



TO LET

**4 Pinchin Street,
Shadwell, E1 1LX**

2,780 sq ft

Self Contained Railway
Arch



Description

4 Pinchin Street is offered across 2,730 sq ft benefiting from excellent connectivity alongside LED lighting and 3-phase power supply.

Ideally suited for occupiers seeking a well-connected railway arch in a thriving and evolving part of East London.

Key points

- Self-Contained Site with 24/7 Access
- Insurance £70 Per Month
- Water and Drainage & WC Facilities
- LED Lighting & 3-Phase Power Supply



Location

The arch is moments away from Shadwell Station, providing direct access to the Docklands Light Railway and London Overground. Additionally, Whitechapel Station is located nearby, offering access to the Elizabeth Line and significantly enhancing connectivity across the capital.

The property also benefits from convenient access to major road networks, including the A13 and A1203, providing direct routes into Central London and towards the wider motorway network.

Transport Links



Shadwell 0.4 Miles



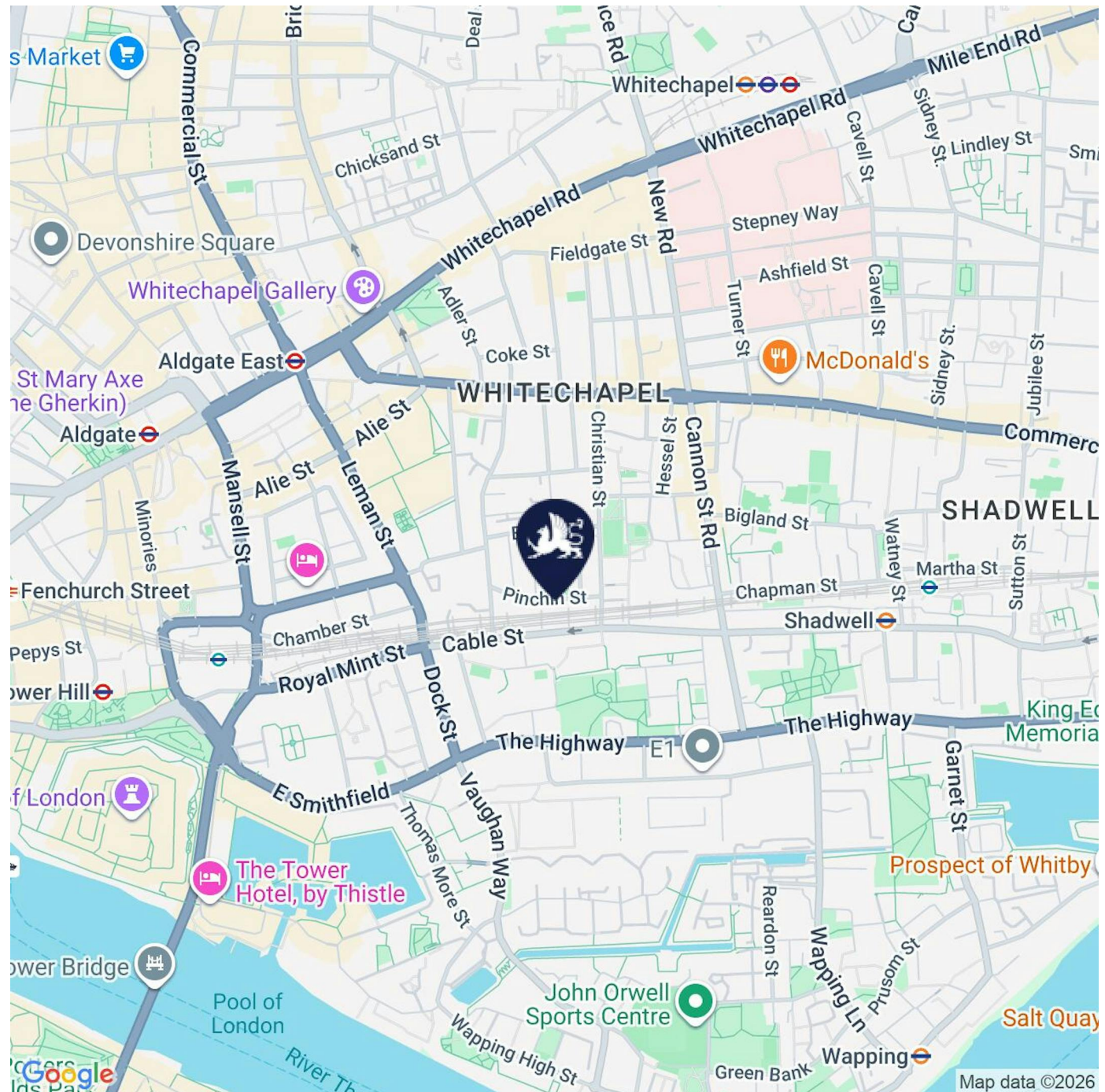
Tower Gateway 0.4 Miles



Aldgate East 0.4 Miles



Aldgate 0.5 Miles



Rents, Rates & Charges

Lease	New Lease
Rent	£49,920 per sq ft
Rates	£18,480 per sq ft
Service Charge	On application
VAT	On application
EPC	On application

Viewing & Further Information



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