



Unit 28A Harpur Hill Business Park

Buxton, SK17 9JL

**TO LET / MAY SELL - 31,000
sq ft Industrial / Warehouse
With Large Concrete Yard**

10,000 to 31,000 sq ft
(929.03 to 2,879.99 sq m)

- Established Business Park
- Yard: 50,000 sq ft (Concrete) with Floodlights
- Power: 289 Amps (3-Phase)
- Eaves Height: 8 Meters
- Planning: B2, B8 & E(g)(ii)
- Construction: 2020 Build
- Great Location

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Summary

Available Size	10,000 to 31,000 sq ft
Rent	£10 per sq ft
Rates Payable	£2.64 per sq ft based on 2024 valuation
Rateable Value	£150,000
VAT	To be confirmed
Legal Fees	Each party to bear their own costs
EPC Rating	Upon enquiry

Description

The property at 28A Harpur Hill, Buxton, offers 31,000 sq ft of high-quality industrial warehouse space, suitable for a range of manufacturing, distribution, or storage uses. Constructed with a modern steel portal frame, it features high eaves, an open-plan layout, and skylights that enhance natural light.

Externally, the site benefits from a large yard, providing efficient access for HGVs and ample space for logistics operations. The Landlord is open to splitting the unit into 2-3 smaller units, with options available from 10,000 sq ft upwards.

A separate 1,100 sq ft office cabin is situated on-site, connected to mains power and fully fitted to provide administrative office space together with full welfare facilities, including a shower block and staff/driver amenities.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground	31,000	2,879.99	Available
Total	31,000	2,879.99	

Location

Situated within Harpur Hill Business Park, one of Buxton's key industrial locations, Unit 28A Harpur Hill benefits from strong regional and national connectivity. The A515 and A6 provide direct routes to major cities, while the M1 and M6 motorways are within easy reach, ensuring efficient distribution links across the UK.

Buxton is a thriving market town with a skilled workforce and well-developed infrastructure. Buxton railway station offers regular services to Manchester and beyond, further enhancing accessibility for staff and clients. The property's strategic position within the Peak District makes it an ideal base for industrial and logistics operations.

Viewings

Strictly by appointment with sole agents Hallams Property Consultants.

Terms

The premises are available by way of a new full repairing and insuring lease for a term of years to be negotiated.



Viewing & Further Information



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