



Members of the Royal Institution of Chartered Surveyors

**HALLAMS**

Property Consultants

**TO LET**

**OFFICE PREMISES - 599 Sq Ft**



**UNIT 10 BINGSWOOD INDUTRIAL ESTATE, WHALEY BRIDGE,  
HIGH PEAK, SK23 7LY**

**Churchill Chambers,  
Churchill Way,  
Macclesfield,  
Cheshire, SK11 6AS**

**01625 262222**  
**[www.hallams.com](http://www.hallams.com)**



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**LOCATION**

The property is situated within the Town of Whaley Bridge, in High Peak Borough, Derbyshire, located a five minute walk from the centre of Whaley Bridge on Buxton Road. Whaley Bridge lies on the edge of the Peak District between Manchester (17 miles to the North West) and Buxton (6 miles to the south).

**DESCRIPTION**

The property provides high quality office space which is predominantly open-plan which has been used as a board room, there is a front office and includes a reception area. The board room is furnished and there is a kitchen and WC with Gas Central Heating.

**FLOOR AREAS (NIA)**

<b>Boardroom</b>	<b>428 sq ft</b>	<b>39.82 m<sup>2</sup></b>
<b>Front Office</b>	<b>171 sq ft</b>	<b>15.92 m<sup>2</sup></b>
<b>Total</b>	<b>599 sq ft</b>	<b>55.64 m<sup>2</sup></b>

**TERMS**

The property is available by way of a new internal repairing and insuring lease.

**PRICE**

£7,000 p.a.x

**RATES**

Rateable Value £7,000

**LEGAL COSTS**

Each party will be responsible for their own legal costs.

**VAT**

All prices and rents are exclusive of, but may be liable to VAT.

**VIEWINGS**

Strictly by appointment with sole agents Hallams Property Consultants.



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