



to let

commerc

Unit 38 The Bridge Business Centre, Chesterfield

Modern High-Specification Two-Storey Commercial Unit






ROY PETERS ESTATES

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Unit 38 the Bridge Business Centre, Beresford Way Chesterfield, S41 9FG

Modern high-specification two-storey commercial unit offers a sleek and professional environment ideal for office-based businesses.

Built to current standards, the property features brick walls, a pitched roof, and a contemporary finish throughout.

Key Features:

- Total Area: 1,469 sq. ft. across two floors
- Windows: Double-glazed for energy efficiency and comfort
- Heating: Electric panel heating throughout with air conditioning units as fitted
- Facilities: Fitted kitchen and toilet amenities
- Security: Shutters to all windows, intruder alarm as fitted and internal fob access.
- CCTV: Cameras are installed but not connected
- Access: Via private road with landscaped surroundings
- Parking: 6 dedicated spaces with external lighting
- Construction: Modern build with durable materials and smart design

Ideal For:

Tech firms, professional services, creative agencies, consultancies, or any business seeking a high-quality, ready-to-occupy office space.

Rent

£16,000 pa

Accommodation Area

Ground Floor – 715 ft²
First Floor – 754 ft²
Total Area: – 1,469 ft²

Location

The Bridge Business Centre is to the north of Chesterfield town centre on the edge of the Sheepbridge Industrial area, only a short distance from the A61 providing good access to Sheffield and the motorway network. Chesterfield is a historic market town located 24 miles north of Derby, 11 miles south of Sheffield and 6 miles from Junction 29 on the M1. Chesterfield is the second largest town in Derbyshire, after the city of Derby.

What 3 Wrods

Code: ///crew.saves.juror

Business Rates

Rateable Value: £11,500 per annum
Please contact Chesterfield Borough Council to confirm rates payable and any applicable relief.

EPC (Energy Performance Certificate)

Available on request

VAT

All figures quoted are exclusive of VAT at the prevailing rate.

Legal costs

Each party will be responsible for their own legal costs in connection with any transaction.

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Viewing

Strictly by prior appointment with the sole agent Roy Peters Estates

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