

TO LET

Extensive Shop Premises with Basement
Totalling Approx 240sqm/2578sq.ft
(former Bookmakers/Class A2 Office or A1 Retail)

PLAISTOW E13

368 – 370 Barking Road
Plaistow, London E13 8HL



Queens Court ♦ 9-17 Eastern Road ♦ Romford ♦ Essex ♦ RM1 3NH

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www.andrewcaplincommercial.com

LOCATION

The subject shop occupies a prominent and convenient trading location in Barking Road close to its busy junction with New Barn Street and Baalam Street.

There are regular buses towards Canning Town, Plaistow and Upton Park.

DESCRIPTION

Extensive shop premises with Basement having previously traded as a Bookmakers/also suitable for many A1 Retail Uses.

The property provides the following approximate dimensions and areas:-

Frontage/Internal Width
11.5m/37ft 9ins

Shop Depth
17.25m/56ft 6ins

Ground Floor Area
17.25sqm/1,843sq.ft.

Plus W.C. accommodation

Basement

Stairs down to basement of approx. 68.3sq m /735sq.ft

Totals

240sqm/2,578sq.ft Approx

TENURE

New FRI Lease for a term to be agreed with periodic upward only rent reviews.

COMMENCING RENTAL

£49,950 pax plus Vat and Business Rates.

LEGAL COSTS

To be paid by ingoing tenant

GDPR

General Regulations (GDPR) will take effect on 25 May 2018.

As a business we must have a lawful basis to process personal data, and therefore we require your written consent to hold your personal data on our files.

Viewing

Strictly by appointment via sole agents



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