

UNIT 9 THOMAS TRADE CENTRE

THOMAS ROAD | POPLAR | LONDON | E14 7BN



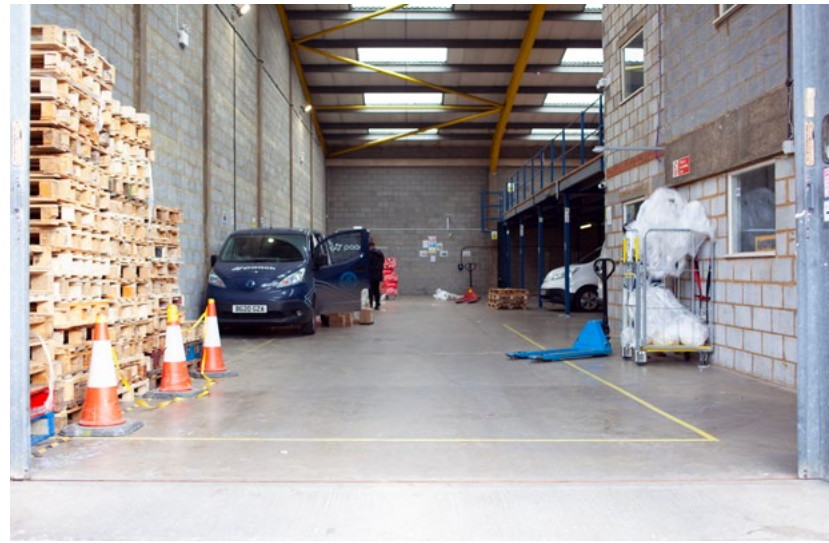
RVW
ROBERTS VAIN WILSHAW

JLL

5,110 sq ft (4,74.7 sq m)

SUMMARY

- Unit size of 5,110 sq ft (4,74.7 sq m)
- Modern single storey industrial / warehouse unit located on Thomas Road
- Loading and parking facilities
- Approx eaves height of 5.5m
- Electric shutter door
- WC facilities
- Gas (Subject to connection)
- 3 Phase electricity



DESCRIPTION

The property comprises of a modern single storey industrial / warehouse unit benefiting from a first floor office and a mezzanine floor; with good loading and parking facilities.

**OTHER OCCUPIERS
ON THE ESTATE
INCLUDE**

WOLSELEY

cherryz

GORILLAS

Felix THE FELIX PROJECT
GOOD FOOD FOR GOOD CAUSES

VORBOSS

RENT

Upon application.

SERVICE CHARGE

Upon application.

VAT

All figures quoted are exclusive of but will be liable for VAT at the prevailing rate.

LEASE

Available by way of an assignment of existing lease. Alternatively a new lease may be available direct with the landlord on terms to be agreed.

BUSINESS RATES

London Borough of Tower Hamlets. Interested parties are advised to make their own inquiries with the Local Authority.

EPC

EPC rating of 78 D.

LEGAL COSTS

Each party are to bear their own legal costs incurred in this transaction.

ANTI MONEY LAUNDERING

In accordance with regulations ID checks will be carried out on tenants where required.



VIEWING

Strictly by appointment through the joint agents:

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