



REFURBISHED OFFICES ON PRIDE PARK - AVAILABLE TO LET

FHP Property Consultants are delighted to be marketing Units 4, 5 and 6 Stadium Business Court, Pride Park, Derby, DE24 8HP.

The property comprises a two-storey self-contained office building which is available either as a whole or split. The property has just undergone a recent refurbishment offering new carpeting and LED lighting throughout. The total specification includes air conditioning, suspended ceilings, gas central heating, on site parking, boxes and perimeter trunking, W/C and kitchen facilities.

The property is located in Derby's premier business address, Pride Park which has over 10,000 people working on the park each day. Major attractions to the locations are David Lloyd Health & Fitness, Derby County Football Club and a variety of food and beverage options. Pride Park is situated immediately south of the A52 dual carriageway which is one of the city's principal routes connecting to Junction 25 of the M1 motorway.

The property is available on new lease terms and we can offer:

Unit	Size ft ²
Unit 6	1,286
Unit 4 and 5	2,886
Units 4, 5 and 6	4,172

Corbin Archer comments:

"Following a recent refurbishment the property is available as a whole or split, offering an excellent opportunity to suit a variety of occupiers. The property presents really well and is situated in an ideal location. If you are interested, please feel free to contact me on the below information".

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

To find out more please call:

Nottingham | **Birmingham** | **Derby**
0115 950 7577 | **0121 752 5500** | **01332 343 222**

Nottingham Office
10 Oxford Street | Nottingham | NG1 5BG

Birmingham Office
122-124 Colmore Row | Birmingham | B3 3BD

Derby Office
North Point | Cardinal Square |
10 Nottingham Road | Derby | DE1 3QT

For further information or to arrange a viewing then please contact Corbin Archer on 07929 716 330 or corbin.archer@fhp.co.uk.

ENDS
Corbin Archer
April 2026

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