



Enterprise Way,  
Chesterfield, S44 5HY  
markhamvale.co.uk



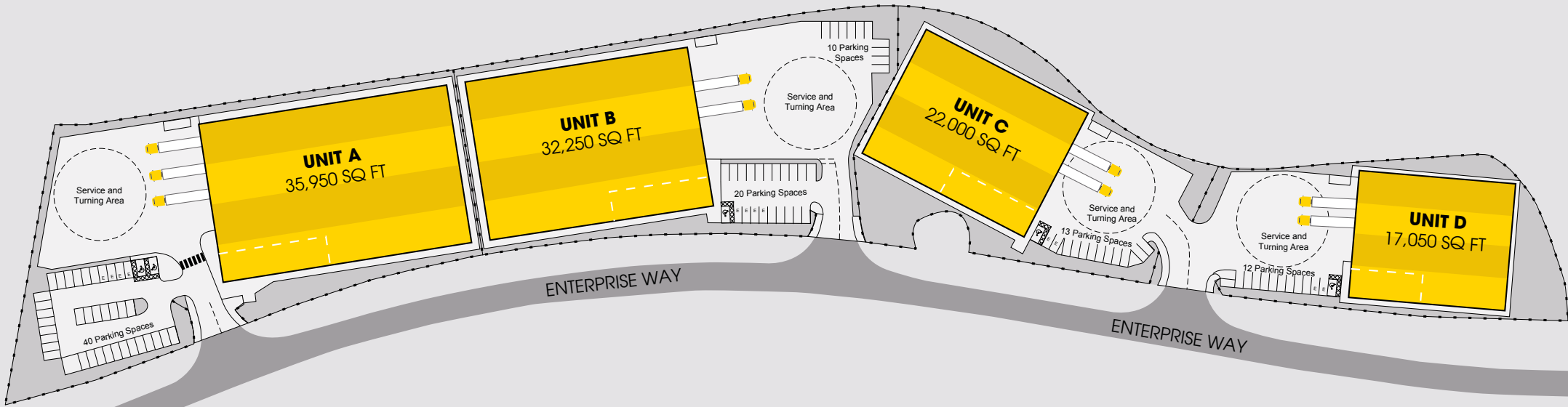
# PLOT 6

MARKHAM VALE JUNCTION 29A/M1

## DESIGN AND BUILD OPPORTUNITY:

- INDUSTRIAL UNITS - 17,050 SQ FT - 35,950 SQ FT UNITS.
- FREEHOLD OR LEASEHOLD
- PROMINENT M1 ROADSIDE WITH 119,000 PASSING VEHICLES
- FULL PLANNING PERMISSION





## UNIT SIZES FROM 17,050 SQ FT - 35,950 SQ FT



Self-contained  
Secure Yards\*



Sectional Up  
and Over Doors\*



Internal  
Offices



Private Car  
Parking



37.5 kN/sqm floor  
loading capacity\*

\*Specification may vary for the smaller terrace of units

### DELIVERY PROGRAMME

Plot 6 benefits from full planning consent for B2 and B8 uses which means delivery of a unit can be achieved within 9 months from agreement of terms.

A range of road side and ancillary uses already service the site with occupiers including McDonalds, Starbucks, KFC, Greggs, Spar, Subway, Marston's and Shell.



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Disclaimer: 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. February 2023. Design by CORMACK - cormackadvertising