



Retail showroom with substantial car park, benefitting from excellent frontage to the B6057 Station Road.

22-24 Station Road, Whittington Moor, Chesterfield, S41 9AQ.



📍 Location

The subject property is located at the junction of the B6057 Station Road and Chapel Street in Chesterfield, overlooking the roundabout which links the A61 Dronfield Bypass with Chesterfield town centre and to the south of the town and beyond. Chesterfield town centre is situated just two miles to the south.



📝 Description

The property itself has recently become available for the first time in many years, and offers a rare and excellent opportunity for a retailer or car sales garage to take advantage of one of Chesterfield's most sought-after highly exposed locations, with an excellent profile to the A61 and B6057 Station Road. The site is exceptionally well-known within the town, having been previously occupied by Dominos and Enterprise. The building is configured over two floors and provides a mixture of open-plan accommodation together with some private offices. The ground floor further benefits from excellent glazed frontages to the adjacent highway and there is extensive surfaced parking outside.





☆ Rating Assessment

Enquires should be made with the Local Authority.

💡 Fixtures & Fittings

Neither CPR, nor their clients, can offer any form of warranty as to working order of any fixtures and fittings referred to, or suitability / capacity for any particular purpose. An incoming Tenant / purchaser must satisfy themselves in this regard prior to entering any legal or financial commitment.

📄 Planning

We would recommend any seriously interested parties to make all enquiries with the planning department of the Local Borough Council regarding any alternative uses.

📄 Energy Performance Certificate

The property has an Energy Performance Certificate (EPC) Rating of 41 (Band B). A copy of the EPC is available online or on request.

☆ Services

Mains electricity, water and drainage are understood to be supplied and connected. None of the services have however been tested by Commercial Property Rotherham. We would recommend all interested parties to satisfy themselves as to the suitability and capacity of all mains services prior to entering in to any legal or financial commitment.

📄 Terms

The property is available by way of a new Lease at an initial rental of £24,000 per annum.



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