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Unit 8, The Mall Market Street, Chesterfield, S45 9JE

£6,000 Per Annum



**MARKET STREET MALL**

Project Architects: GONSHAW ALEXANDER Tel. 061 796 1021  
Building Contractor: R.K. MORRELL Tel. 0246 566105



£6,000 Per Annum

# Unit 8, The Mall Market Street

Chesterfield, S45 9JE

A recently refurbished retail unit situated in a pleasant position in Clay Cross, finished to a modern standard throughout. This versatile space is suitable for a wide variety of uses, including a beautician, hair salon, office, or similar business.

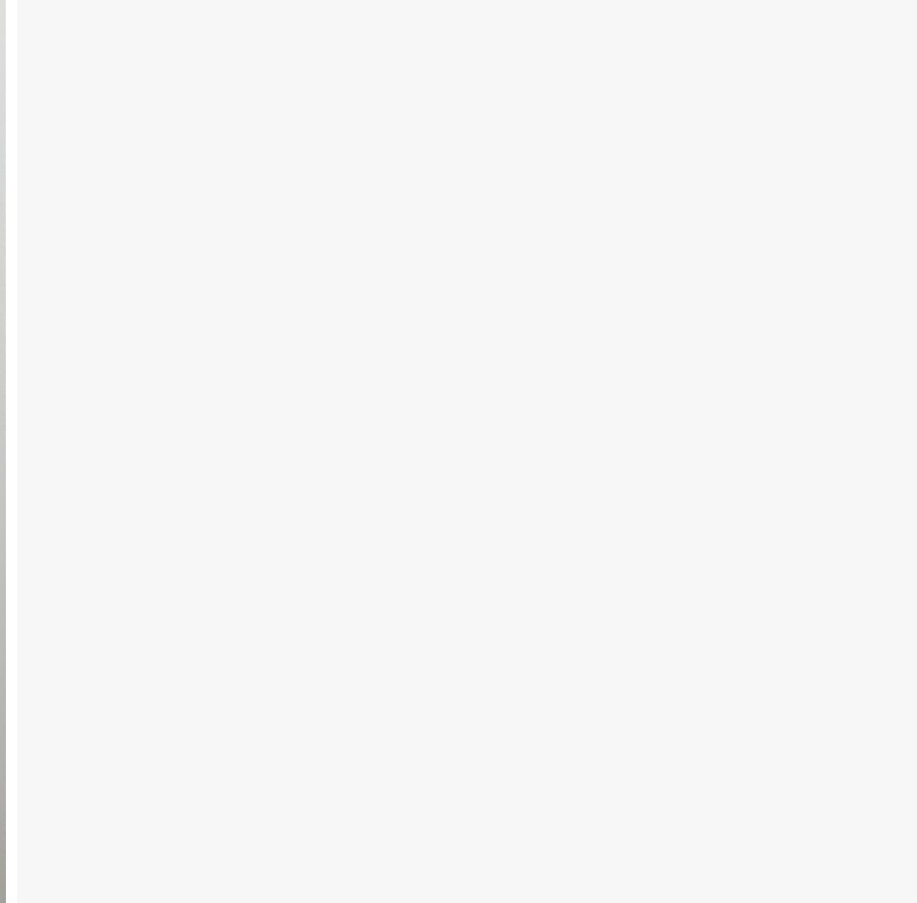
The unit benefits from:

- A fresh, contemporary fit-out
- No service charges payable
- No business rates payable (subject to eligibility)
- An annual buildings insurance contribution only
- Close to various car parks, all free of charge

This is an excellent opportunity for a new or growing business to establish itself in a well-connected location with minimal overheads.

Enquire today to arrange a viewing





Directions

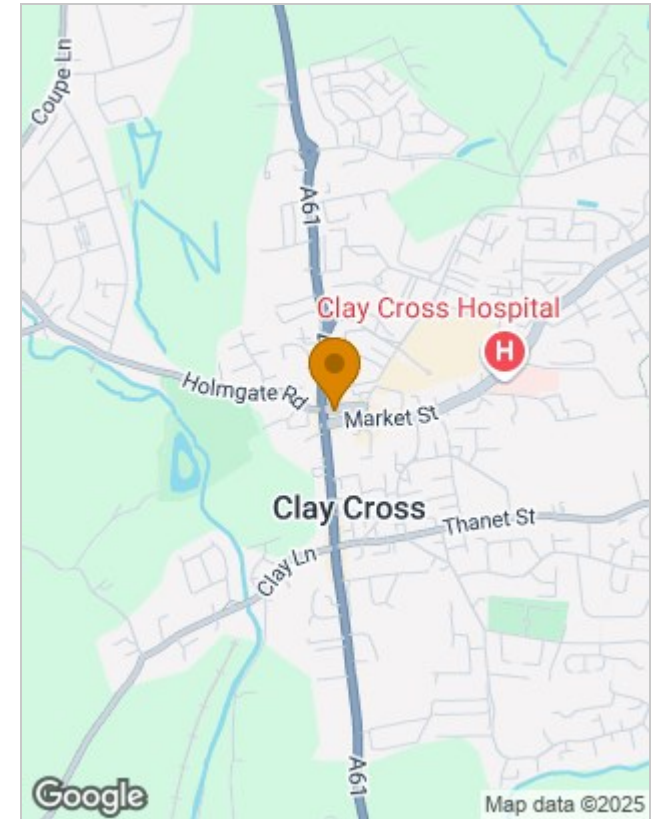




## Floor Plans



## Location Map



## Energy Performance Graph

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

## Viewing

Please contact our Chesterfield Commercial Office on 01246 233121 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.