



Unit H2, Olive Lane

Waverley, Sheffield, S60

Last chance to own a commercial unit at Olive Lane - ideal location for salon/beauty/health/wellbeing or other business STP planning

678 sq ft
(62.99 sq m)

- Last available commercial unit at flagship development at Olive Lane
- Be part of brand new mixed use urban centre
- Excellent location next to Advanced Manufacturing Park/Sheffield Parkway
- Site still expanding = excellent customer potential

Unit H2, Olive Lane, Waverley, Sheffield, S60

Description

Unit H2 provides the last chance to own a commercial unit at Olive Lane, a new mixed use urban/retail district in the heart of Waverley. The rationale behind the scheme is to provide neighbourhood retail and leisure opportunities to support the new build housing, all designed with community at it's heart around a sociable pedestrianised high street and central square.

The unit is under construction (completion in July 2025) and is provided in shell condition (see plan which you can download above). It would make an ideal retail space for a salon/beauty/health or wellbeing operator or other business use subject to planning (although not a bar, hot food or restaurant).

Location

Olive Lane provides a hub for the residents of the wider Waverley scheme and beyond as well as fantastic amenity for the neighbouring Advanced Manufacturing Park (already home to some of the world's biggest manufacturers including Rolls Royce, Boeing and McLaren Automotive). It is located just 2-minutes from Junction 33 of the M1, just off the Sheffield Parkway.

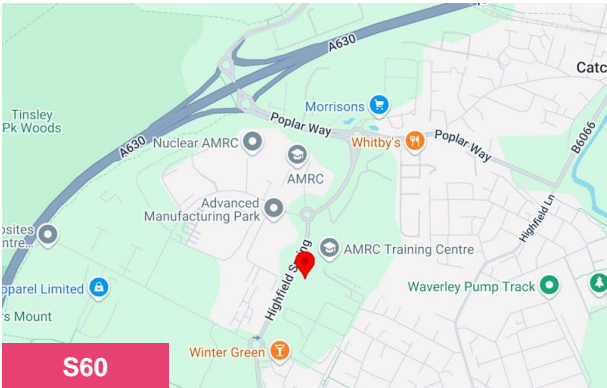
Accommodation

The accommodation comprises the following areas:

Name	sq ft	Price	Availability
Ground	678	£175,000	Available

Terms

The unit is available to purchase long leasehold (by way of a 999 year lease) at a price of £175,000. A service charge of £3.75 psf per annum (approx) will apply.



Summary

Available Size	678 sq ft
Price	£175,000
Service Charge	£3.75 per sq ft (approx)
EPC Rating	A (16)

Viewing & Further Information



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Disclaimer: We endeavour to maintain accurate depictions however, interested parties should rely on their own enquiries on all matters relating to the property. All floor areas are approximate and terms are exclusive of VAT. Generated on 17/06/2025

