



RIVERSIDE
BUSINESS PARK • BAKEWELL



A mixed use development at the heart
of the Derbyshire Peak District



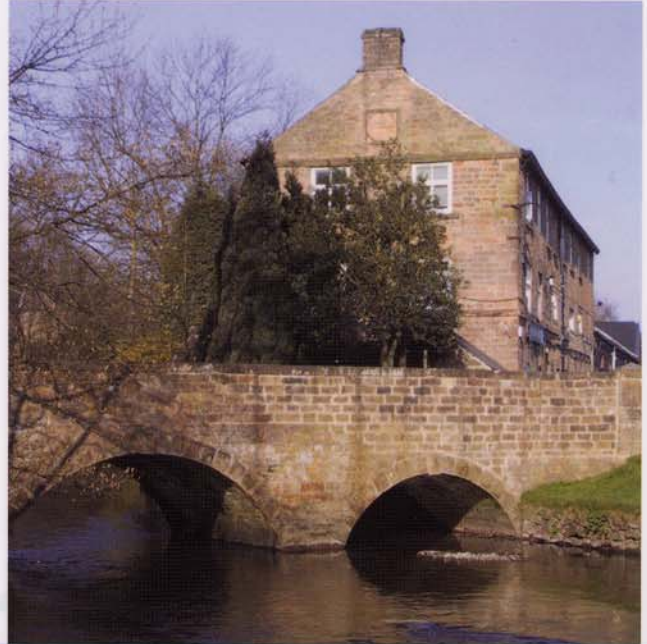
RIVERSIDE

BUSINESS PARK • BAKEWELL

LOCATION

Located in the heart of the Peak District National Park, Riverside Business Park, Bakewell offers a unique mix of quality office, hi-tech and industrial accommodation. The site provides extensive car parking and full on-site security with a comprehensive range of services including fast telecommunication connectivity.

The site is situated alongside the River Wye, in an idyllic setting within a short, flat walk to Bakewell town centre.

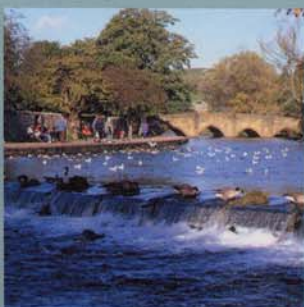


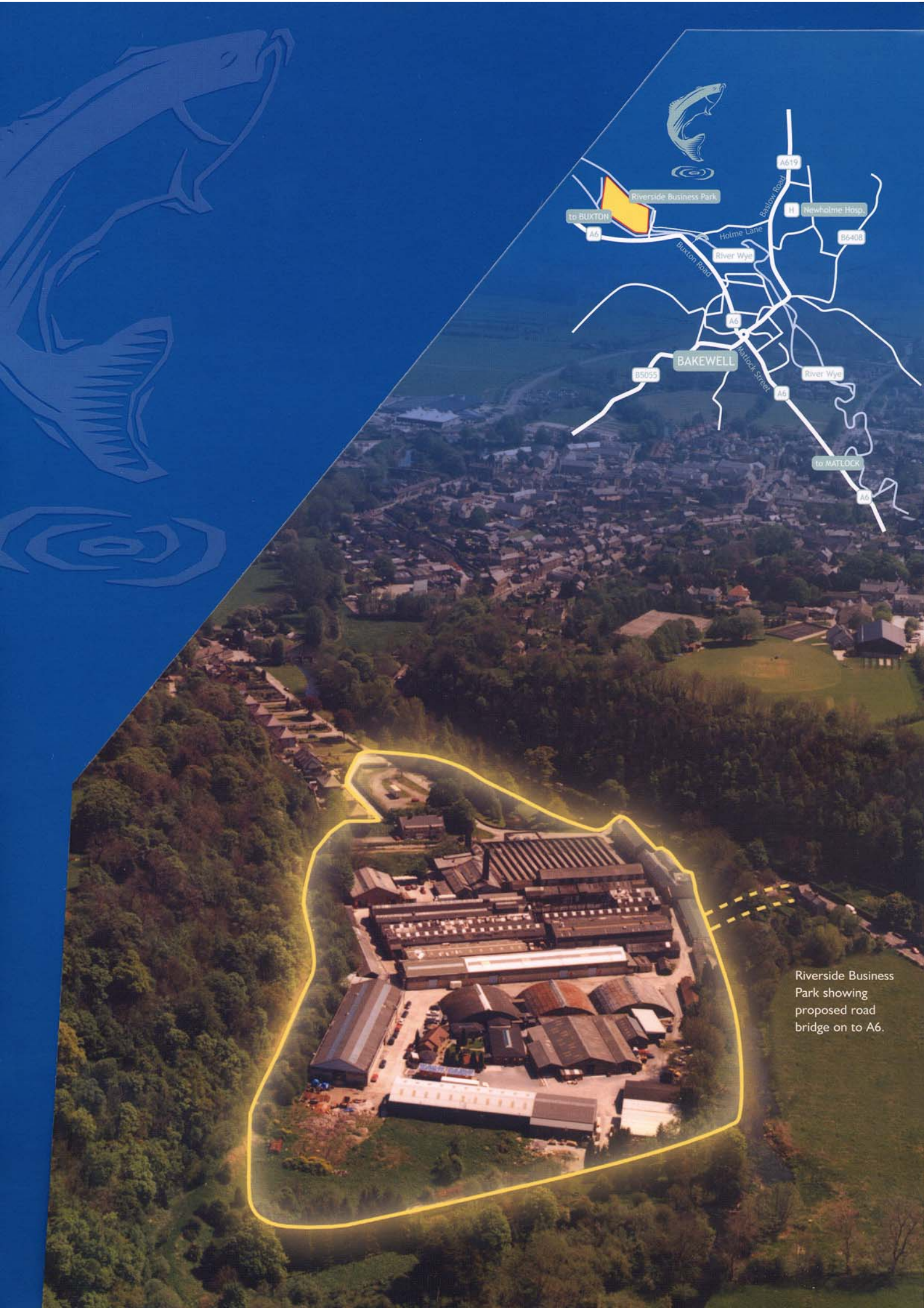
The historic market town of Bakewell is a thriving community incorporating a full range of banking, commercial and retail facilities. The town and surrounding Peak District National Park is one of Britain's premier tourist and leisure destinations and offers an extremely high quality working and living environment. The area benefits from excellent local schools, high quality housing and a well-educated and enthusiastic workforce.

The site in Bakewell is within easy reach of Sheffield, Manchester, Nottingham, Chesterfield and Derby. Airports at Manchester, East Midlands and Birmingham are all within one hour's drive.

SITE DESCRIPTION

- Unrivalled waterside setting. Existing mix of small and large businesses.
- Ample car parking.
- Office, industrial, storage and studio units available.
- New and refurbished space. Bespoke buildings available.





Riverside Business Park showing proposed road bridge on to A6.

Designed and produced by Onika Ltd, Bakewell. 01629 813300 gtr10.020m1788



RIVERSIDE

BUSINESS PARK • BAKEWELL

Letting Agent

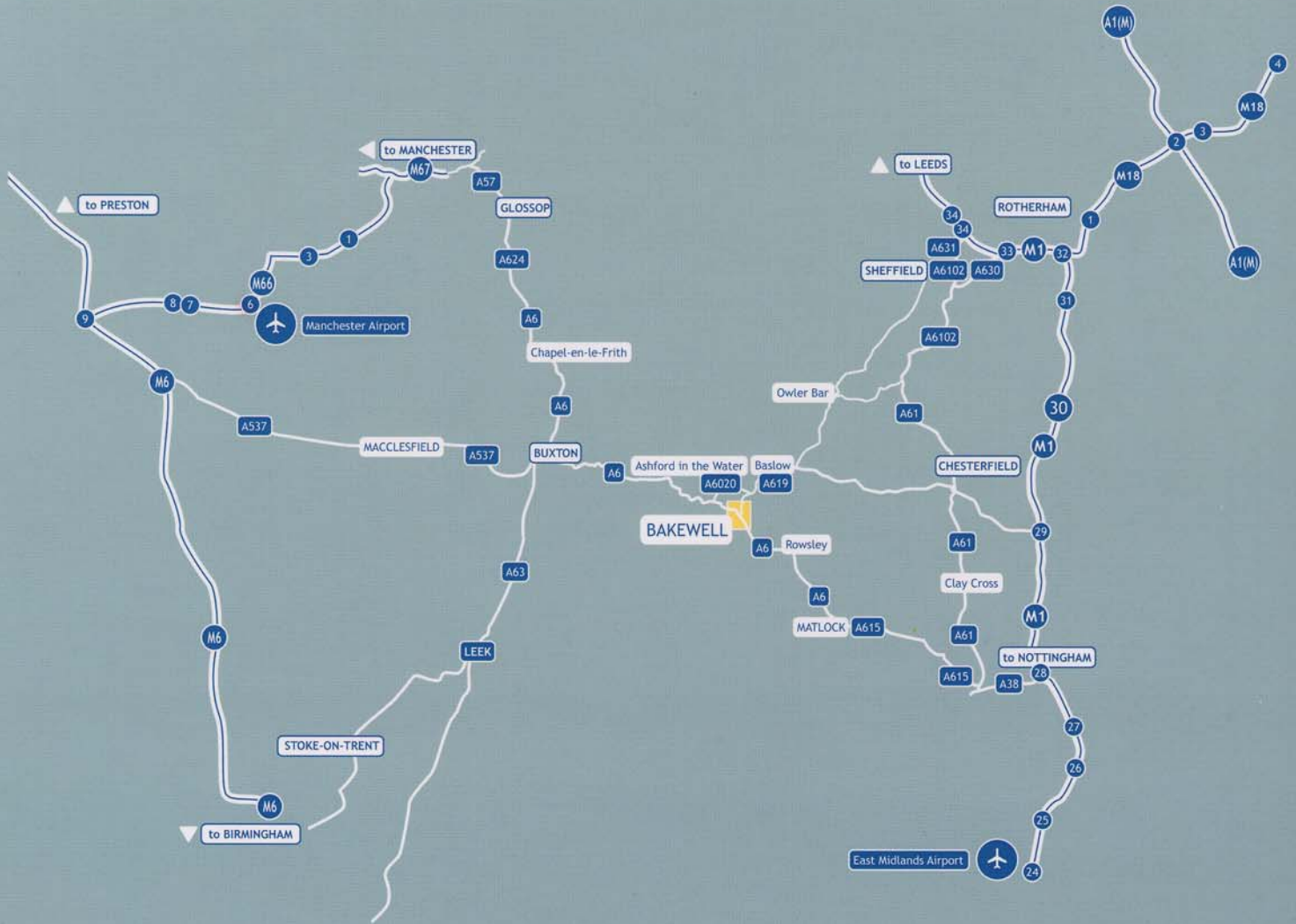
Mark Jenkinson & son
8 Norfolk Row, Sheffield
South Yorkshire. S1 2PA
Tel : 0114 276 0151
www.markjenkinson.co.uk

Letting Agent

Knight Frank
Princess House, 122 Queen Street,
Sheffield. S1 2DW
Tel : 0114 272 9750
www.knightfrank.com

Site Owners

Litton Properties Ltd
1 Broome's Barns, Pilsley,
Bakewell, DE45 1PF
Tel : 01246 582662
www.littonproperties.co.uk



LITTON PROPERTIES LTD

IMPORTANT NOTICE: Knight Frank & Oulsnam Property Services gives notice to anyone who may read these Particulars as follows:- Misrepresentation Act - Knight Frank for themselves and for the vendors or lessors of this property whose agents they are, give notice that (i) these particulars are produced in good faith, are set out as a general guide only and do not constitute any part of an offer or contract. They are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves as to the correctness of each of them. (ii) no person in the employment of Knight Frank has any authority to make or give any representation or warranty in relation to this property.

Knight Frank
0114 272 9750
www.knightfrank.com
Princess House, 122 Queen Street, Sheffield S1 2DW

Mark Jenkinson & son
ESTABLISHED 1877
INDEPENDENT PROPERTY PROFESSIONALS
Tel: 0114 276 0151
www.markjenkinson.co.uk
8 Norfolk Row, Sheffield, South Yorkshire S1 2PA