

Hartley House | Hucknall Road | Nottingham | NG5 1FD

Excellent workshop space available on flexible 2 year licence agreement

28m² to 121m²
(300ft² to 1,300ft²)

- Loading access
- Communal car parking
- Commercial service elevators x 2
- Full reception/concierge
- Communal WC's
- 24 hour access – 7 days a week
- 2 year licences on flexible terms available
- No deposit needed



TO LET



Location



Gallery



Contact





Location



Gallery



Contact

Location

Hartley House prominently fronts Haydn Road approximately 2 miles north of Nottingham City Centre and less than 1 mile from the A6514 Valley Road Ring Road at the intersection with the A611 Hucknall Road.

The site is located approximately 4 miles from M1 J26 via the A610 Nuthall Road and 9 miles from M1 J25 via the A52 Brian Clough Way.

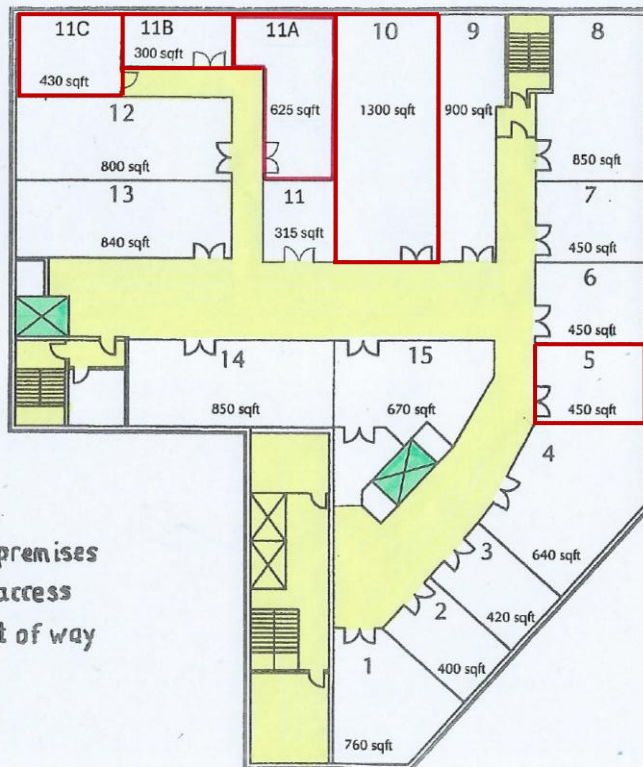
Description

Hartley House consists of a range of self-contained secure business spaces suited to a variety of uses (subject to use).

The units are available on the basis of a 1 year licence with the following specification:

- Shared reception facilities
- Loading bays
- Double door loading
- Personnel and goods lifts
- Communal area cleaning
- Fluorescent strip lighting
- Concrete flooring
- Kitchenette and WC facilities
- On site parking
- 24 hour loading access
- CCTV and security alarm

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Floor Area

We understand the unit measures:

	FT ²	Service charge	Insurance	Rent
Unit 5	450	£900	£90	£3,375
Unit 10	1,300	£2,600	£260	£9,000
Unit 11a	625	£1,250	£125	£5,000
Unit 11b	300	£600	£60	£2,400
Unit 11c	430	£860	£86	£3,440

(This information is given for guidance purposes only)

Business Rates

Information about business rates is available via the agent.

Small business rates relief may be available. Please make your own enquires of Nottingham City Council.



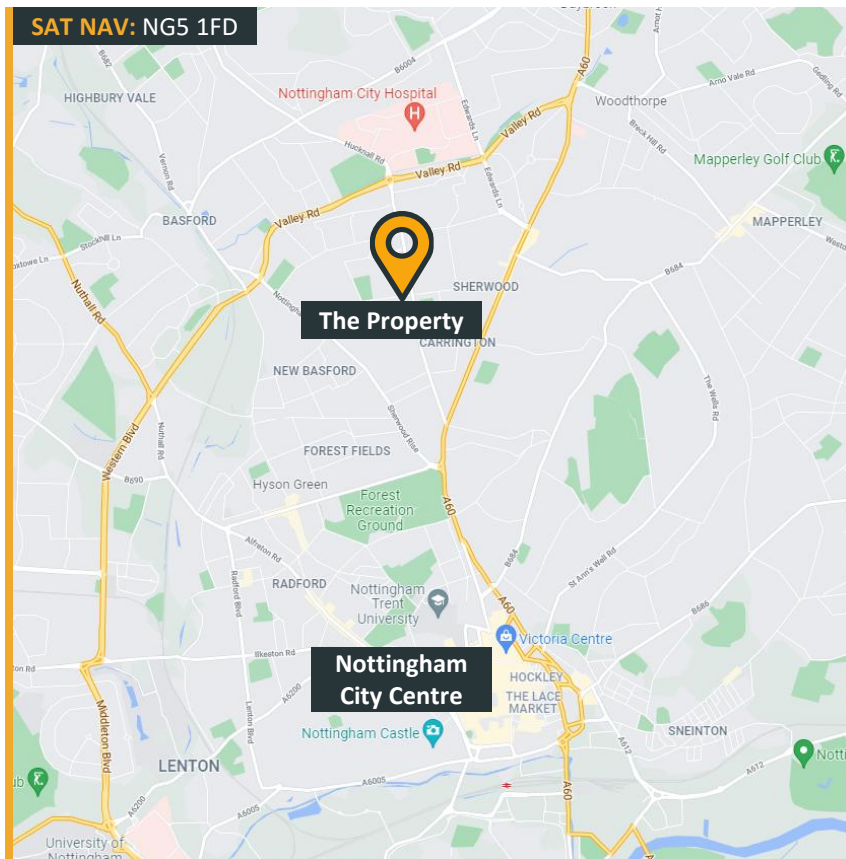
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EPC

The EPC rating for building is available from the agent.

VAT

VAT applies to rent and other payments due under the lease.

Further Information

For further information or to arrange a viewing please call or click on the emails or website below:-

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31/10/2025

Please [click here](#) to read our "Property Misdescriptions Act". E&OE.