



**The Galleria, Unit 3. The Galleria. 180-182
George Lane, South Woodford, South Woodford,**

174 Sq Ft (16.16 Sq M)

£8,000 Per Annum Exclusive

Lock Up Shop

TO LET

Key Features

Lock up shop of approximately 174 sqft (16.16 sqm)

Busy shopping location

Good transport facilities

Property Description

The Galleria Shopping Mall comprises an attractive modern mixed use development of shopping/office units. The available unit has a total floor area of approximately 174 sqft (16.16 sqm). The property is available To Let on a license agreement or formal lease. Conflicting users may not be allowed. Available from 12th September 2026

Location

The Galleria Shopping Mall is located within the midst of this popular shopping position, adjacent to Sainsburys Superstore and Marks & Spencer store. Multiples such as Boots, Greggs and Costa are nearby. George Lane is a thriving shopping centre benefiting from its proximity to South Woodford Underground Central Line Station and is a short drive from the A406 (North Circular) and M11 leading to the M25.

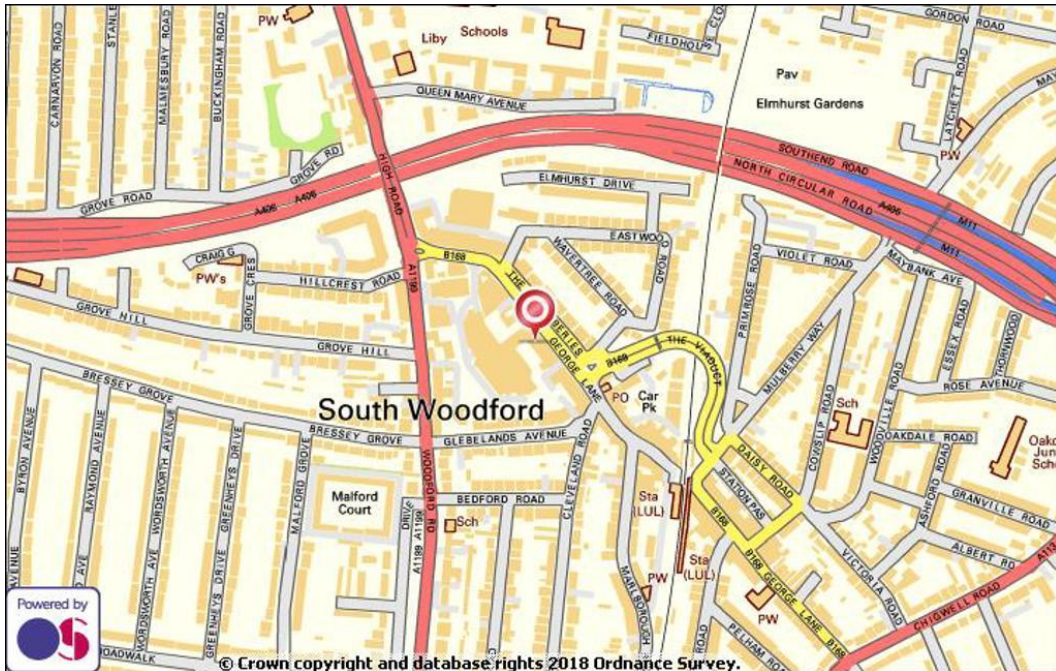
Terms

Available To Let on licence agreements from 12 months to 2 years .

Rent

£8,000 Per Annum Exclusive





Service Charge

£2,326.80 p.a.

Rates Payable

£3,024.00 (may be eligible for small business rates relief)

EPC Rating

TBC

Referencing/ Anti-Money Laundering

Land Commercial Ltd charges a fee of £500.00 plus VAT at the prevailing rate for taking up references, anti money laundering checks upon the proposed tenants and for creating the licence documents. This fee is non-refundable, whether or not they are accepted by the Landlord.

Viewing

Via Sole Agents Only



IT IS THE RESPONSIBILITY OF ANY INTERESTED PARTY TO FULLY CLARIFY FLOOR AREAS, PLANNING USE AND WHETHER THEIR PROPOSED USE IS SUITABLE. THESE MARKETING DETAILS ARE FOR INDICATION PURPOSES ONLY AND COMPLETED BASED UPON THE INFORMATION GIVEN AND ISN'T ALWAYS CORRECT. NO EQUIPMENT OR UTILITIES HAVE BEEN TESTED BY US AND SHOULD BE CHECKED BY THE INTERESTED PARTY PRIOR TO COMPLETION. ALL FEATURES LISTED AT THE TIME OF MARKING ARE SUBJECT TO CHANGE AND DO NOT FORM PART OF THE CONTRACT.

