

INDUSTRIAL WAREHAUS
PROPERTY GROUP

Arch 441, Institute Place, Hackney, London E8 1JE

Industrial Unit To Let | 4,790 sq ft | £72,000 per annum exclusive

Refurbished Industrial Unit with Loading/Parking Facilities via a Shared Yard

## Accommodation

| Name | sq ft | sq m |
|---|---|---|
| Unit - Industrial | 4,790 | 445.01 |




## Summary

- Rent: £72,000 per annum
- VAT: Applicable
- Legal fees: Ingoing tenant is liable for both parties legal costs. The ingoing Tenant is to pay the Landlord's Administrative/Legal Costs of £595.00 plus VAT.
- Lease: New Lease

## Further information

- View Microsite

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## Contact & Viewings



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## Location

The Unit is located on Institute Place just off Amhurst Road (A107) which links to Dalston Lane (A104) providing access to the City of London.

Hackney Downs Railway Station providing Overground and Greater Anglia Rail Services is only a two-minute walk from the Unit and Hackney Central Railway Station is within a five-minute walk providing further Overground Services.

## Description

Refurbished Industrial Unit with Loading/Parking Facilities via a Shared Yard.

## Amenities & Specifications

Build Status: Refurbished
Planning Status: Planning Consented - Detailed planning

## Key Points

- Electric Roller Shutter
- LED Lighting
- Loading/Parking Facilities
- Shared Yard
- Three Phase Electricity Supply
- WC Facilities

## Terms

A new Full Repairing and Insuring Lease for a Term to be agreed.

The Lease is to be contracted outside the Security of Tenure Provisions of the Landlord & Tenant Act 1954 Part II.

## Viewings

Viewings are strictly by Appointment via Industrial Warehaus Property Group.

INDUSTRIAL WAREHAUS PROPERTY GROUP

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