



## 40,000FT<sup>2</sup> OF EXCELLENT STORAGE/PRODUCTION SPACE AVAILABLE NOW AT J28, M1/A38

Acting in conjunction with John Sambrooks of Gerald Eve, Tim Gilbertson is pleased to bring to the market a rare chance to rent superbly located well-specified distribution or potential production space at Junction 28 of the M1.

Set within minutes of the motorway, the building falls empty in March and at that stage, the landlords will undertake a full refurbishment to present the building in the best possible condition.

The specification is already excellent as Tim Gilbertson commented:

“After the amount of space that has been let and sold around Junction 28 over the last twelve months, it’s great to have this really good quality building coming available just off the A38 at Junction 28 of the M1. Currently used for storage purposes but equally suited to production, the building benefits from both dock and level access loading, good sized car park, 10 metre eaves and a secure self-contained yard with easy access and trailer parking.

Our clients will also undertake a complete refurbishment of the building once vacant, and with it literally adjoining the A38 set within a couple of minutes’ drive of the motorway, this one should go quickly.

I’d be delighted to discuss the opportunity and show interested parties around at any time.”

For further information on the unit or to discuss or arrange a viewing please contact either Tim Gilbertson (07887 787 893/[tim@fhp.co.uk](mailto:tim@fhp.co.uk)) or Chris Proctor (07747 464 770/[chris@fhp.co.uk](mailto:chris@fhp.co.uk)) at FHP Property Consultants or John Sambrooks at Gerald Eve ([JSambrooks@geraldev.com](mailto:JSambrooks@geraldev.com)/07919 624 512).

ENDS

Tim Gilbertson

Date: 25 January 2021

Fisher Hargreaves Proctor Limited is the region’s leading commercial property consultancy.  
Visit our website: [www.fhp.co.uk](http://www.fhp.co.uk)

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