



Edge View House,
Salmon Fields Business Village,
Royton, OL2 6HT

Telephone: 0161 925 3232
Fax: 0161 925 3233

E-mail: headoffice@ryder-dutton.co.uk
Web: www.ryder-dutton.co.uk

our reference: 10th March 2014
your reference:

Dear Sir/Madam,

Subject: Marketing Report – Arundel Street, Glossop, SK13 7AB

We write to confirm the current status of the above property and to give a complete Marketing Activity Report since we commenced on 3rd January 2013. Our initial instructions were to market at a price of £275,000 which was within our recommendations at that time.

On receiving our signed instructions full details were prepared (Enclosed) the premises was immediately mailed out to all relevant parties on our mailing list, potential investors in the area and a number of local agents. This mail-out has since been renewed since and details have been sent to over 50 potential purchasers. I can also confirm that a Marketing Board has been erected on the property upon receiving signed terms.

The property also has extensive coverage online and has been placed on the Estate Gazette property link website and the Costar Group's website. Full details are also on Ryder & Dutton's own website and on the local council property database via Costars database. The websites also have full photos, links to the full PDF details.

Since the commencement date of marketing, we have received some interest which was limited to a relatively small number of enquiries and viewings. There have been 2 viewings conducted none of these after discussion and feedback calls proved successful in negotiating terms for a sale. We have received additional enquiries, which in most cases we sent full details to the interested parties but no more interest was shown. All our premises can be emailed instantly to anyone who requires a quick response.

Given the low requirement levels for office space It is perhaps not surprising we have received little interest so far, although a potential buyer could explore the retail potential also. I would suggest the location may prevent this given space can be found on Glossops High Street.

I trust this information proves satisfactory, however do not hesitate to contact me should you require any further clarification.

Yours sincerely,

Richard Byers BA (Hons)
Commercial Department



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