

Press Release 2024



DETACHED INDUSTRIAL/ WAREHOUSE UNIT IN HEANOR AVAILABLE AT AN ECONOMICAL RENT OF ONLY £3.75FT²

FHP Property Consultants are pleased to bring to the market a manufacturing/production unit situated on Delves Road, Heanor Gate Industrial Estate, Heanor, DE75 7SJ.

The premises forms part of the Heanor Gate Industrial Estate, a popular and well established production and manufacturing estate. The property has good links with the A610 leading to Junction 26 of the M1 and the A38 which leads to Junction 28 of the M1.

The property itself comprises a detached industrial/warehouse unit sitting on a site of approximately 1.4 acres. The accommodation offers clear span manufacturing/warehouse space with offices, kitchen and W/C facilities. The property has 3 phase power and provides a mix of dock level and level access loading doors.

Extending to 28,664ft², the property is available on new lease terms at a rent of £107,000 per annum.

Darran Severn of FHP Property Consultants comments:

"We are pleased to offer this property to market and I look forward to speaking with interested parties. The unit would suit a variety of uses from manufacturing to storage and I suspect the likely tenant will already be located on Heanor Gate Industrial Estate. The unit is available on new lease terms and short term leases will be considered".

For further information or to arrange a viewing, please contact Darran Severn on 07917 460 031 or darran@fhp.co.uk.

ENDS

Darran Severn
January 2024