



FULLY FITTED FREEHOLD AVAILABLE TO BUY JUST OFF A38/J28 M1

As a result of our client's relocation and expansion, we are pleased to bring to the market a rare chance to purchase just under 40,000ft² of high calibre space within a few minutes drive of the A38 and in turn Junction 28 of the M1 motorway.

Currently used for a mix of manufacturing and storage purposes, the building is in pristine condition throughout, just over 20 years old and offers detached accommodation on a good sized site with dedicated loading yard and separate car park.

Tim Gilbertson of FHP commented:

"In a market completely starved of freehold space to buy, I am very hopeful that we will generate quickly a lot of interest in this building. Occupied effectively for food grade production purposes, the building is pristine throughout and offers well specified potential production or storage space augmented by office, canteen and ancillary accommodation.

Occupying a self-contained site just off the A38 and close therefore also to Junction 28 of the M1 motorway, this building should certainly be viewed quickly as with so little space on the market, I'm hopeful we will quickly achieve a sale here.

Our clients are relocating locally and we are looking to agree and conclude a deal quickly, with vacant possession being available from around August this year."

Hopefully this opportunity might appeal and if so, please do not hesitate to contact any of us detailed below and we would be delighted to discuss and show you around.

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ENDS

31 January 2022

Fisher Hargreaves Proctor Limited is the region's leading commercial property consultancy.
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