

Est.1955

Tarn
&Tarn

67 MILE END ROAD,
WHITECHAPEL,
LONDON,
E14TT

CORNER POSITIONED
E-CLASS UNIT IN THE
HEART OF
WHITECHAPEL
1,318 FT²



DESCRIPTION

Spanning across the ground and lower ground floors of a mixed-use building, this self-contained commercial unit is currently utilised as a virtual reality business. It boasts good natural light and a corner position enhancing its visibility to pedestrians. Furthermore, it comes with security shutters and features good ceiling height. Its layout accommodates a variety of E-Class users, making it an attractive premises in the high foot-traffic area of Whitechapel, except Restaurant Use.

SUMMARY

- Alcohol License
- Electric Shutters
- Corner Frontage
- Prominent Position
- Good Ceiling Height
- Good Natural Light



LOCATION

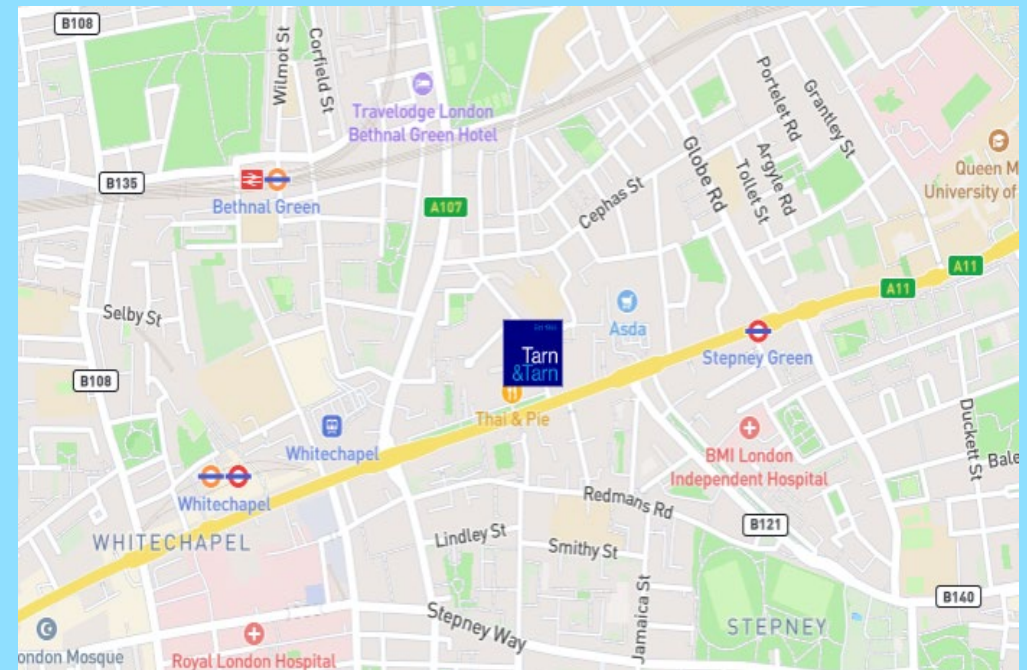
THE AREA

The property is located on Mile End Road, right at the junction with Cleveland Way. The neighbouring businesses include Nando's, Cookies & Cream, Tesco express, Queen Mary café and Genesis cinema. The property is located a short walking distance from Whitechapel and Stepney Green stations. There are also a number of bus routes that run along Mile End Road both into the City of London and East Stratford.



TRANSPORT

- Stepney Green (6-minute walk) – **Hammersmith & City** and **District Line**
- Whitechapel (8-minute walk) – **Hammersmith & City**, **District Line**, **Overground Line**, **Elizabeth Line**
- Bethnal Green (12-minute walk) – **Central Line**



ACCOMMODATION

FLOOR	SQ FT	RENT (£ PA)	SERVICE CHARGE	BUSINESS RATES	TOTAL YEAR
Ground	876				
Lower Ground	441				
TOTAL	1,317	£50,000	£3,951	£14,221.50	£68,172.50

BUILDING INSURANCE

Current Cost: £600 per annum

TERMS

A New FRI Lease to be contracted outside of the security and provisions of the Landlord and Tenant Act 1954.

VAT

Not Applicable

ANTI-MONEY LAUNDERING

In accordance with the Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017 the Tenant will be required to comply with our Anti Money Laundering policy.

Further details on request.

LOCAL AUTHORITY

London Borough of Tower Hamlets

LEGAL COSTS

Each party to bear their own costs



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VIEWINGS

TARN & TARN
53 COMMERCIAL STREET
LONDON E1 6BD

T 020 7377 8989
E INFO@TARN-TARN.CO.UK

TEAM

ARTHUR NOWICKI
T 07792 711461
E ARTHUR@TARN-TARN.CO.UK

LUKE MARIONI
T 077346 01111
E LUKE@TARN-TARN.CO.UK

GASPER KOSCIK
T 07554 640000
E GASPER@TARN-TARN.CO.UK



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