



## 15,000FT<sup>2</sup> UNIT LET ON HEADSTOCKS INDUSTRIAL PARK, NOTTINGHAM

FHP Property Consultants are pleased to announce the successful letting of Unit 22, a 15,000ft<sup>2</sup> industrial / warehouse unit at the newly completed Headstocks Industrial Park in Watnall. The unit is one of the two larger units on the estate, which totals approximately 103,000ft<sup>2</sup>, across 22 high-specification units.

Headstocks Industrial Park, completed April / May 2025, represents a new-build scheme delivered to an exceptional standard. Constructed with steel portal frame construction and finished to a high specification throughout, the development has attracted strong interest from a diverse range of occupiers since launching the estate in 2023. Its strategic location, just minutes from J26 of the M1 and the A610, provides excellent connectivity to Nottingham city centre situated approximately 5.8 miles.

The estate has demonstrated consistent resilience and demand throughout the marketing period, with sustained levels of enquiries and a broad mix of occupiers now in place. Unit 22, positioned prominently to the entrance of the estate, benefited from strong visibility and appeal. While early interest centred around leisure uses, FHP are pleased to have secured an industrial occupier whose requirement aligned perfectly with the space.

Fernwood Property's significant investment into the scheme is evident in the quality of the units delivered. Each unit benefits from warehouse lighting, WC facilities, a fitted kitchenette and a front office area with vinyl floor finishes, with the larger units also offering data cabling. This high level of turnkey specification has minimised occupier fit-out costs, an influencing factor in the continued take-up across the estate. The two larger units, including Unit 22, also benefit from generous parking provisions of 25 spaces each, level loading yard areas and access to an overspill car park shared by all occupiers on the estate,

Amy Howard, Surveyor at FHP Property Consultants, commented:

"We are delighted to have completed the letting of Unit 22 at Headstocks Industrial Park, especially at the start of the year which sets a positive tone. As the final unit available on the estate, securing the right occupier was a key priority, especially given the quality and potential the unit offered. When GV Property approached us on behalf of their retained client, it was immediately clear that the space was an excellent match. Following a single viewing, the occupier's interest was confirmed and we were able to agree terms swiftly,

Having worked closely with my client on this project for over 18-months, it is extremely rewarding to see the estate reach near full occupation. We have two further units coming back to the market, and given the strong levels of ongoing interest, we are confident they will be placed under offer swiftly. The estate has attracted a fantastic mix of operators, and it is exciting to see the latest occupier already progressing with their fit-out works on-site. Headstocks continues to establish itself as a high-quality, well-connected industrial location within the Nottinghamshire market, with FHP proud to have played a key role."

For further information on the units we have coming to the market, please do not hesitate to contact me on 07887 787894 or email me at [amy.howard@fhp.co.uk](mailto:amy.howard@fhp.co.uk).

ENDS

30 January 2026

Amy Howard

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