

## **For Sale**



Hogshaw Mill 1A Fairfield Road, Buxton, SK17 7DJ

# Mixed use investment/residential development opportunity in central Buxton

**9,499 sq ft** (882.49 sq m)

- 4219 sq ft
- Located in Central Buxton
- Residential Development Opportunity Subject to Permissions
- Approx. 10 Minute Walk to Buxton Railway Station

### Hogshaw Mill, 1A Fairfield Road, Buxton, SK17 7DJ

#### Summary

Available Size	9,499 sq ft
Price	£1,000,000.00
Business Rates	Upon Enquiry
EPC Rating	Upon enquiry

#### Description

Hogshaw Mill is a mixed use building with a total floor space of 9499 sq ft. The building currently houses multiple businesses spread out over two and a half floors including a market hall style food and beverage operation to the lower ground floor and retail to the ground floor. The building has good potential for residential development subject to permissions and there is parking available on site.

The premises comprise of the ground floor of a traditionally constructed stone built property and consist of an open-plan area and a further vaulted area which is laid out into 16 bays.

#### Location

The premises are prominently located on Fairfield Road at the junction of the A.6 and the A.53. The prime retail area within the town centre is approximately 150 metres distant and there are two public car parks immediately opposite the unit. The town's railway station is also within half a mile of the property.

Buxton lies between Stockport (20 miles) and Ashbourne (8 miles).

#### Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Lower Ground - Entrance Area	346	32.14	Available
Lower Ground - Retail/Restaurant	3,966	368.45	Available
Ground - Retail	4,187	388.99	Available
1st - Office/Storage	1,000	92.90	Available
Total	9,499	882.48	

#### Viewings

Strictly by appointment with the sole agents Hallams Property Consultants

#### Terms

The premises are available by way of a freehold disposal.







### Viewing & Further Information

#### Jack Hallam



01625 262222 Jhallam@hallams.com



Anthony Howcroft 01625 262222 ahowcroft@hallams.com

The above information contained within this email is sent subject to contract. These particulars are for general information only and do not constitute any part of an offer or contract. All statements contained therein are made without responsibility on the part of the vendors or lessors and are not to be relied upon as statement or representation of fact. Intending purchasers or lessees must satisfy themselves, by inspection, or otherwise, as to the correctness of each of the statements of dimensions contained in these particulars. Generated on 18/04/2024