

Est.1955

Tarn &Tarn

**151 WHITECHAPEL
ROAD
WHITECHAPEL
E1 1DN**

**SELF CONTAINED
BUILDING WITH
POSSIBLE SPLIT**

ALL ENQUIRIES

4,650FT²



DESCRIPTION

The property comprises a self-contained building arranged over five floors, from basement to third floor, occupying a prominent corner position with excellent street presence. It benefits from high visibility, strong footfall, excellent transport links, and generous natural light throughout. The retail element offers good floor-to-ceiling heights and is equipped with a goods lift. The well-configured layout offers flexibility to accommodate a wide range of uses — including retail, industrial, office, and restaurant — subject to the necessary planning permissions.

Both retail and offices can be let separately. Please speak with our team for more details.

SUMMARY

- Prominent Frontage
- Corner Positioning
- Good Natural Light
- Good Transport Connectivity
- Good Ceiling Height
- HQ Building
- Walking distance to Whitechapel Station
- Goods Lift



LOCATION

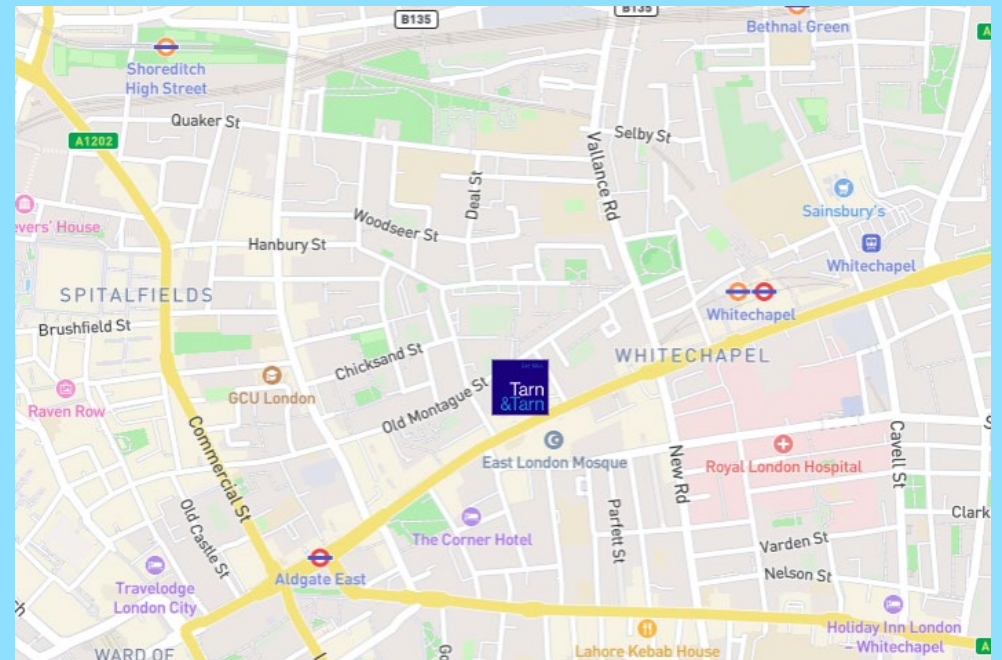
THE AREA

The unit is situated in a vibrant area of East London, offering excellent connectivity and a range of local amenities. The location benefits from nearby Whitechapel Underground and Overground stations, providing quick access to the District, Hammersmith & City, and Elizabeth Lines, as well as national rail services. This ensures easy travel across London and beyond. The surrounding area is well served by various shops, cafes, restaurants, and cultural venues, with Whitechapel Market and local green spaces adding to the community feel. Additionally, the proximity to the City of London and Canary Wharf makes it a convenient spot for both business and leisure.



TRANSPORT

-  Whitechapel (5-minute walk) – **Hammersmith & City**, **Elizabeth Line**, **District Line** and **Overground Line**
-  Aldgate East (8-minute walk) – **Hammersmith & City** and **District Line**
-  Shadwell (8-minute walk) – **Overground Line** and **DLR Line**



ACCOMMODATION

FLOOR	SQ FT	RENT (£ PA)	SERVICE CHARGE	BUSINESS RATES	TOTAL YEAR
GROUND FLOOR	1,174				
LOWER GROUND	860				
1 ST FLOOR	1,174				
2 ND FLOOR	874				
3 RD FLOOR	568				
TOTAL	4,650	£120,000	N/A	Approx. £20,867	£140,867

TERMS

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

BUILDING INSURANCE

TBA

VAT

N/A

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



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Tarn
&Tarn

VIEWINGS

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