



STIRLING
ACKROYD

TO LET

**Arch 441, 3
Institute Place,,
Hackney Downs,
London, E8 1JE**

4,791 sq ft

Refurbished industrial /
warehouse unit
benefitting from a self-
contained and secure
yard.

STITUTE PLACE,
NEY E8 1JE

020 8533 7746

stirlingackroyd.com



Description

Refurbished railway arch benefitting from good loading and parking facilities via a self-contained and secure yard.

Location

The industrial / warehouse unit is located on Institute Place access to which is gained via Amhurst Road (A107). Amhurst Road links to Dalston Lane (A104) providing access to the City of London.

Hackney Downs Station (Overground and Greater Anglia) is only a two-minute drive from the Arch and Hackney Central Station (Overground) is a three-minute drive or a six-minute walk away.

Key points

- Industrial unit / warehouse - 4,791 square feet
- Outdoor yard - 2,031 square feet
- Lighting and power points
- Personnel entrance door
- Roller shutter (electric)
- Self-contained unit with secure yard
- Three phase electricity supply
- WC facilities





Rents, Rates & Charges

Lease	New Lease
Rent	£95,000 per annum
Rates	On application
Service Charge	On application
VAT	Applicable
EPC	A (23)

Viewing & Further Information



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Joint Agents

Gerald Eve (Joint Agent)

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