

# TO LET



RogerHannah



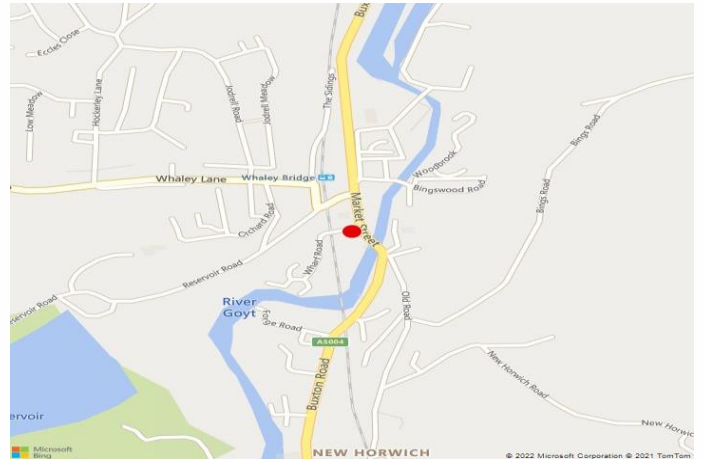
The Jodrell Arms, 39 Market Street, Whaley Bridge, High Peak, Derbyshire, SK23 7AA

**Substantial Refurbished Restaurant  
Premises**

**Approx 4,000 sq ft Available**

- Suitable for a Variety of Uses
- Close to the Peak District National Park
- Prominent Position
- Railway Station Next Door





## Location

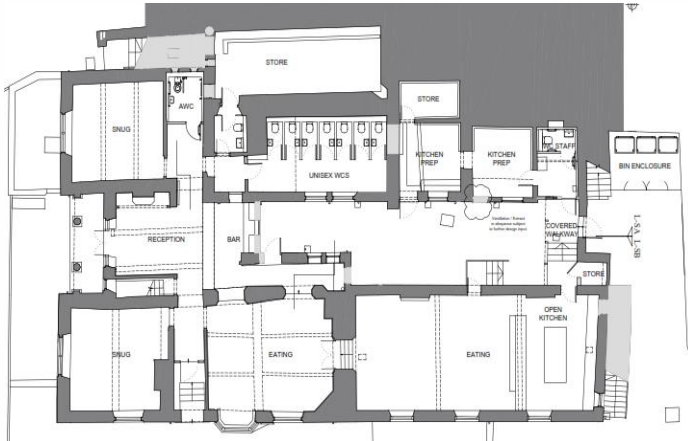
The property sits centrally in a slightly elevated position overlooking the Market town of Whaley Bridge, in close proximity to the local shops and amenities.

The location enjoys close proximity to the Peak District national park with its numerous walks and attractions. The location also benefits from being next door to the railway station, offering a short ride into the centre of Manchester and beyond.

## Description

The former Jodrell Arms Whaley Bridge, standing derelict for the past 15 years, this grand building in the heart of Whaley Bridge has been crying out to be restored and brought back to its former glory.

The property is a former public house which is being extensively refurbished throughout to provide a commercial unit ideal for a restaurant, café or bar, beneath numerous modern residential holiday-lets accommodation.



**Further plans available upon request.**

## Accommodation

Approximate floor area 4,000 sq ft – this can be altered during the building process for a potential occupier.

## Asking Rent

Price on Application.

## Business Rates

Non applicable currently due to refurbishment. Interested parties to make their own enquiries.

## EPC

One will be provided nearer PC

## Viewing & Further Information

If you would like to view this property or would like further information, please contact the Sole Agents:

E: [danrogers@roger-hannah.co.uk](mailto:danrogers@roger-hannah.co.uk)

## Date of Preparation

15 May 2023