

# 155 COMMERCIAL STREET, E1

1,539 SQ. FT.

FLAGSHIP SPITALFIELDS RETAIL OPPORTUNITY FOR RENT

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J.L. NDEBERG

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SPRINKLER

## DESCRIPTION

This stunning space is arranged over ground & lower ground floors, forming part of a mixed-use development with warehouse character.

This unit is perfect for a wide range of retail occupiers. The unit boasts excellent transport links, E- Class usage, 7-day trade as well as fantastic street frontage.

## AMENITIES



AIR  
CONDITIONING



EXCELLENT  
TRANSPORT LINKS



E CLASS USE



GOOD FRONTAGE



24 HOUR ACCESS



GOOD FOOTFALL



GREAT CEILING  
HEIGHTS



7 DAY TRADE



PRIME  
SHOREDITCH

## PRIME SPITALFIELDS RETAIL / CLASS E OPPORTUNITY



## TRANSPORT

Shoreditch High Street - 2 mins



Liverpool Street – 10 mins



Old Street – 15 mins

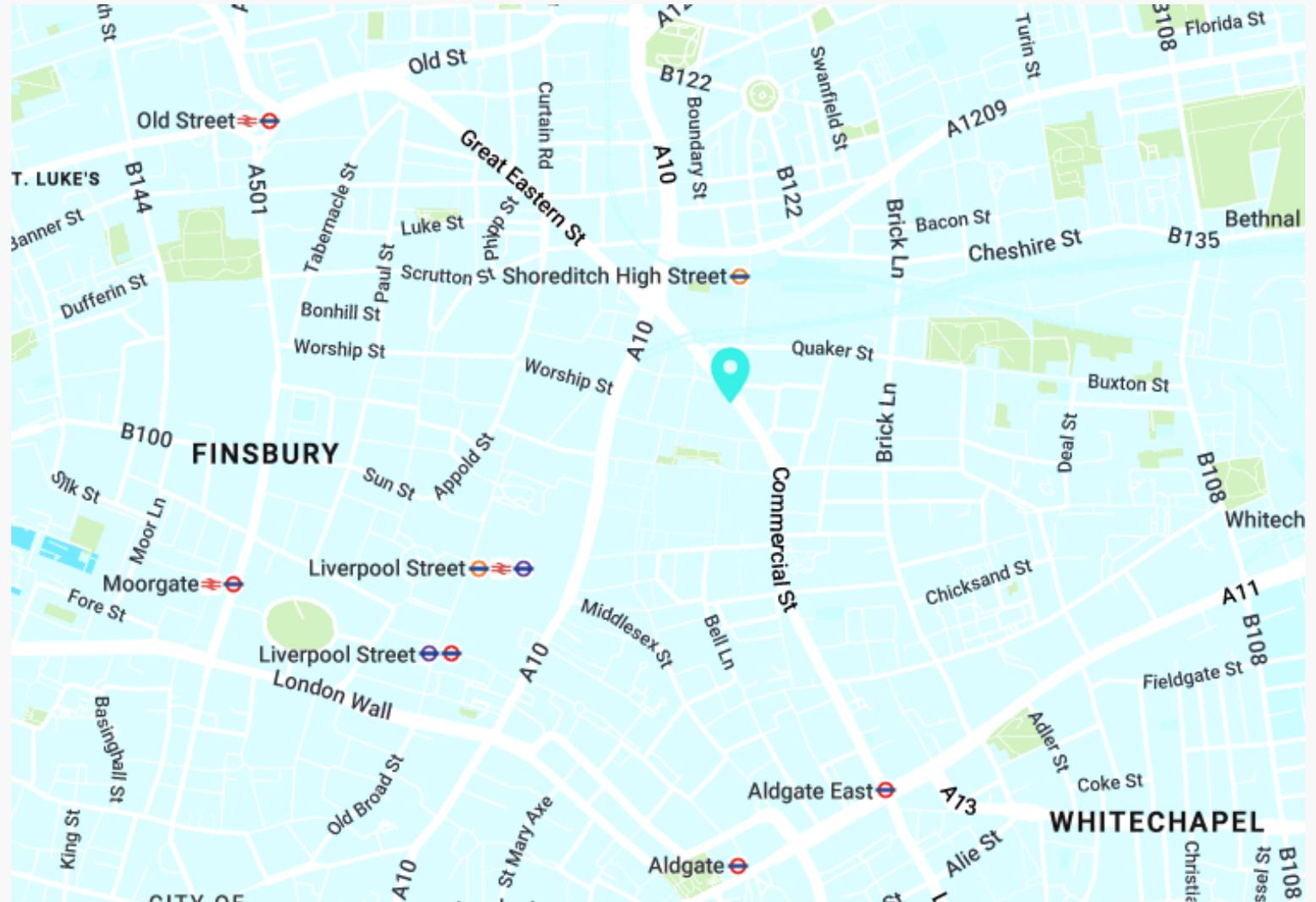


## AREA

Occupying a prominent position in this increasingly sought after location, a short distance from Spitalfields Market, Truman Brewery, several notable occupiers which including, All Saints, Hawksmoor, Watch House and Urban Outfitters.

The unit is in the heart of this trendy City Fringe area, close to the junction with Shoreditch High Street.

## LOCATION



## AVAILABILITY

LEASE	SIZE (SQ FT)	STATUS	RENT (PA)	RATES (PA)	SERVICE CHARGE (PA)	TOTAL (PCM)
Total	1,539	Available	£65,000	£31,282	TBC	£8,023

### LEASE

A new lease to be contracted outside the Landlord & Tenant Act

### TIMING

Available immediately

### CONTENT

[View on our website](#)



### RATES

The rates given are a guide and interested parties should make their own enquiries with the local authority.

### VAT

VAT is applicable.

# VIEWINGS VIA SOLE AGENTS

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