

Reference: LHS02006

476 Cantrell Road, London, E3 4BN

Tower Hamlets, E3 4BN

☆ Flexible Lease Available

To Let

£1,060 pcm

1,020 sq ft

Flexible Use

 [Google Maps](#)



476 Cantrell Road, London, E3 4BN



£1,060 per month + VAT

£12,720 p/a · £12 per sq ft



Flexible Use

For multiple industries



1,020 sq ft internal

95 sq m



Reference

LHS02006



24/7 access



Electric roller shutters



LED lighting



Self-contained site

WHAT'S NEARBY



Mile End Station

12 min walk



Bow Road Station

15 min walk

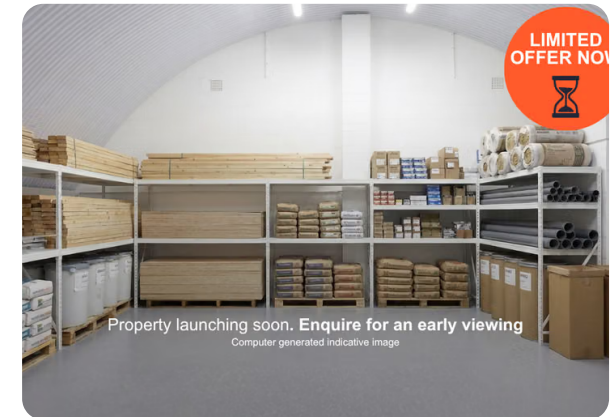


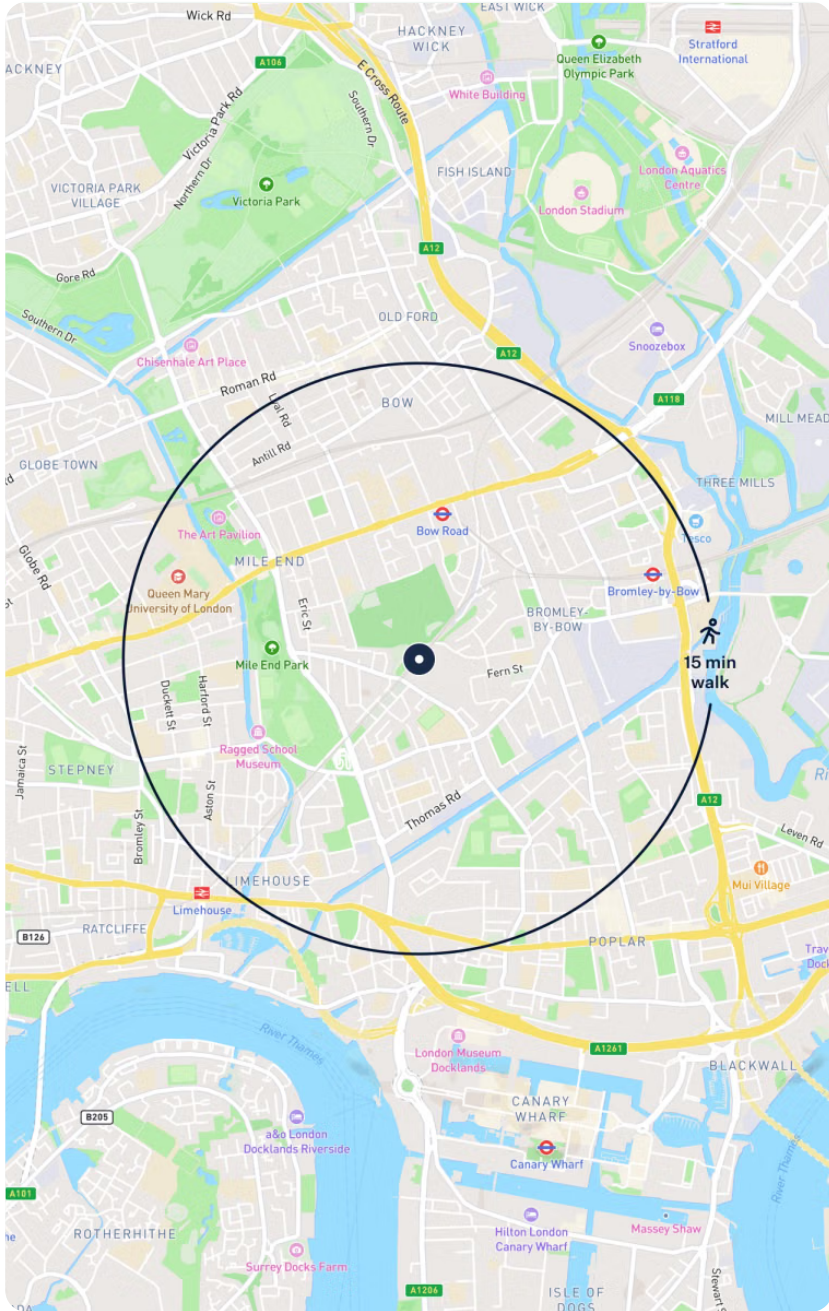
Tower Hamlet Cemetery Park

1 min walk



[Google Maps](#)





Location

476 Cantrell Road, London, E3 4BN

 moved.follow.buddy

 [Google Maps](https://www.google.com/maps)

WHAT'S NEARBY



Mile End Station

12 min walk



Bow Road Station

15 min walk



Tower Hamlet Cemetery Park

1 min walk

Cost Breakdown

Costs Per Month

Rent	£1,060
Business Rates	£350
Insurance	£20
Service Charge	£80
Total	£1,510

All figures quoted are exclusive of VAT which is applicable.
We advise checking exact business rate amounts with the VOA.

Costs Per Annum

Rent	£12,720
Business Rates	£4,200
Insurance	£240
Service Charge	£960
Total	£18,120

All figures quoted are exclusive of VAT which is applicable.
We advise checking exact business rate amounts with the VOA.



Contact us

Terms

Available on The Arch Company's Standard Occupation Agreement typically 6 years with a flexible rolling 6-month break clause.

All agreements will be granted outside Sections 24-28 of the Landlord and Tenant Act 1954 Part II.

The Code for Leasing Business Premises in England & Wales (2020). We strongly recommend that all interested parties refer to this Professional Statement from the RICS and seek professional advice from a Chartered Surveyor before signing a business tenancy agreement.

All properties are offered subject to contract and availability. These particulars are believed to be correct when published, but we cannot accept any liability whatsoever for any misrepresentation made either in these particulars or orally. Intending purchasers or tenants are strongly advised to make their own enquiries to check these particulars to satisfy themselves that the property is suitable for their purchase. They may be subject to VAT.

Particulars issued March 2026.



Get in touch with our property experts

Whether you've already found a space you love or want to explore your options, our expert team is here to help.

 **0333 554 4139**

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