TWENTY CAVENDISH ST.

CHESTERFIELD | S40 1UY

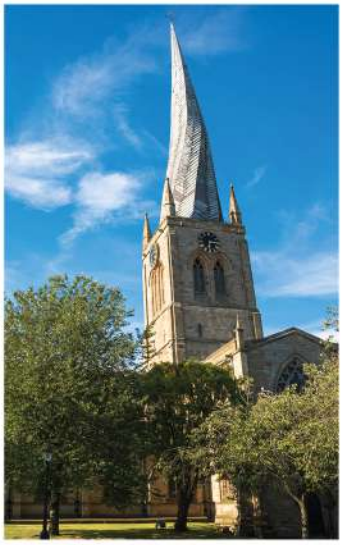
FOR SALE / DEVELOPMENT OPPORTUNITY

SUBJECT TO VACANT POSSESSION AND PLANNING

CHESTERFIELD

A large & thriving market town

Chesterfield lies in the county of Derbyshire on the edge of the Peak District National Park, approximately 24 miles north of Derby, 13 miles south of Sheffield and 150 miles north of London.



- Located in the heart of Chesterfield town centre, Cavendish Street occupies a prominent position close to the principal retail offers of The Pavements, Vicar Lane, The Shambles and the Medieval Quarter of Chesterfield.
- In the future, the town will benefit from a station on the HS2 network.
- The building is located within close proximity to Chesterfield Train Station approximately 0.4 miles away, with regular services to London, Birmingham, Sheffield and Manchester.
- The town boasts excellent transport links, located close to Junction 29 of the M1 and the A61 dual carriageway.

NEW DEVELOPMENTS

Within close proximity of Cavendish Street

Across Chesterfield, a variety of developments are taking shape incorporating various uses that will further connect and enhance the town centre offering, providing people with more reasons to come and work, shop and spend their leisure time.

SALTERGATE MULTI-STOREY CAR PARK

Nearing completion, the new car park will provide 530 public car parking spaces within a modern, secure and well-lit environment.

HOLYWELL CROSS CAR PARK / NORTHERN GATEWAY

Proposed 28,000 sq ft Enterprise Centre under construction, providing high specification work space nurturing new business.

ELDER WAY LEISURE SCHEME

Mixed-use leisure centre scheme in the former Mock-Tudor Co-op department store, comprising a new 92 bed Premier Inn Hotel, a new 16,000 sq ft gym and 7 new restaurant units.

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THE BUILDING COMPRISES A FORMER PURPOSE BUILT CINEMA, WHICH OVER THE YEARS HAS BEEN USED AS A NIGHTCLUB ON THE UPPER FLOORS, WITH RETAIL AT GROUND FLOOR.

- It provides approximately 3,085 m² (33,210 sq ft) of accommodation on 3 principal levels.
- A 1930's Art Deco former cinema which is of a concrete framed construction with brick elevations, beneath a pitched and flat roof sections.

TENURE

- Long leasehold. Held on a 125 year lease from Chesterfield Borough Council from 14th June 2004 at an annual rent of £1,000.
- The ground floor of the building is currently leased to Boyes, however they have confirmed their intention to vacate.
- There is loading access to the rear of the building.

PRICE

On application.

DEVELOPMENT POTENTIAL

The building is capable of being redeveloped / refurbished and suitable for a variety of uses, subject to planning and securing vacant possession.

EPC RATING

A full report is available on request.

LEGAL COSTS

Each party to bear their own legal costs incurred in the transaction.

VAT

Upon Request.

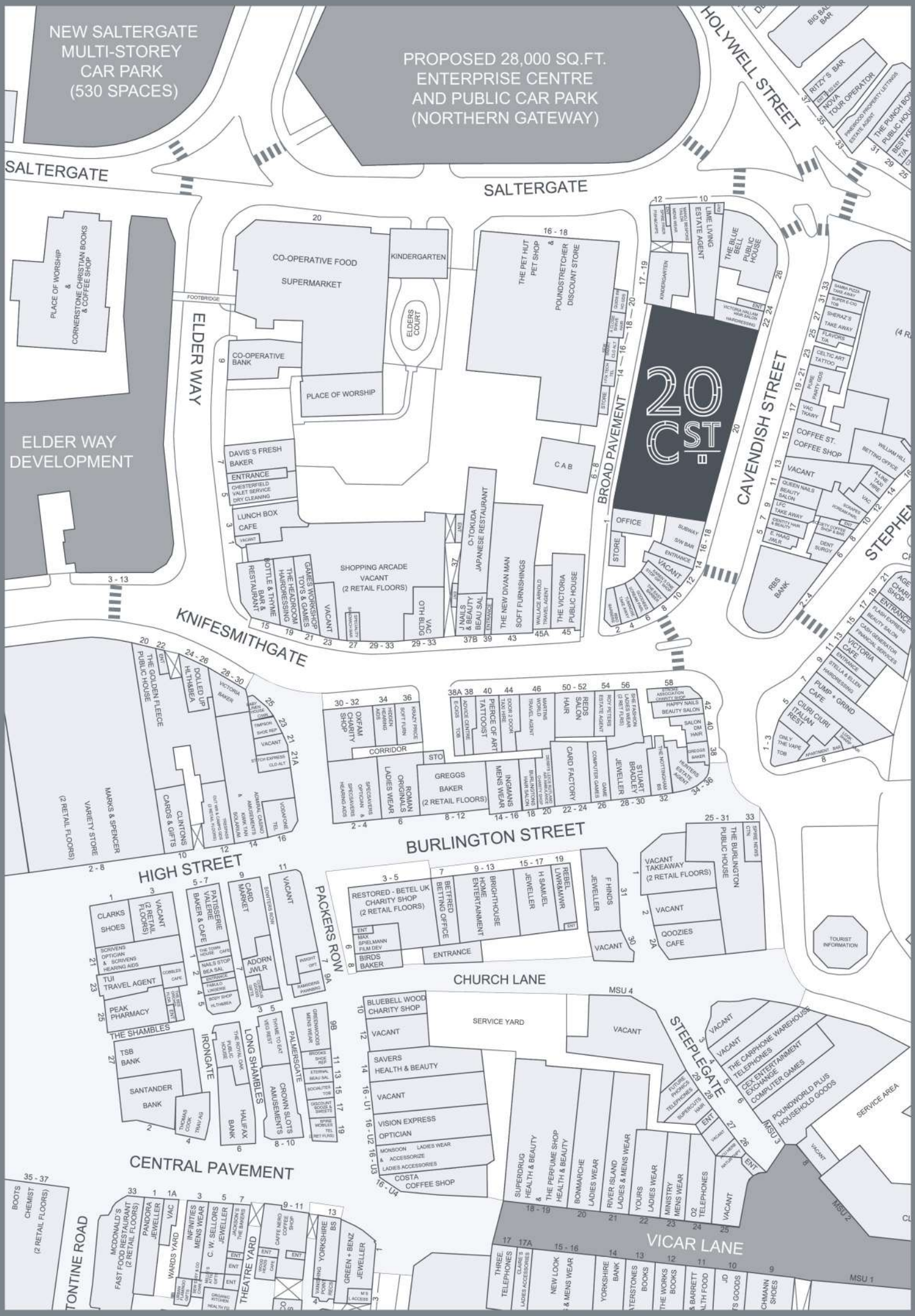
FURTHER INFORMATION

brasier freeth

DAMIAN SUMNER
07974 085738
damian.sumner@brasierfreeth.com

CONNOR CRABB
07711 555769
connor.crabb@brasierfreeth.com

Disclaimer: These marketing details are intended as a guide and must not be relied upon as a statement of fact and they are expressly excluded from any contract. All prices/rents quoted are exclusive of VAT which may be payable. Regulated by RICS. July 2019.


NEW SALTERGATE MULTI-STOREY CAR PARK (530 SPACES)
PROPOSED 28,000 SQ.FT. ENTERPRISE CENTRE AND PUBLIC CAR PARK (NORTHERN GATEWAY)
HOLYWELL STREET
SALTERGATE
SALTERGATE
PLACE OF WORSHIP & CORNERSTONE CHRISTIAN BOOKS & COFFEE SHOP
ELDER WAY DEVELOPMENT
ELDER WAY
FOOTBRIDGE
CO-OPERATIVE FOOD SUPERMARKET
KINDERGARTEN
ELDERS COURT
CO-OPERATIVE BANK
PLACE OF WORSHIP
THE PET HUT PET SHOP
POUNDSTRETCHER DISCOUNT STORE
CAB
BROAD PAVEMENT
CAVENDISH STREET
20 CST
LIME LIVING ESTATE AGENT
THE BLUE BELL PUBLIC HOUSE
KINDERGARTEN
VICTORIA HALLAM HAIR SALON HAIRDRESSING
OFFICE
STORE
SUBWAY
S/W BAR
ENTRANCE
VACANT
RBS BANK
COFFEE ST. COFFEE SHOP
VACANT
QUEEN NAILS BEAUTY SALON
TAKE AWAY
DENT SURGY
DAVIS`S FRESH BAKER
ENTRANCE
CHESTERFIELD VALET SERVICE DRY CLEANING
LUNCH BOX CAFE
VACANT
BOTTLE & THYME BAR & RESTAURANT
THE HEADROOM HAIRDRESSING
GAMES WORKSHOP TOYS & GAMES
VACANT
SHOPPING ARCADE VACANT (2 RETAIL FLOORS)
VAC
OTH BLDG
O-TOKUDA JAPANESE RESTAURANT
J NAILS & BEAUTY
BEAU SAL
ENTRANCE
THE NEW DIVAN MAN SOFT FURNISHINGS
WALLACE ARNOLD TRAVEL AGENT
THE VICTORIA PUBLIC HOUSE
KNIFESMITHGATE
THE GOLDEN FLEECE PUBLIC HOUSE
DOLLED UP HLTH&BEA
VICTORIA BAKER
MARKS & SPENCER VARIETY STORE (2 RETAIL FLOORS)
CLINTONS CARDS & GIFTS
ADMIRAL CASINO & AMUSEMENTS
KWIK TIN SOLARIUM
VODAFONE
TEL
OXFAM CHARITY SHOP
HEDGING AIDS
SOFT FURN
KRAZY PRICE
CORRIDOR
STO
SPECSAVERS OPTICIAN & HEARING AIDS
ROMAN ORIGINALS LADIES WEAR
GREGGS BAKER (2 RETAIL FLOORS)
INGMANS MENS WEAR
BURLINGTONS HAIR SALON
CHRISTIAN ASSOCIATION CHARITY SHOP
CARD FACTORY
COMPUTER GAMES
STUART BRADLEY JEWELLER
THE NOTTINGHAM BS
HUNTERS ESTATE AGENT
GREGGS BAKER
SALON DM HAIR
HAPPY NAILS BEAUTY SALON
REDS SALON HAIR
ROY PETERS ESTATE AGENT
SHE FASHION LADIES WEAR (2 RET FLRS)
PIERCE OF ART TATTOOIST
DOOR 2 DOOR TAXI HIRE
MARTINS WORLD TRAVEL AGENT
ADVICE CENTRE
E-CIGS
TOB
BURLINGTON STREET
HIGH STREET
CLARKS SHOES
VACANT (2 RETAIL FLOORS)
SCRIVENS OPTICIAN & SCRIVENS HEARING AIDS
TUI TRAVEL AGENT
COBBLES CAFE
PEAK PHARMACY
THE SHAMBLES
PATISSERIE VALERIE BAKER & CAFE
NAILS STOP
BEA SAL
BODY SHOP
HLTHBEA
CARD MARKET
ADORN JWLR
SCOTTISH ROW
VACANT
PACKERS ROW
INSIGHT OPT
RAINBIRDS PAWNBRO
RESTORED - BETEL UK CHARITY SHOP (2 RETAIL FLOORS)
MAX SPIELMANN FILM DEV
BIRDS BAKER
BETFRED BETTING OFFICE
BRIGHTHOUSE HOME ENTERTAINMENT
H SAMUEL JEWELLER
REBEL LNWR&MWR
F HINDS JEWELLER
ENTRANCE
VACANT
VACANT TAKEAWAY (2 RETAIL FLOORS)
THE BURLINGTON PUBLIC HOUSE
VACANT
QOOZIES CAFE
TOURIST INFORMATION
CHURCH LANE
TSB BANK
SANTANDER BANK
THOMAS COOK TRAV AG
IRONGATE
THE ROYAL OAK PUBLIC HOUSE
HALIFAX BANK
LONG SHAMBLES
CROWN SLOTS AMUSEMENTS
PALMERSGATE
GREENWOODS MENS WEAR
BROOKS SHOE REP
ETERNAL BEAU SAL
SOCIALITER TOB
DISCOUNT BOOKS & SWEETS
SPIRE MOBILES
TEL
RET FURS
THYME TO EXT VEG REST
BLUEBELL WOOD CHARITY SHOP
VACANT
SAVERS HEALTH & BEAUTY
VACANT
VISION EXPRESS OPTICIAN
MONSOON & ACCESSORIZE LADIES WEAR
LADIES ACCESSORIES
COSTA COFFEE SHOP
SERVICE YARD
MSU 4
VACANT
STEEPLEGATE
VACANT
VACANT
THE CARPHONE WAREHOUSE TELEPHONES
CEX ENTERTAINMENT EXCHANGE COMPUTER GAMES
POUNDWORLD PLUS HOUSEHOLD GOODS
SERVICE AREA
FUTURE PHONICS TELEPHONES
SUPERCUTS HAIR
ENT
VACANT
MSU 3
SUPERDRUG HEALTH & BEAUTY
THE PERFUME SHOP HEALTH & BEAUTY
BONMARCHE LADIES WEAR
RIVER ISLAND LADIES & MENS WEAR
YOURS LADIES WEAR
MINISTRY MENS WEAR
O2 TELEPHONES
VACANT
MSU 2
VICAR LANE
CENTRAL PAVEMENT
TONTINE ROAD
BOOTS CHEMIST (2 RETAIL FLOORS)
MCDONALD`S FAST FOOD RESTAURANT (2 RETAIL FLOORS)
PANDORA JEWELLER
VAC
WARDS YARD
INFINITIES MENS WEAR
C. W. SELLORS JEWELLER
JACKSON`S THE BAKERS
THEATRE YARD
CAFFE NERO COFFEE SHOP
ENT
YORKSHIRE BS
GREEN + BENZ JEWELLER
THREE TELEPHONES
NEW LOOK & MENS WEAR
YORKSHIRE BANK
WATERSTONES BOOKS
THE WORKS BOOKS
BARRETT HEALTH FOOD
JD
SHOES
MSU 1