



3-5 Market Street

Whaley Bridge, High Peak, SK23 7AA

Income Producing Retail and Residential Investment

2,576 sq ft
(239.32 sq m)

- Central Whaley Bridge
- Mix of Retail and Residential Space
- Short Walk to Whaley Bridge Railway Station
- Strategic High Peak Location
- Planning Permission to create a further apartment
- Up to Four Parking Spaces Included

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Summary

Available Size	2,576 sq ft
Price	£330,000 Exclusive
Rateable Value	£8,900
Car Parking	Property comes with four car parking spaces
Legal Fees	Each party to bear their own costs
EPC Rating	C (55)

Description

A prime retail unit in the heart of Whaley Bridge with great potential. The retail unit is set over two floors comprising a ground floor space and a basement area with loading access from the rear of the building.

Above the retail unit is two residential apartments, which has planning consent to be converted into three apartments. See planning reference: HPK/2023/0350

Location

The building is located in central Whaley Bridge just a 3-minute walk from Whaley Bridge Railway Station. Whaley Bridge itself is one of the most prominent towns in the High Peak with a good mix of retail, industrial and leisure premises. The nearby A6 provides good access south towards Buxton and north towards Stockport.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground	631	58.62	Available
Basement	1,127	104.70	Available
1st	818	75.99	Available
Total	2,576	239.31	

Viewings

Viewings strictly by appointment only via sole agents Hallams Property Consultants

Terms

The property is available by way way of a Long Leasehold (999 year) disposal. The ground rent payable is £6.25 per annum.

Tenancy Information

Shop is let to Finders Keepers on a 5 year lease expiring 28/02/26 - at a rent of £12,720 per annum

Flat 3A is let on an AST (started in 2020), the rent is £466pcm.

Flat 5A is vacant.



Viewing & Further Information



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