

INDUSTRIAL WAREHAUS
PROPERTY GROUP

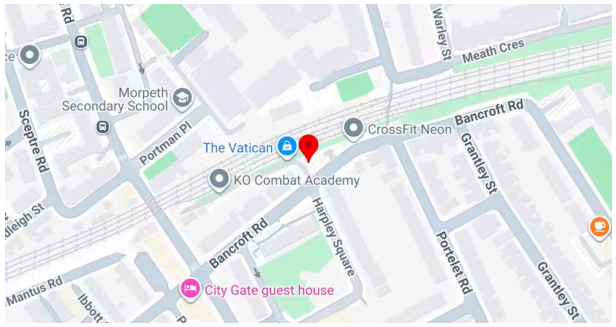
Arch 192, Bancroft Road, Bethnal Green, London, E1 4ET

Industrial To Let | 2,750 sq ft | £38,500 per annum

Refurbished Industrial Unit with a Covered Loading/Parking Area and a small Rear Self-Contained and Secure Yard

Accommodation

Name	sq ft	sq m
Unit - Industrial	2,750	255.48



Summary

- Rent: £38,500 per annum
- Business rates: £12,000 per annum Based on 2026 Valuation
- Service charge: £4,800 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.
- EPC: D
- Lease: New Lease

Further information

- View Microsite

Contact & Viewings



Nicholas Westray
020 7788 7828 | 07932 707 071
nicholaswestray@iwpg.co.uk

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Location

The Unit is located on Bancroft Road accessed via Globe Road (B120). Globe Road links to Roman Road (B119) to the North and Mile End Road (A11) to the South. The Unit is only a 15 minutes' drive from The City and 30 minutes from Central London.

Bethnal Green Underground Station and Stepney Green Underground Station are both in close proximity to the Unit providing direct services to London Liverpool Street Station.

Description

Refurbished Industrial Unit with a Covered Loading/Parking Area and a small Rear Self-Contained and Secure Yard.

Amenities & Specifications

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

Key Points

- Covered Loading/Parking Area
- Electric Roller Shutter
- LED Lighting
- Rear Self-Contained & Secure Yard (No Vehicular Access)
- 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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