

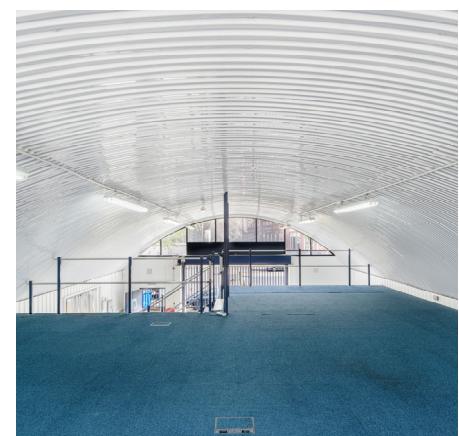
Arch To Let

Arch 260,
Paradise Row,
Bethnal Green,
E2

Ground & Mezzanine
2,213 sq. ft
(206.6 sq, m)

Link to Virtual Tour:

[Click Here](#)



Highlights

- Self-contained arch with mezzanine
- 2 minutes walk from Bethnal Green tube station
- Thriving location
- Suitable for office, light industrial or alternative uses
- Electric, metal rolling shutter
- Low total occupancy costs
- Flexible terms
- Can be taken individually or with the adjoining Arch 261



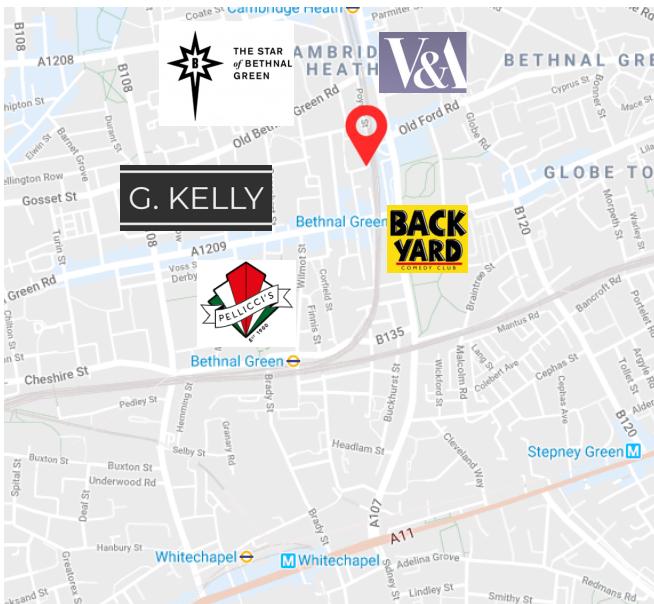
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Location

Paradise Row is situated just off Bethnal Green Road, a 2 minute walk from Bethnal Green Underground Station.

Bethnal Green is a thriving area that has recently undergone large transformation and now offers a diverse mix of occupiers and local food and beverage operators as well as cultural activities such as Backyard Comedy Club and the V&A Museum of Childhood. Paradise Row itself has attracted local operators such as Mother Kellys, Arepa & Co and Japanese Canteen.



Description

Arch 260 is arranged over ground and mezzanine floors and benefits from a full height, electric, metal rolling shutter.

The arch is suitable for offices, light industrial and alternative uses. It can be also be taken with the adjoining Arch 260 if a tenant requires a larger floor area.

Accommodation

Floor	Sq. Ft	Sq. M
Ground	1,347	125.14
Mezzanine	866	80.47
Total	2,213	205.61

Terms

A new lease for a flexible term by arrangement from The Arch Company contracted outside the security of tenure provisions of the 1954 Landlord and Tenant Act (Part II) as amended.

Rent

£45,000 per annum

Rates (2021-22)

£4.05 per sq. ft (est.)

Service Charge

£0.57 per sq. ft (est.)

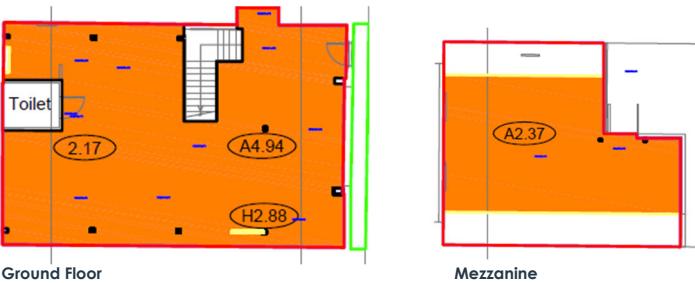
VAT

The property is elected for VAT purposes

EPC Rating

E112

Floorplan



For further information or an appointment please contact:

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