



99 Plaistow Road, London, E15 3ET

Mid terrace retail unit situated within local retail parade, suitable for a variety of uses within Class E

- Prominent position on local parade with frontage of 3.58m
- Less than a 10 minute walk from Plaistow station
- 653 sqft of adaptable commercial space
- Frontage protected by a roller shutter for extra security

Summary

Available Size	653 sq ft
Rent	£16,500 per annum
Rates Payable	£8,108.75 per annum
Rateable Value	£16,250
EPC Rating	Upon enquiry

Description

The property is a commercial space suitable for a variety of retail uses. It features a glass frontage for retail display and customer attraction. The signage area above the shop front provides branding opportunities. The interior is currently configured for dry cleaning services with space for customer interactions at the front and work/storage areas at the back. This layout can be adapted to suit different types of businesses.

Location

The property is well-served by public transport. Plaistow Underground Station (District and Hammersmith & City Lines) is a short walk away, providing easy access to Central London and other parts of the city. Stratford Station, a major transport hub, is also nearby, offering connections via the Central, Jubilee, DLR, and Overground lines, as well as National Rail services. The area is known for its vibrant business community, with a mix of retail shops, cafes, offices, and service-based businesses.

Accommodation

The accommodation comprises the following areas:

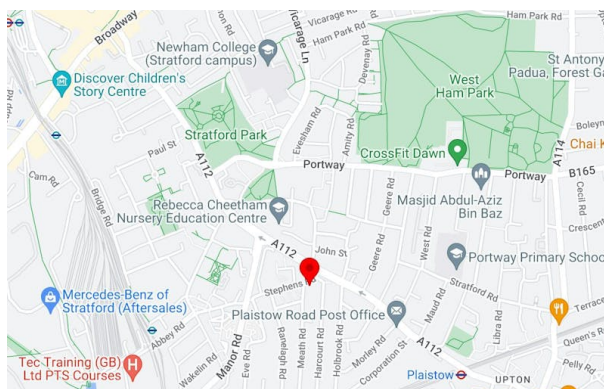
Name	sq ft	sq m
Ground - Commercial space	653	60.67

Terms

A new lease excluded from the Landlord and Tenant Act, available on full repairing and insuring terms.

Legal Costs

The ingoing tenant is to pay the Council's agency fees prior to completion of £2,500 +VAT. An undertaking will need to be entered into prior to the Council's solicitors forwarding lease documentation which currently equates to £1,804 plus £929 for a rent deposit deed, subject to confirmation.



Viewing & Further Information

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