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For Sale

Storage land of approximately 1.5 acres which includes a basic industrial unit, located in Eckington (North East Derbyshire)

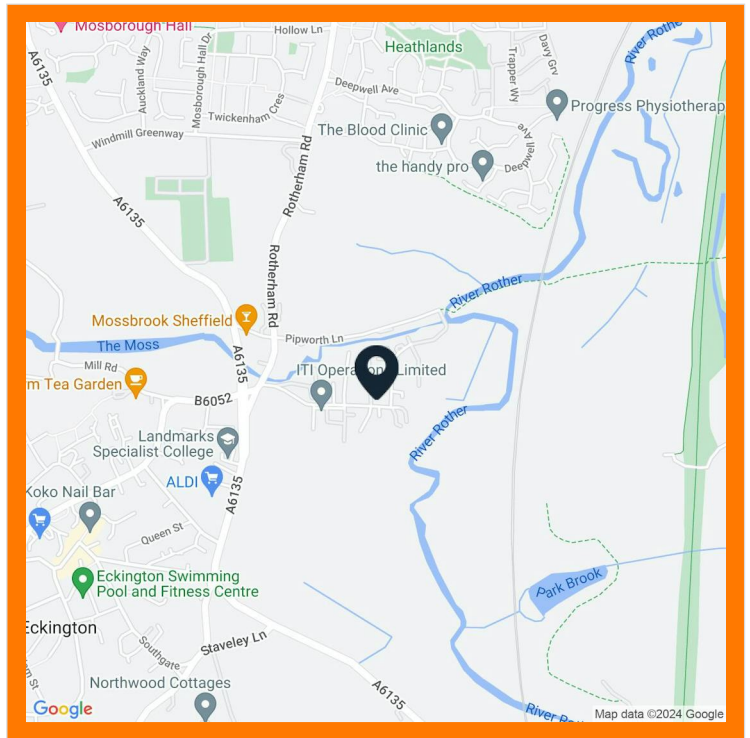
£450,000 plus VAT

Former Admirals Yard Self Storage, Rotherside Road, Eckington, S21 4HL

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- Land suitable for a variety of storage uses / development (STP)
- Located within Eckington Business Park in Eckington, North East Derbyshire
- Rectangular site extending to approximately 1.5 acres (6,070 sq m)
- Mainly concrete surfaced and partly fenced
- Industrial / workshop unit of approximately 2,879 sq ft
- Available for sale



Description

The property comprises a rectangular shaped site which has been used a self storage site. The site is mainly concrete surfaced. There is an electric security gate to the front of the site providing access from Rotherside Road.

There is a workshop unit which benefits from a roller shutter door (3m height x 3.5m width), side pedestrian door, concrete floor, translucent lights, strip lighting, and eaves height (maximum of 6.8m and minimum of 4.57m.)

The site benefits from electricity and water. The Moss stream is located to the rear of the site, near to Pipworth Lane.

Location

The property is located within Eckington Business Park in Eckington, North East Derbyshire 3.4m from junction M1 (J30). Eckington is ten miles to the south east of Sheffield and approximately seven miles northeast of Chesterfield.

Road communications are excellent. The Eckington Business Park is home to a number of occupiers including Power Control, GW Price, Dyson Energy Services, Servelec Group and a North East Derbyshire Council Depot.

Accommodation

Total site is approximately 1.5 acres (6,070 sq m). Within the site is a workshop unit of approximately 267.52 sq m, 2,879 sq ft. To the north the site benefits from frontage to Pipworth Lane.

Tenure

Freehold.

Planning / Development Potential

The property has been used for containerised self storage for more than 20 years with a total floor area, footprint of 34,000 sq ft. Our clients are now relocating these units to a new site. The immediate adjoining site to the west has been partially redeveloped for residential use.

Prospective interested parties are advised to make their own inquiries to North East Derbyshire District Council.

Price

£450,000. We are informed VAT is payable on the price. The freehold will be offered on a vacant possession basis. Please note the containers currently on site will be removed.

Identity Checks

In order to comply with Anti-Money Laundering Legislation, the successful purchaser/tenant will be required to provide certain identification documents. The required documents will be confirmed to and requested from the successful purchaser/tenant.

Business Rates

Rateable Value of £65,000

Energy Performance Certificate

Upon Enquiry

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