



**114
TENT STREET**

BETHNAL GREEN E1 5DZ /// cloth.window.animal

**TO LET
NEWLY REFURBISHED
3,060 SQ FT
INDUSTRIAL UNIT**

SPACE TO THRIVE @

114
TENT STREET

A PRIME OPPORTUNITY TO
RENT A NEWLY REFURBISHED
INDUSTRIAL, STORAGE, OR
DISTRIBUTION UNIT JUST ONE
MINUTE FROM BETHNAL GREEN
OVERGROUND STATION.

This unit is designed to support industrial operations, with specifications including 3-Phase power, electric roller shutters allowing for access into the unit and security for goods, and a WC adding comfort and practicality to your workspace.

LOCATION

LOCATED IN A PRIME LOCATION
ONE MINUTE FROM BETHNAL
GREEN OVERGROUND STATION,
WITH QUICK AND EASY ACCESS
INTO THE CITY OF LONDON
AND CENTRAL LONDON.

The A11 connects the unit with Central London in just 30 minutes, and the City of London in less than 20 minutes, making distribution across the city quick and accessible. London Liverpool Street is also just one train stop away from Bethnal Green Underground Station, offering Central, Circle, and Elizabeth Line train services across London.

TRAVEL TIMES

Bethnal Green
Overground
Station



1 min

Shoreditch



7 mins

London
Liverpool
Street Station



9 mins

City Of London



17 mins

Central London

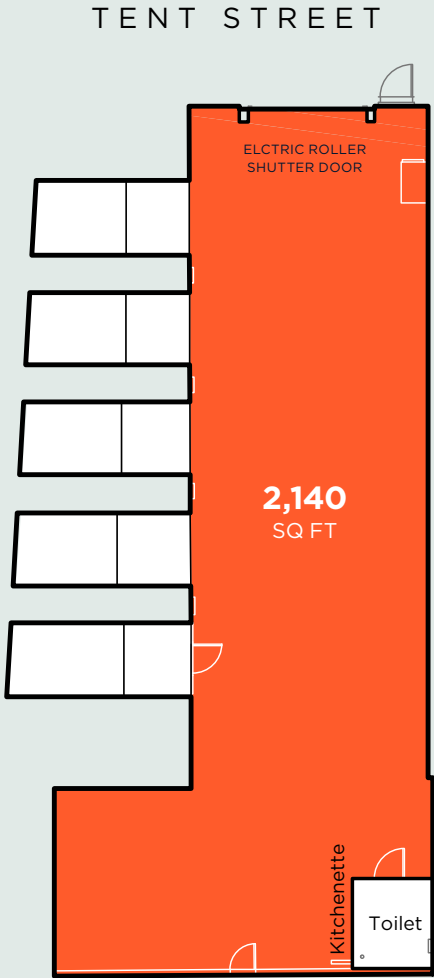


30 mins



ACCOMMODATION

UNIT	SQ FT	RENT PA
114	2,140	£60,000



SPECIFICATION



24/7
access



3-phase
power



Electric
security
shutters



Vehicle
access



Water
and
drainage



WC
facilities

COSTS PER ANNUM

Rent (pa)	£60,000
Service Charge	£0
Insurance	£960
Indicative total monthly costs	£5,080

All figures quoted are exclusive of VAT which is applicable.

We advise checking exact business rate amounts with the VOA.

EPC

A rating.

TERMS

Available on The Arch Company's Standard Tenancy Agreement typically 3 or 6 years subject to negotiation. Other lease terms available.

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

VIEWING & FURTHER INFORMATION

Strictly by appointment via our enquiries team.

ENQUIRIES

+44 (0)800 830 840
leasing@thearchco.com

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 July 2025.



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