

TO LET

RETAIL UNIT

117 COMMERCIAL ROAD, LONDON, E1 1RD

UNIT 117 - 1,628FT² (151M²)



117 COMMERCIAL ROAD

WHITECHAPEL, E1 1RD



The building is located on the south side of Commercial Road about half a mile east of the City of London.

Aldgate East London Underground station is about a 7 minute walk to the west. Whitechapel Underground (and future Crossrail station) is about 0.5 miles to the north (a ten minute walk). Shadwell DLR and Overground station is a similar distance to the south east. The area benefits from good road links to the A11, A13 & A1203.

Description

A ground floor shop with a large basement. The kitchen and WC facilities are situated in the basement.

Accommodation

	ft ²	m ²
Ground Floor	404	
Basement	1,224	
Total Internal Area	1,628	151

Amenities

- Well served for transport links
- Electric roller shutters
- Prominent position
- Attractive building

These particulars do not constitute an offer or a contract. Applicants should satisfy themselves as to the correctness of the details. Value added tax may be payable on rents, prices or premiums. Photographs are for illustration only and may depict items which are not included in the sale of the property.

Lease:

A new lease is available, direct from the landlord, on a term to be agreed.

Rent:

Unit 117 - £30,000 per annum, exclusive

Business Rates:

London Borough of Tower Hamlets
Rateable Value £39,750

Interested parties are advised to make their own enquiries with the Local Authority for verification purposes

EPC Title:

117 – G 156

Each party to bear their own legal costs incurred in the transaction.

Viewing:

By appointment with sole agents
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11 Kirkdale Road
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