



216a Brick Lane

Shoreditch, London, E1 6SA

Superb location retail / gallery / showroom space at the top of Brick Lane

1,035 sq ft
(96.15 sq m)

- Great footfall
- Available for occupation from end of October 2025
- Class E use (but no extraction possible)

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Summary

Available Size	1,035 sq ft
Rent	£50,000 per annum
Rates Payable	£21,082.75 per annum Based on 2023 valuation combined Rateable Values of Ground and Basement. Retail and Leisure relief may be available.
Rateable Value	£42,250
Legal Fees	Each party to bear their own costs
EPC Rating	Upon enquiry

Description

The premises are currently configured as open plan retail / gallery space on the ground floor. There is a separate basement storage area with it's own door from the street.

Location

The property is located on the east side of Brick Lane, close to the junctions with Bethnal Green Road and Redchurch Street. The famous Beigel Bake and Beigel Shop are opposite, are there area is home to numerous fashion retailers, modern and vintage, restaurants, bars etc. Shoreditch High Street Station is close by and Liverpool Street, Bethnal Green and Whitechapel / Aldgate within easy walking distance.

Accommodation

Name	sq ft	sq m	Availability
Ground - Shop	671	62.34	Available
Basement - Storage	364	33.82	Available
Total	1,035	96.16	

Terms

Available by way of a new internal repairing and insuring Lease, to be contracted 'outside the Act'.

Initial Rent

£50,000 per annum exclusive.

Business Rates

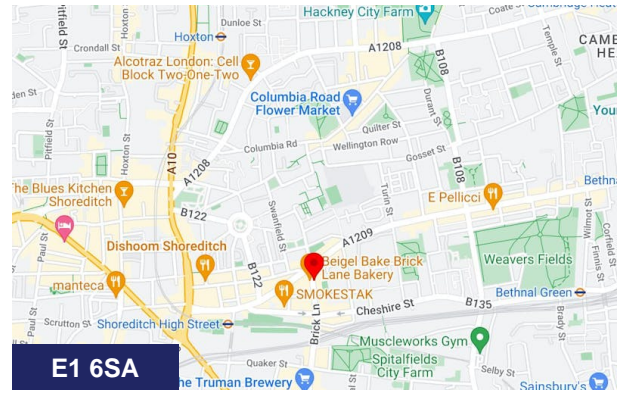
Currently on the Rating list with two entries - Ground Floor with a Rateable Value of £38,750 and the basement with a Rateable Value of £3,500. Before any discounts for leisure / retail or transitional relief, notional Rates Payable would be estimated at £21,000 for the current year.

Service Charge

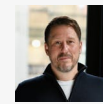
To be advised.

Buildings insurance

To be advised.

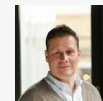


Viewing & Further Information



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