



## 40,000 SQ FT AT J28, M1/A38 COMING TO THE MARKET

On behalf of investor clients, Tim Gilbertson and Chris Proctor of FHP Property Consultants are delighted to make available a high calibre warehouse or manufacturing unit on the ever popular Stanton Hill Industrial Estate at Sutton in Ashfield.

In a market where existing stock is still so hard to source, this will be a welcome addition to the J28, M1 offering and provides detached pristinely presented potential manufacturing or production space with car park and self contained delivery yard.

This will be marketed by Tim Gilbertson and Chris Proctor of FHP who commented:

“It is great to have this building on the market which should be very well received, particularly as it benefits from not only a great location but also is fully fitted to include heating and lighting to the warehouse.

With self contained car park and additional self contained separate delivery yard, the building also benefits from a circa 700KVA electricity supply, making it terrific for manufacturing purposes as well as distribution.

We are sure that there will be strong interest in this opportunity and hopefully, a new tenant can quickly benefit from this excellent space.”

For further information or to arrange to view, 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)) of FHP Property Consultants.

ENDS

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