



Enterprise Way,
Chesterfield, **S44 5FD**
markhamvale.co.uk



tile.soothing.weary

MARKHAM VALE TRADE PARK

JUNCTION 29A/M1

COMING SOON:

- NEW BUILD
- INDUSTRIAL / WAREHOUSE / TRADE COUNTER UNITS
- FROM 3,817 - 17,000 SQ FT
- APPROVED B2/B8 PLANNING PERMISSION

DESIGNED TO A VERY HIGH SPECIFICATION



Excellent Yard & Turning Circles



EV Charging Points



6.5m Eaves Height



50 Car Parking Spaces



Landscaped Surrounds



Doorstep Food and Beverage Amenities



BREEAM 'Very Good'



EPC A

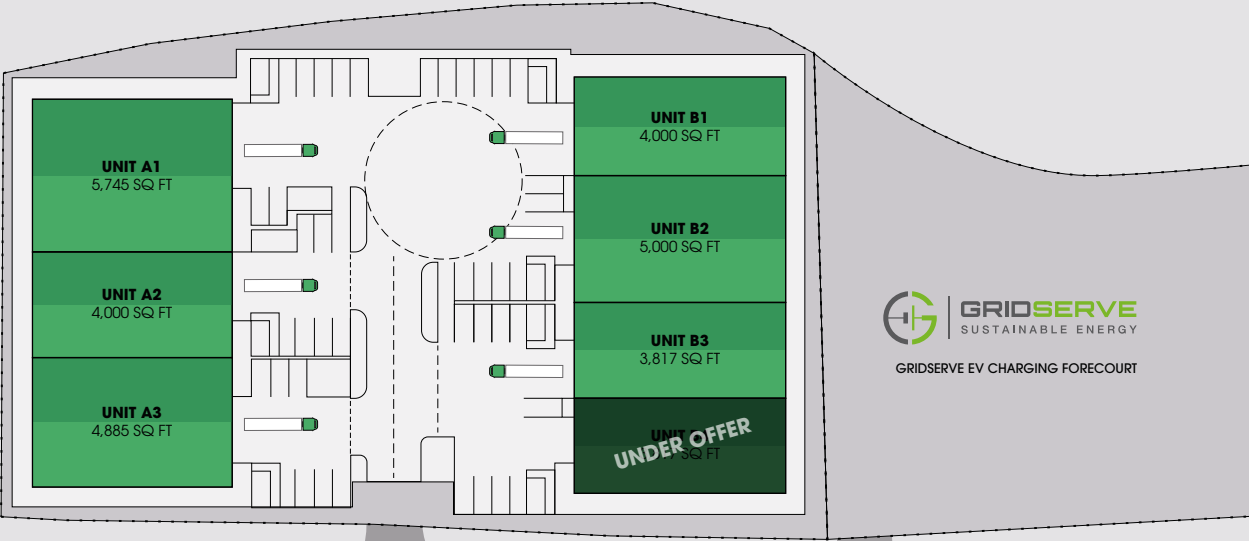


Electrically Operated Sectional Overhead Door



ACCOMMODATION

Unit	Sq Ft	Sq M
A1	5,745	533
A2	4,000	371
A3	4,885	453
B1	4,000	371
B2	5,000	464
B3	3,817	354
B4	UNDER OFFER	354
Total	31,264	2,566



DEMOGRAPHICS



119,000
passing vehicles
per day



4,080
homes new homes coming soon
within a ten-mile radius



270,000
population within 20
minutes of Markham Vale in
Chesterfield & Bolsover



5.8 MILLION
population within 60 minutes
of Markham Vale



27.7%
of Derbyshire's population
work within the construction
and manufacturing industries

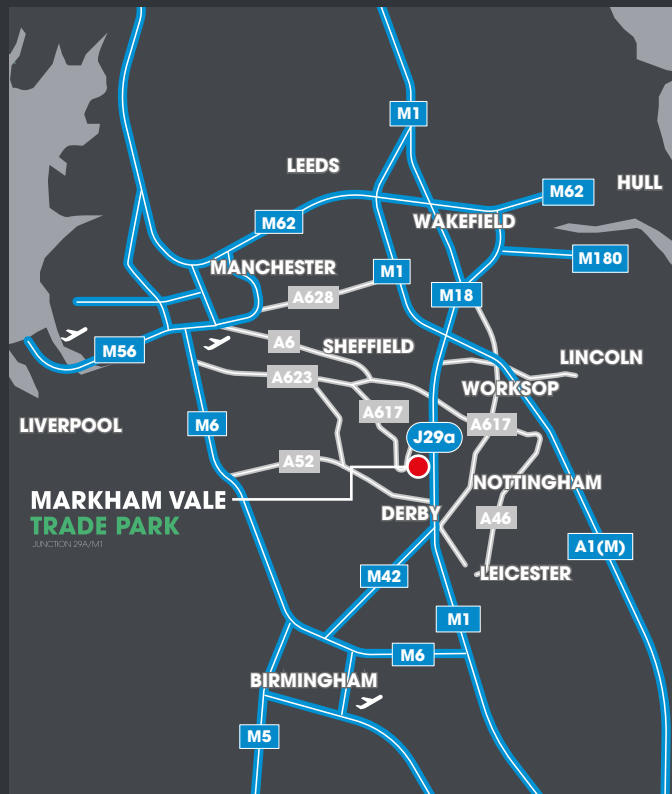


20 MILES
nearest new build
Trade Park 28 miles



LEASE TERMS

Units are available to lease on full repairing and insuring terms. For further information and the rent payable, please contact the HBD and the agency team.



Location	Distance	Time
Chesterfield Town Centre	5 miles	10 mins
Sheffield	21 miles	30 mins
Robin Hood Airport	27 miles	43 mins
East Midlands Airport	33 miles	45 mins
Manchester	50 miles	1hr 37 mins
London	148 miles	2hr 30 mins

CONTACT

For more information or to arrange a viewing please the sole joint agents:



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A development by:

In partnership with:

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markhamvale.co.uk



Misrepresentation Act: Whilst all the information in these particulars is believed to be correct, neither the agent nor their clients guarantee its accuracy nor is it intended to form any part of any contract. All areas quoted are approximate. March 2024. Design by **CORMACK** - cormackadvertising