



## NEW WAREHOUSE UNITS AVAILABLE TO LEASE AT WEST HALLAM INDUSTRIAL ESTATE

West Hallam Industrial Estate is situated close to Ilkeston and benefits from good road links with Junction 25 of the M1 located approximately 6 miles south east via the A52 and Junction 26 of the M1 located approximately north east via the A610. The estate covers some 118 acres and currently includes 106 buildings.

FHP Property Consultants are pleased to offer to market three new build warehouse units which will be positioned within West Hallam Industrial Estate. The new build warehouse units are approximately 1,114.80m<sup>2</sup> (12,000ft<sup>2</sup>) and will provide open plan modern warehouse accommodation. The units will be available for occupation in Q4 2022.

Darran Severn of FHP Property Consultants comments:

*“West Hallam Industrial Estate is currently fully occupied and is extremely popular with local businesses. I expect these new units to prove popular with both existing tenants and new businesses. The units will be available on new lease terms at a rent of £5.50ft.”*

For further information or to arrange a viewing please contact Darran Severn of FHP Property Consultants on 07917 460031 / [darran@fhp.co.uk](mailto:darran@fhp.co.uk) or Jamie Gilbertson 07398 443 838 / [jamie.gilbertson@fhp.co.uk](mailto:jamie.gilbertson@fhp.co.uk) or Giles Davis at Geo Hallam on 01159 580 301 / [giles@geohallam.co.uk](mailto:giles@geohallam.co.uk)

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