



**STRETTONS**

EST 1931

# Unit 1B, Red Lion Row, The Silk District, Whitechapel, London, E1 2JA

## **TO LET / FOR SALE**

**D1 (Non Residential Institutions) / D2  
(Assembly and Leisure) / Office**

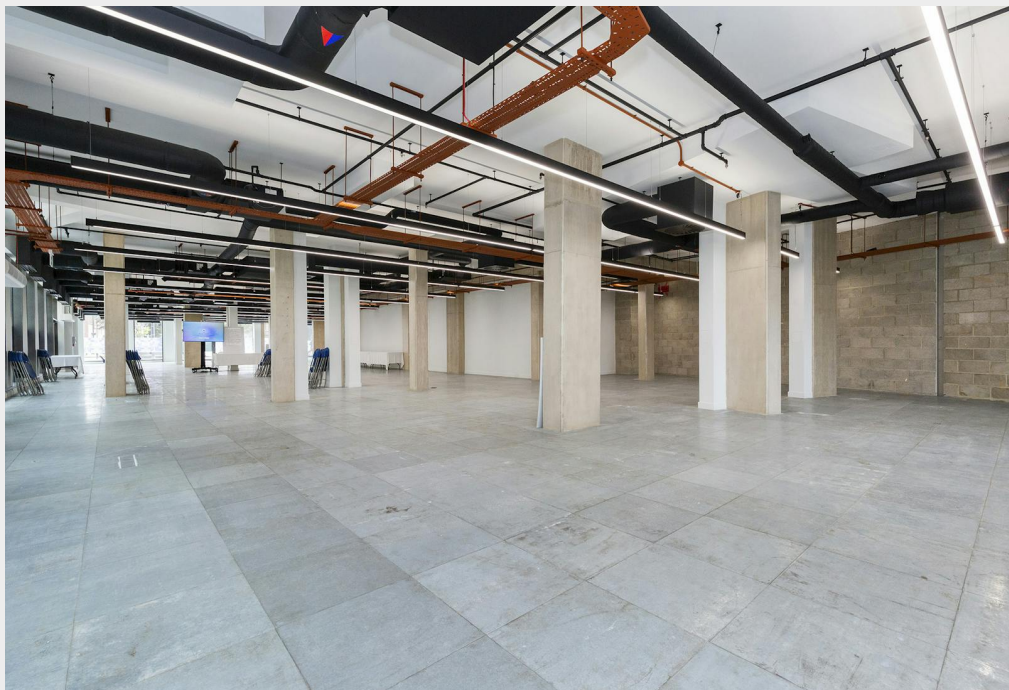
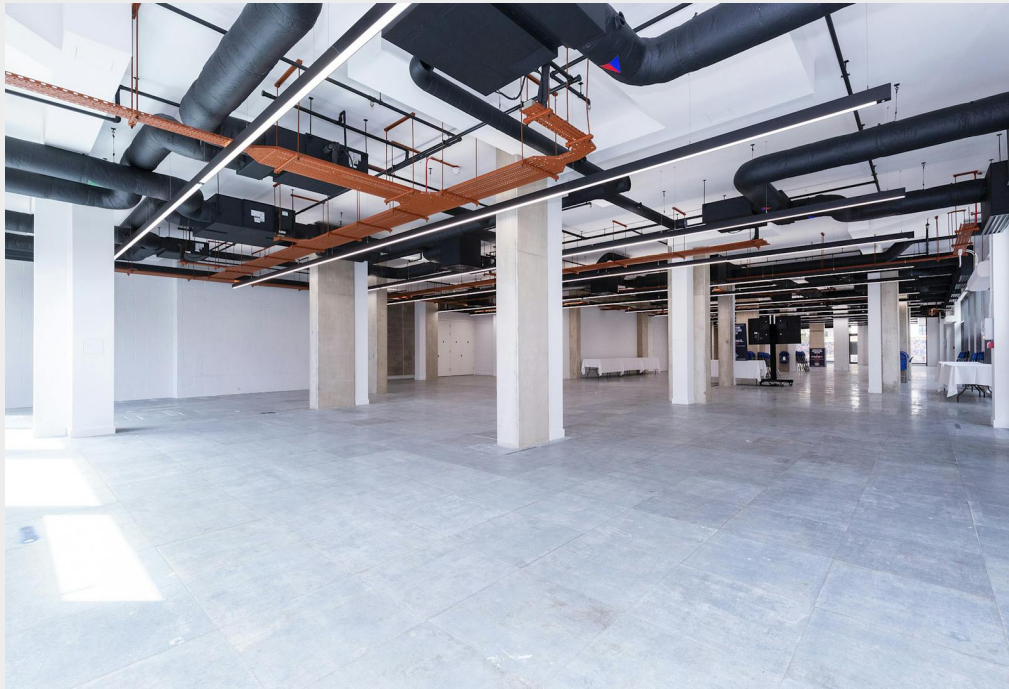
**3,038 sq ft / 282.2 sq m**

**£39.50 per sq ft / Price on application**

# Unique Opportunity To Buy Or Rent In The Heart Of Whitechapel



- Extensive ground floor frontage with excellent branding opportunity
- 3.8m ceiling heights
- Air conditioning throughout & BREEAM excellent
- Private WC & shower facilities
- Attractive views of open green space and landscaped courtyards
- Raised access flooring and LED lighting

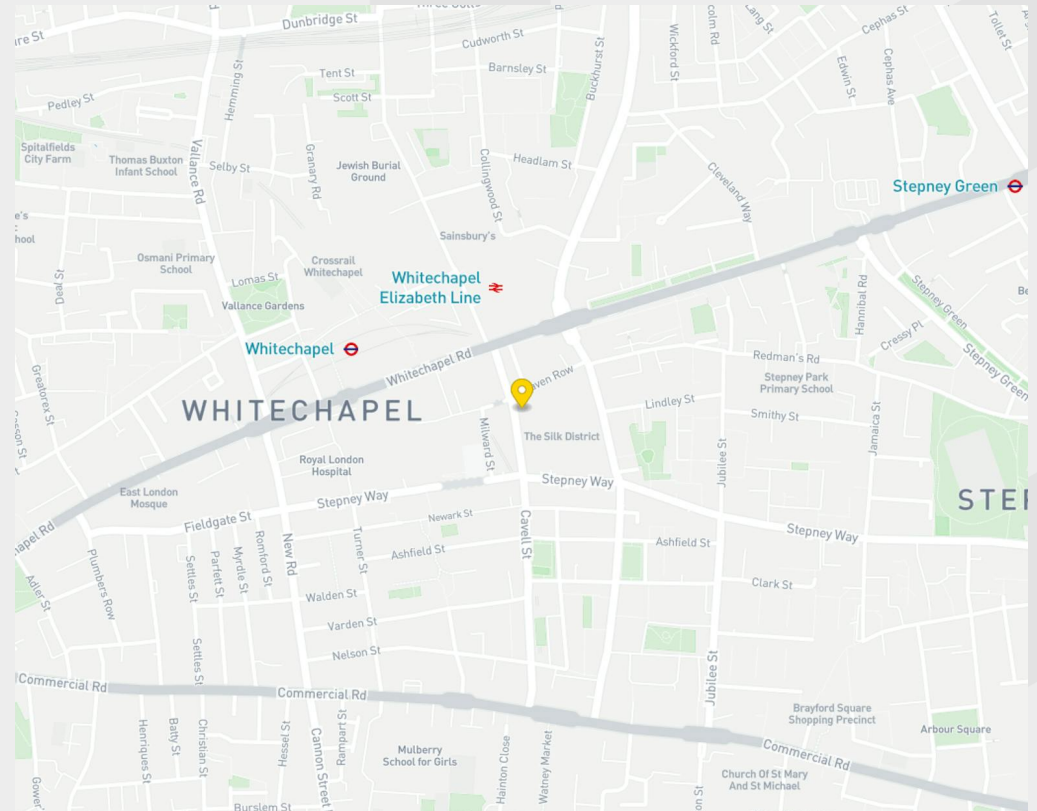


## Description

Situated within East London premier mixed-use scheme this ground floor unit benefits from extensive ground floor frontage and access. The unit would be suitable for a range of occupiers due to it's impressive ceiling heights and scope for internal re-configuration.

## Location

The development occupies a prime position at the heart of the fashionable neighbourhood of Whitechapel and a short distance from the UK's financial powerhouse of the City of London. Whitechapel Station (District and Hammersmith & City Underground Lines, London Overground and the Elizabeth Line) is situated approximately 200 metres from The Silk District and offers excellent connectivity to all areas of London and beyond.



## Accommodation / Availability

Unit	Sq ft	Sq m	Rent	Price	Rates Payable (sq ft)	Service Charge (sq ft)	Availability
Unit - 1A (Block B)	3,458	321.26	-	poa	£20.50	£2.52	Under Offer
Unit - 1B (Block B)	3,038	282.24	£39.50 /sq ft	poa	£20.50	£2.52	Available

### Tenure

New Lease

### EPC

B

### VAT

Applicable

### Configuration

Fitted. CAT A. CAT A

### Contacts

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#### Further Information

[View on Website](#)

[Floor Plans](#)

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