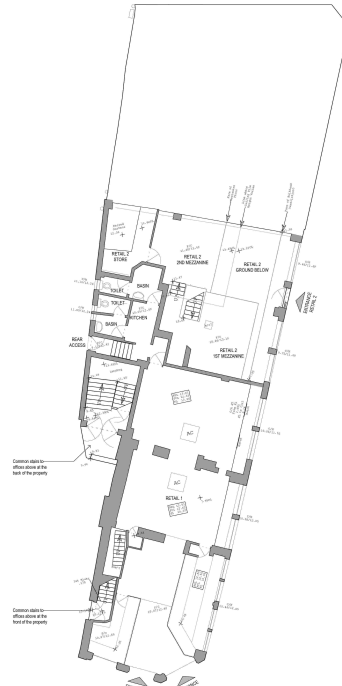


Client	PETER BERTHOM	Scale	1:1000	Arch No	C419
Project	15 QUEEN ST & 4 VALUET ST ST. HELENA	Drawn	DRN	Draw No	PL01
Drawing Title	EXISTING FIRST, SECOND & THIRD FLOOR PLAN	Client	PL	Rev	-





EXISTING BASEMENT PLAN  
GIA = 129sqm [1,388sqft]



EXISTING GROUND FLOOR PLAN  
GIA = 221sqm [2,378sqft]



REF	DATE	DESCRIPTION
1	01.01.20	PLANNING SUBMISSION

REF	DATE	DESCRIPTION
1	01.01.20	PLANNING SUBMISSION

REF	DATE	DESCRIPTION
1	01.01.20	PLANNING SUBMISSION

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1	01.01.20	PLANNING SUBMISSION



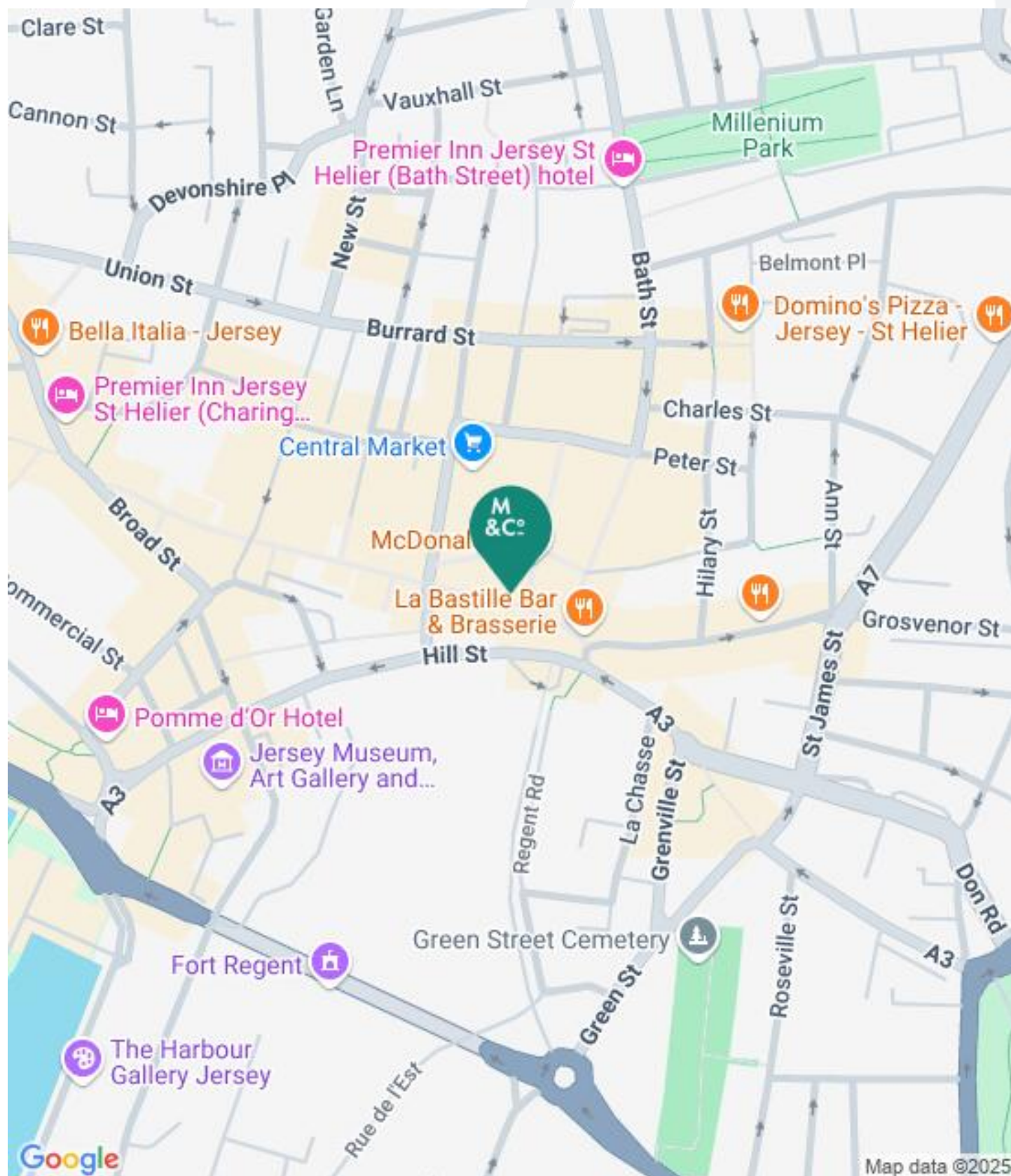
Client	PETER BERTHOM	Scale	1:1000	Job No.	C419
Project	15 QUEEN ST & 4 HALETT ST ST. HELENS	Drawn	001	Drawn By	PL
Drawing Title	EXISTING BASEMENT & GROUND FLOOR PLAN	Client	PL	Rev	-







For Sale





## Disclaimer

Please call Maillard & Co on 880 880. Please note that all areas and measurements given in these particulars are approximate and rounded. The text, photographs and floor plans are for general guidance only.

Once an offer is accepted and negotiations for the purchase of a property are entered into, the prospective purchasers will be asked to produce photographic identification (passport or driving licence) and proof of residency documentation eg, a current utility bill together with confirmation of source of funds. This is in order for us to comply with the current Money Laundering Legislation.



**Maillard  
&C<sup>o</sup>**

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