

## ress release 202°















## **RARE OPPORTUNITY TO PURCHASE MODERN INDUSTRIAL /WAREHOUSE UNIT IN DERBY CLOSE TO PENTAGON ISLAND**

A rare opportunity has presented itself in the industrial/warehouse market, where supply is considerably low especially throughout the East Midlands, while demand is ever-so strong. FHP Property Consultants are delighted to be marketing a freehold unit at Sawley Park which is situated on a securely fenced and gated estate just off Nottingham Road in Derby.

The premises comprises an end of terrace unit providing clear span accommodation measuring 1,291ft2, with roller shutter door access and parking to the front. This is in a highly sought-after estate that provides immediate access to the A52 Brian Clough Way and links to the A38 and M1 Motorway. We are seeking offers from any potential buyer at a competitive price of £185,000.

To be marketed by Dan Mooney of FHP Property Consultants, who commented:

"Freehold industrial units do not come by very often in this active market. I receive several calls a day from individuals looking for units in the 1,000ft<sup>2</sup> bracket. I anticipate this will be very well received by owner occupiers and investors, but I urge any potential buyers to contact me as soon as possible as this is an opportunity not to be missed. I will be launching this unit to market in the coming week, with immediate availability for viewings thereafter."

For further information or to arrange a viewing, please contact Dan Mooney on 07929 716 330 / dan.mooney@fhp.co.uk or Darran Severn (07917 460 031 / darran@fhp.co.uk).

**ENDS** 

Dan Mooney

10 September 2021

Fisher Hargreaves Proctor Limited is the region's leading commercial property consultancy. Visit our website: www.fhp.co.uk

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