

# Press Release 2023



## SIGNIFICANT SALE COMPLETED AT JUNCTION 28 M1

With opportunities to purchase industrial and distribution space throughout the East Midlands still very hard to source, the sale completed by Tim Gilbertson of Unit 1 Fulwood Rise just off Junction 28 of the M1 and the A38, which saw a well specified building of over 40,000ft<sup>2</sup> sold is one of the few transactions completed regionally of properties of this size on a sale basis this year.

The continuing lack of stock in this sector and continuing good levels of demand meant this property was well received in the market and a deal was very swiftly agreed as Tim Gilbertson commented:

*“Given the lack of stock in the market in this size range and in particular for opportunities to sell, I was confident in telling my client that we could quickly achieve a disposal of this building and I am delighted that we managed to fulfil that expectation.*

*This was a pleasing deal to complete for me personally as some 13 years ago I had sold to the purchasers another building which enabled their expansion. To sell them this one now to further assist their expansion again is great to see, the occupiers will no doubt confirm their identity in due course and their expansion is a really good news story for the region and I am delighted to have played a small part in that.*

*With this building now sold, despite some of the negativity that can be read in the press and seen on television, whilst we are fully appreciative of the pressures put on many individuals and businesses by the state of the economy, we continue to encounter good demand for opportunities to buy throughout the East Midlands and in all sizes.*

*Stock remains thin on the ground, particularly on a freehold basis but certainly also in terms of leasehold space for manufacturing or distribution purposes of all sizes and I would be delighted to pick up the phone and chat through or indeed come and visit any potential clients who are looking of disposing of their space over the coming months.”*

For further information on this transaction or to see how we can help you, please contact the FHP team on 0115 950 7577 or Tim Gilbertson direct on 07887 787 [893/tim@fhp.co.uk](mailto:893/tim@fhp.co.uk).

ENDS

20 October 2023

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

Visit our website: [www.fhp.co.uk](http://www.fhp.co.uk)

To find out more please call:

**Nottingham**  
0115 950 7577

**Birmingham**  
0121 752 5500

**Derby**  
01332 343 222

**Nottingham Office**

10 Oxford Street | Nottingham | NG1 5BG

**Birmingham Office**

122-124 Colmore Row | Birmingham | B3 3BD

**Derby Office**

North Point | Cardinal Square |  
10 Nottingham Road | Derby | DE1 3QT