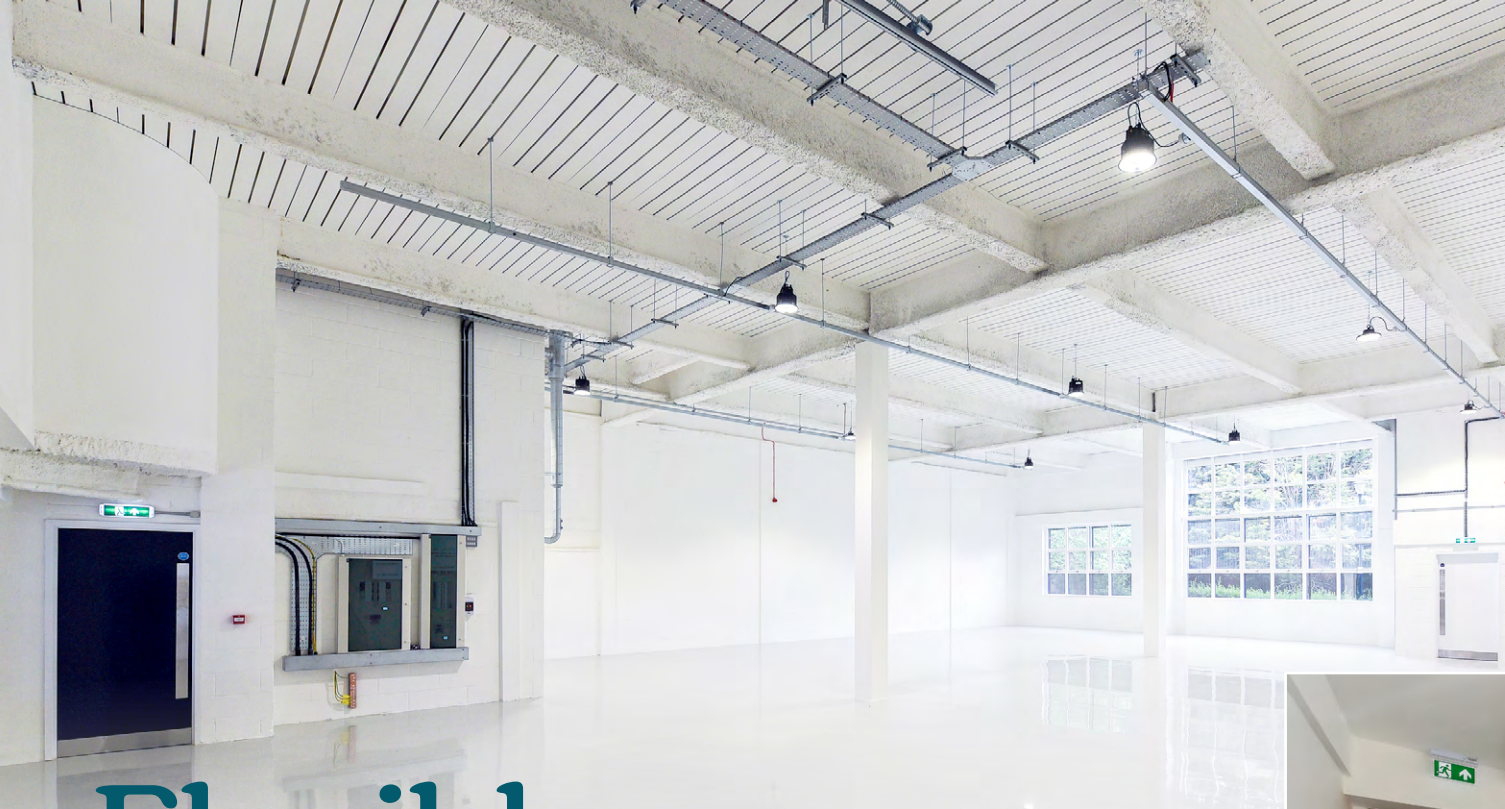


FLEXIBLE COMMERCIAL
SPACE TO LET.

8,594 -
17,193 ^{SQ} _{FT}

8-9 Princes Court
Wapping, London, E1W 2DA



Flexible Refurbished Space



Last-mile
logistics



Workshop



Office



Manufacturing



Studio

Units 8 & 9 Princes Court offer fully refurbished, flexible commercial space in an ultra urban Zone 2 location close to central London. Available individually or combined, they comprise ground floor warehouse/production space with full-height loading, fitted first-floor offices, and additional office, storage or production space on the second floor. The units also benefit from multiple WC facilities, allocated parking, and are ready for immediate occupation.

2,038

New houses within
a 3 minute walk

546,000

People within an
1 hour walk

282,575

Active businesses in
Inner London

Canary Wharf



WAPPING DOCKLANDS MARKET

8-9
PRINCES
COURT


Shadwell DLR
(8 min walk)


Wapping
(12 min walk)
|
|
Serving the
Windrush Line

yellowpark.
Tobacco Dock
Multi-Storey Car Park - 500 spaces

Wapping Lane



139kVA
power



LED lighting
throughout



VRF
air-conditioning



Electric roller
shutter door

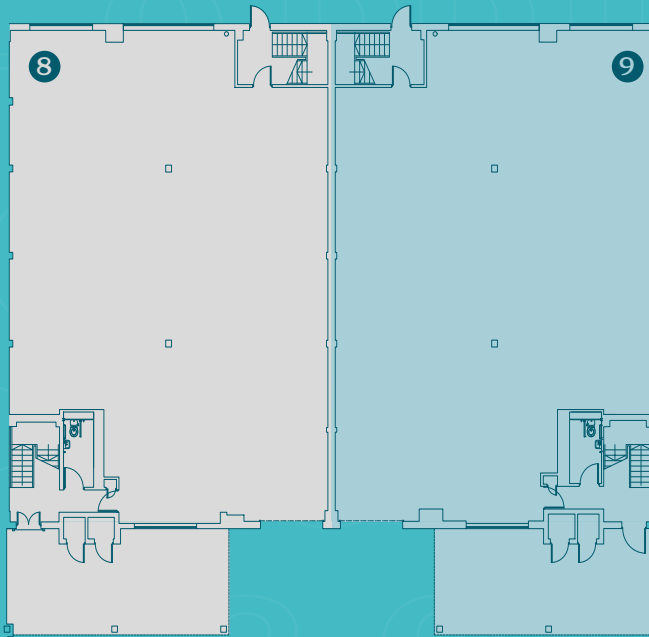


Incoming gas
supply

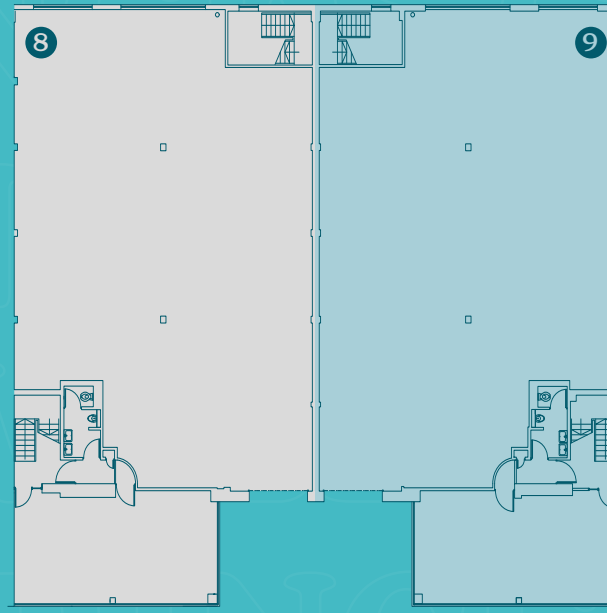


EV
charging

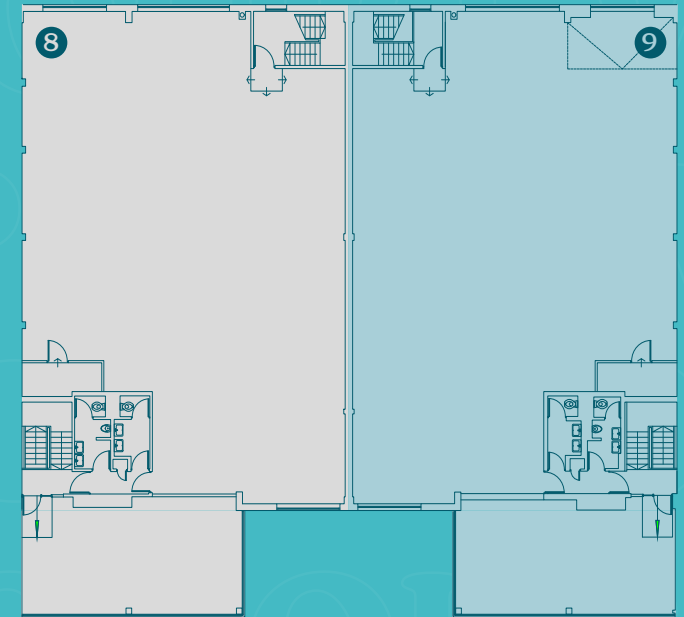
Ground Floor Plan



First Floor Plan



Second Floor Plan



Unit 8	SQ FT	SQ M
Ground Floor	3,630	337.26
First Floor	784	72.81
Second Floor	4,185	388.76
Total	8,599	798.83

Unit 9	SQ FT	SQ M
Ground Floor	3,570	331.70
First Floor	817	75.91
Second Floor	4,207	390.81
Total	8,594	798.42



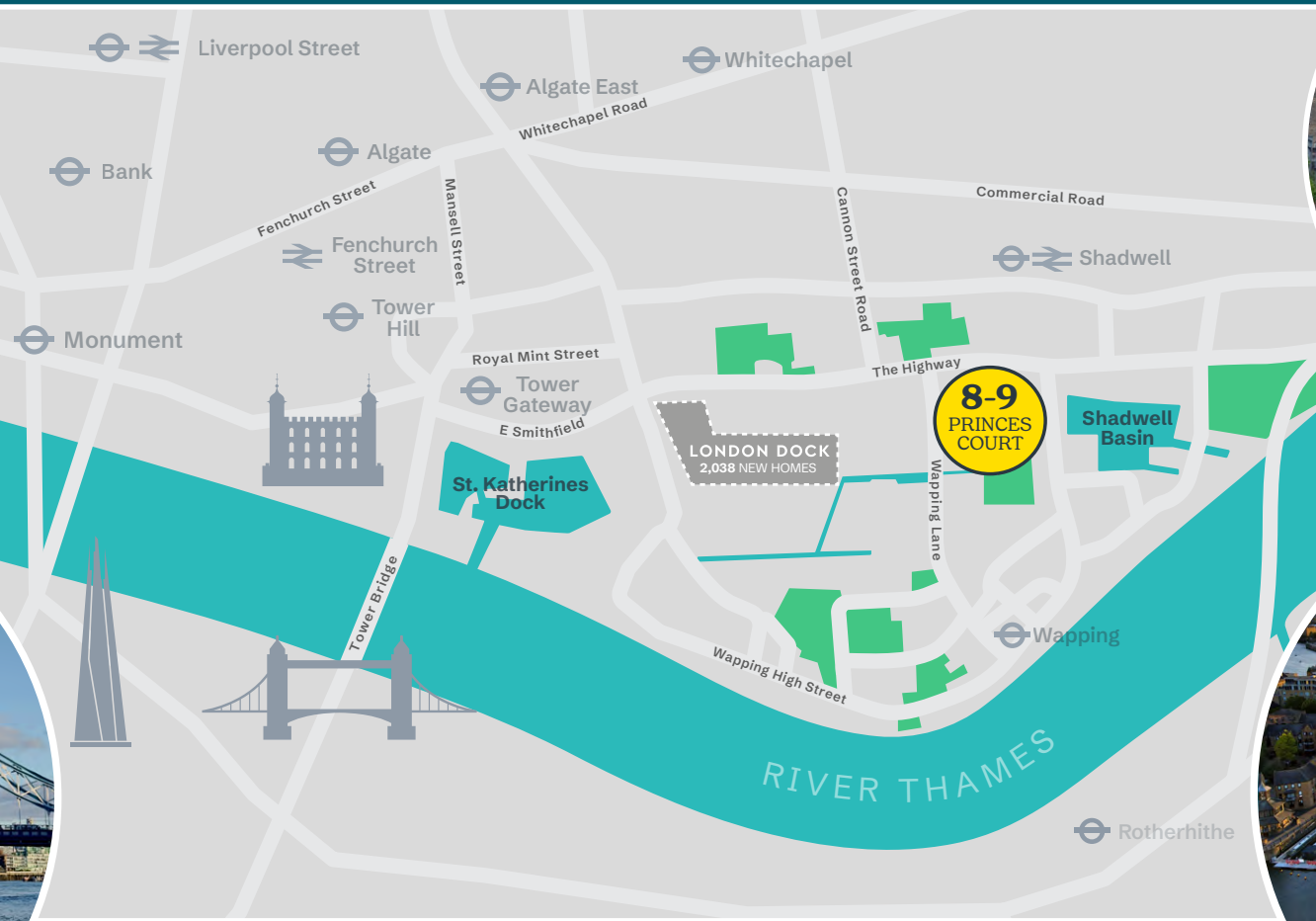
Ability to combine units:
17,193 SQ FT

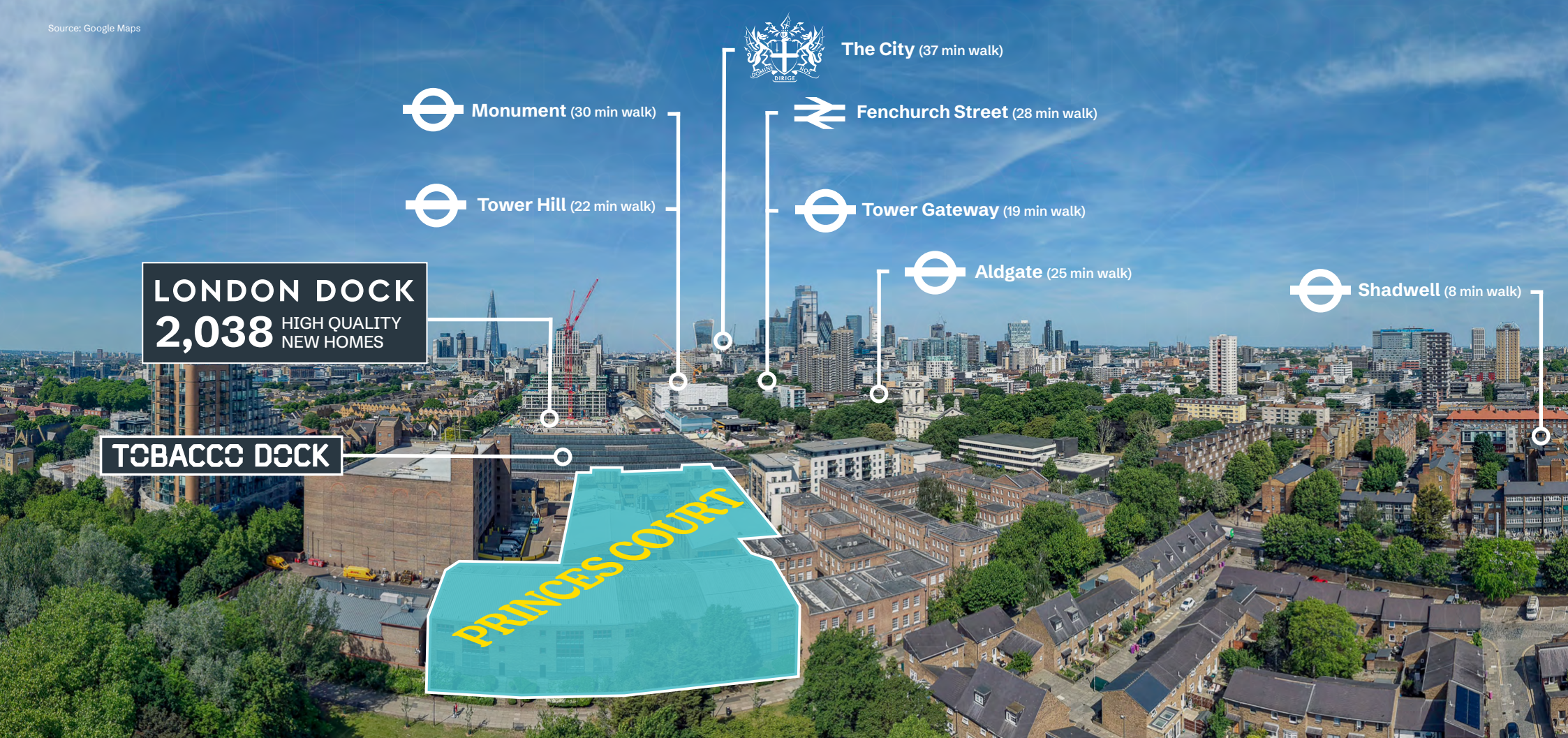
Local Area



St Katherines Dock	21 mins	6 mins	6 mins	17 mins
Tower Hill Station	21 mins	7 mins	9 mins	11 mins
City of London	36 mins	13 mins	18 mins	14 mins
Canary Wharf	37 mins	12 mins	7 mins	23 mins
Southbank	N/A	19 mins	23 mins	26 mins
Kings Cross	N/A	26 mins	30 mins	25 mins
Oxford Circus	N/A	28 mins	41 mins	27 mins

*All journey times are approx. only and sourced from Google Maps.





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