



STRETTONS

EST 1931

# Belgrave Court, Unit G6A, 36 Westferry Circus, Canary Riverside, E14 8RJ

## TO LET

Office

734 sq ft / 68.2 sq m

£30,000 per annum

# A ground floor E Class office set within the attractive landscaped gardens of Belgrave Court



- Great location near to Canary Wharf Clipper Station
- Set in a beautiful garden
- Good natural light
- Entry fob system
- Wood floors
- Car parking spaces are available by separate arrangement
- DDA WC, shower and fitted kitchen
- High ceilings
- Good decorative order

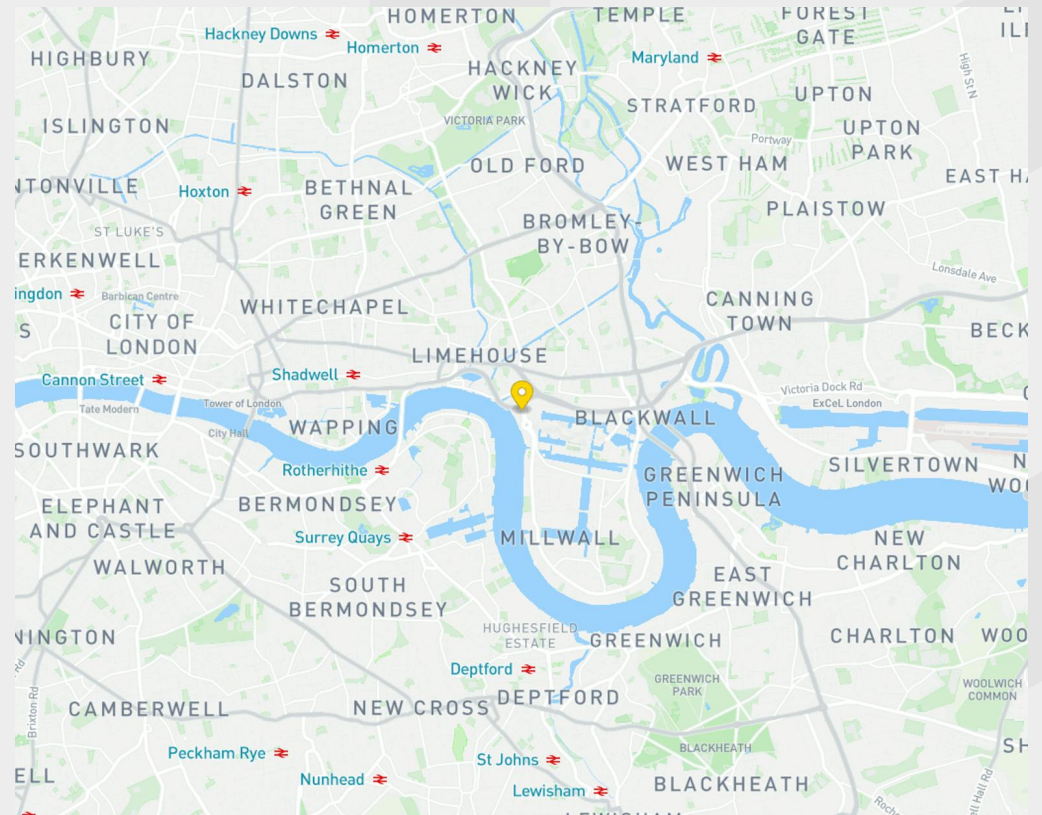
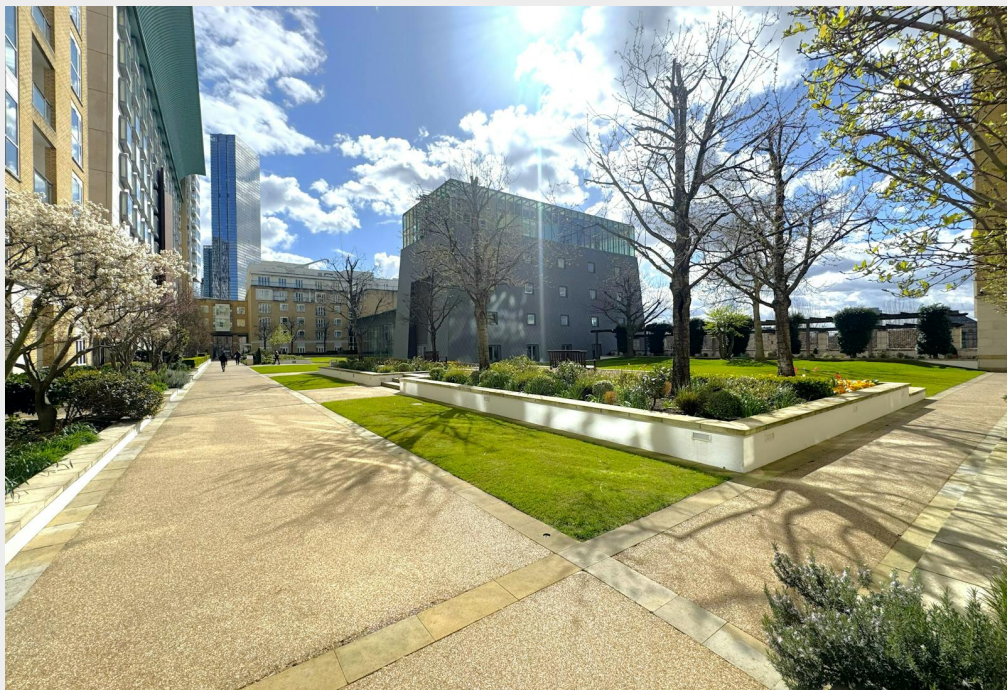


## Description

A ground floor office set within the attractive landscaped gardens of Belgrave Court, a prestigious mixed-use development in the heart of Canary Riverside. The property is located moments from the River Thames and the Canary Wharf Clipper station, offering a unique waterside working environment with excellent connectivity.

## Location

The office benefits from excellent connectivity, with Canary Wharf Clipper Station, Canary Wharf and Westferry stations nearby, providing fast and convenient access across London. Local amenities include Virgin Active Gym (on-site), the Canary Riverside Plaza Hotel, and well-known restaurants such as Royal China and Gaucho.



## Accommodation / Availability

Unit	Sq ft	Sq m	Rent	Rates payable	Service charge	Availability
Ground	734	68.19	£30,000 /annum	£3,143.70 /annum	£8,532.50 /annum	Available

### Tenure

New Lease

### EPC

Has been commissioned

### VAT

Applicable

### Configuration

Not Fitted

### Contacts

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### Further Information

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