



136 Columbia Road

Bethnal Green, E2 7RG

## 285 sq.ft. Boutique retail premises to rent on Columbia Road

**285 sq ft**  
(26.48 sq m)

- High Footfall Area
- Retail Premises (Class E)
- Sought After Location
- Large window display
- Character Features
- Available Now
- Flower Market on weekends
- Popular Retail Destination

# 136 Columbia Road, Bethnal Green, E2 7RG

## Summary

Available Size	285 sq ft
Rent	£35,000 per annum
Rates Payable	£8,483 per annum Applicable Retail & Hospitality Rates Relief Scheme
Rateable Value	£17,000
VAT	Not applicable
Legal Fees	Each party to bear their own costs
EPC Rating	B (50)

## Description

Situated opposite Ezra Street and the Royal Oak pub, this well-positioned unit sits in the heart of Columbia Road’s main retail parade. It features a traditional timber and glazed frontage, a bright open-plan interior with painted timber flooring, and characterful touches throughout. The neutral finish offers a flexible blank canvas, ideal for boutique retail or creative use. Includes a private WC to the rear.

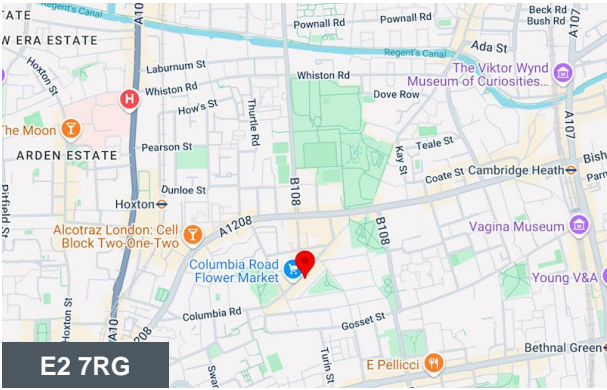
## Location

Columbia Road in East London is home to the renowned Flower Market which attracts huge numbers of visitors every Sunday. On weekdays shoppers are drawn to the street by an eclectic mix of boutique retailers selling art, craft goods, fashion, vintage homewares and antiques.

## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Rent	EPC	Availability
Ground	285	26.48	£35,000 /annum	B (50)	Available
Total	285	26.48			



## Viewing & Further Information



**George Sarantis**  
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# Energy performance certificate (EPC)

136 Columbia Road  
LONDON  
E2 7RG

Energy rating

**B**

Valid until: **8 May 2035**

Certificate number: **5348-3817-4360-4129-4425**

Property type **Retail/Financial and Professional Services**

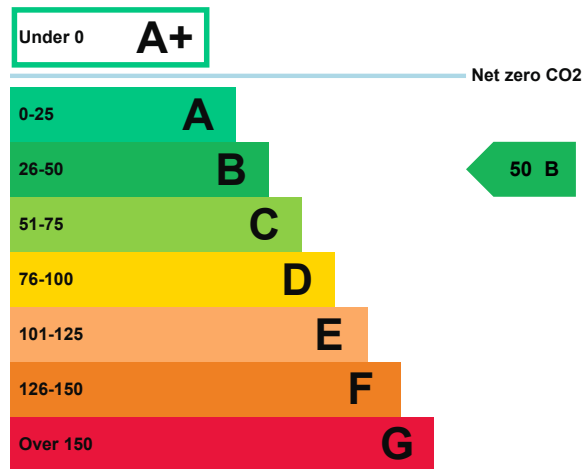
Total floor area **27 square metres**

## Rules on letting this property

Properties can be let if they have an energy rating from A+ to E.

## Energy rating and score

This property's energy rating is B.



Properties get a rating from A+ (best) to G (worst) and a score.

The better the rating and score, the lower your property's carbon emissions are likely to be.

## How this property compares to others

Properties similar to this one could have ratings:

If newly built

**1 A**

If typical of the existing stock

**5 A**



## Breakdown of this property's energy performance

Main heating fuel	Grid Supplied Electricity
Building environment	Heating and Natural Ventilation
Assessment level	3
Building emission rate (kgCO <sub>2</sub> /m <sup>2</sup> per year)	15.15
Primary energy use (kWh/m <sup>2</sup> per year)	160

## Recommendation report

Guidance on improving the energy performance of this property can be found in the [recommendation report \(/energy-certificate/1076-5656-0111-1850-8571\)](/energy-certificate/1076-5656-0111-1850-8571).

## Who to contact about this certificate

### Contacting the assessor

If you're unhappy about your property's energy assessment or certificate, you can complain to the assessor who created it.

Assessor's name	Ricky Kamboj
Telephone	07429040520
Email	<a href="mailto:info@axeenergy.co.uk">info@axeenergy.co.uk</a>

### Contacting the accreditation scheme

If you're still unhappy after contacting the assessor, you should contact the assessor's accreditation scheme.

Accreditation scheme	ECMK
Assessor's ID	ECMK305490
Telephone	0333 123 1418
Email	<a href="mailto:info@ecmk.co.uk">info@ecmk.co.uk</a>

### About this assessment

Employer	Axe Energy Ltd
Employer address	Linden Gardens Kensington and Chelsea London W2 4ES
Assessor's declaration	The assessor is not related to the owner of the property.
Date of assessment	8 May 2025
Date of certificate	9 May 2025