

WALTHAMSTOW CENTRAL

3 RESTAURANT / BAR / CAFÉ UNITS TO LET

ADJACENT TO NEW SOHO THEATRE. £25 MILLION REFURBISHMENT OF A LISTED LOCAL LANDMARK WHERE THE BEATLES AND ROLLING STONES PERFORMED.

970 SEAT THEATRE FOR LIVE COMEDY, MUSIC, FILM EVENTS AND SHOWS WITH COMMUNITY SPACE AND LEISURE AREAS.

700 – 3,320 SQ FT
UNITS AVAILABLE

COMPLETION SUMMER 2022



WALTHAMSTOW CENTRAL

WALTHAMSTOW CENTRAL ENJOYS EXCELLENT PUBLIC TRANSPORT LINKS INTO CENTRAL LONDON AND THE SURROUNDING AREA VIA THE VICTORIA LINE AND AN EXTENSIVE BUS NETWORK.

The development is located close to the Tube and Bus stations and within the central leisure area where other occupiers include Empire Cinema and numerous restaurants such as Five Guys, Nandos, Turtle Bay, Tonkotsu and Heavenly Desserts.

Soho Theatre is a charity and social enterprise established over 20 years ago on Dean St W1. It is one of London's busiest theatres with audiences close to 200,000 persons per year. Walthamstow will enjoy a full programme of live events with many major names coming to the venue.

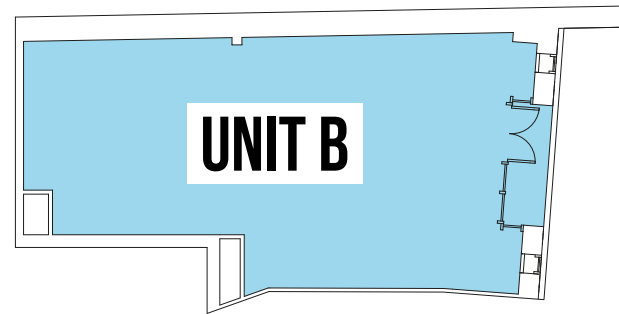
In addition Soho Theatre will run education, participation and talent development workshops as well as a full community programme which will generate strong footfall to the site throughout the week and into the evenings.

SOHO
THEATRE

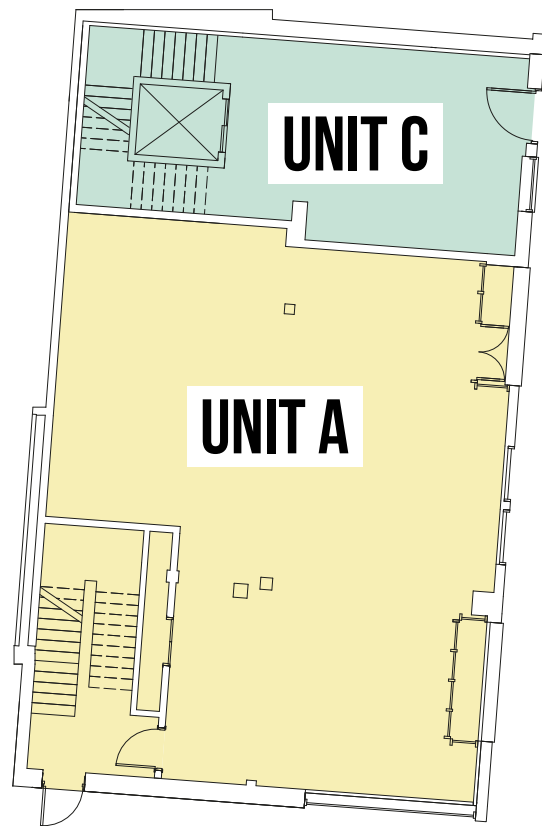
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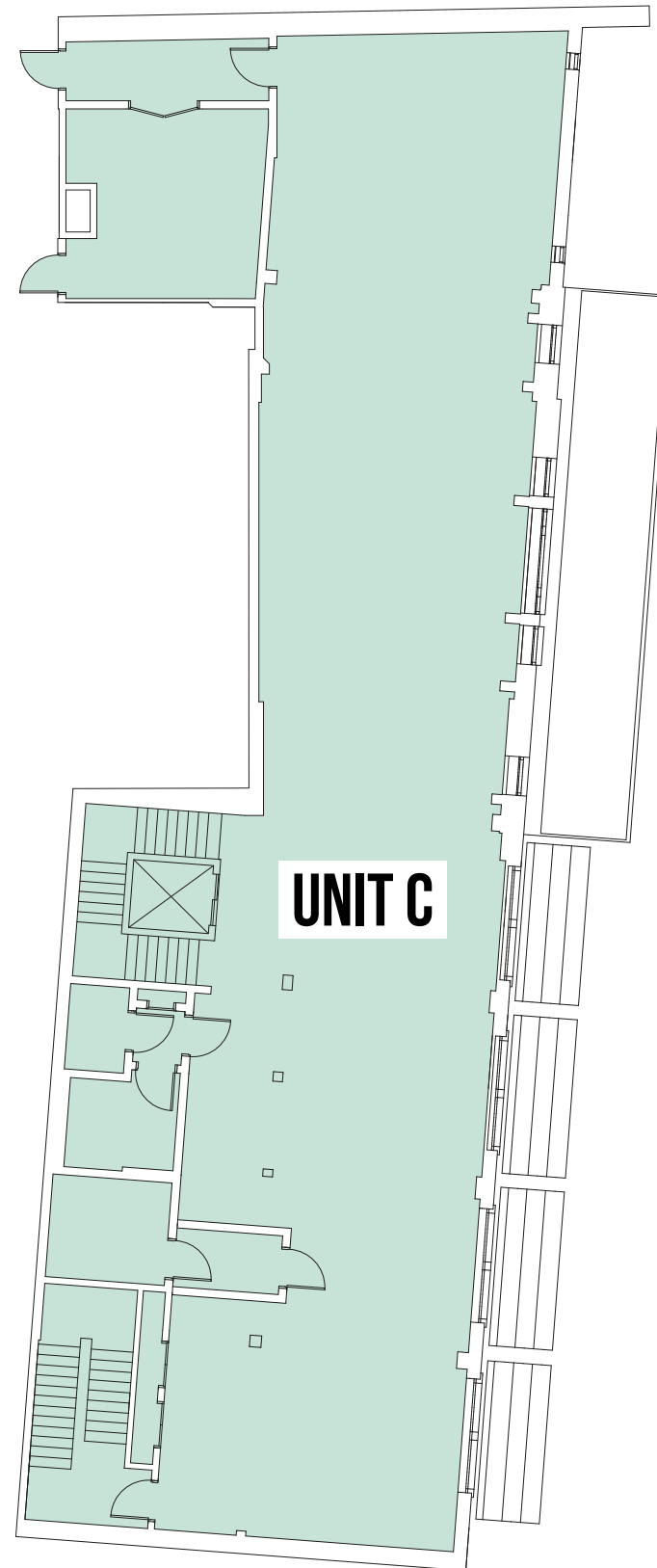
GROUND FLOOR



SOHO THEATRE
ENTRANCE



FIRST FLOOR



THE 3 NEW UNITS WILL BE ARRANGED AS FOLLOWS:

UNIT A – 1,400 sq ft NIA Ground Floor

UNIT B – 700 sq ft NIA Ground Floor

UNIT C – 450 sq ft GIA Ground Floor + 3,320 sq ft GIA First Floor
(Landlord to install lift & stair)

NB Measured from plans and to be verified on site

CONDITION

The units will be handed over in enhanced shell condition with screeded floors, shopfronts and capped off services. Connections to a high level extraction system will be available.

PLANNING

A1 and A3(A5 ancillary) uses within Class E are acceptable together with A4 use for Unit C.

OPENING HOURS

Consented opening hours are 09:00–00:30 Sunday–Wednesday with later opening to 01:30 Thursday and 02:30 Friday–Saturday. Further hours by agreement.

RATES & SERVICE CHARGE

Further details upon request.

FIT OUT

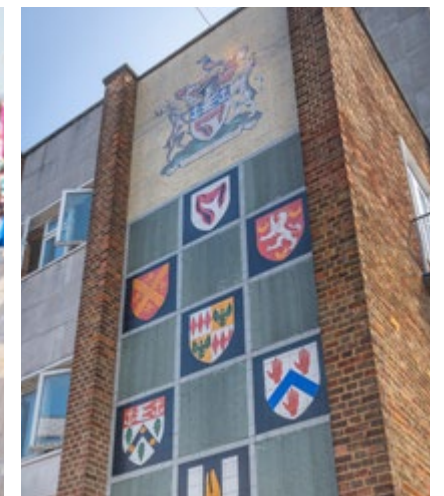
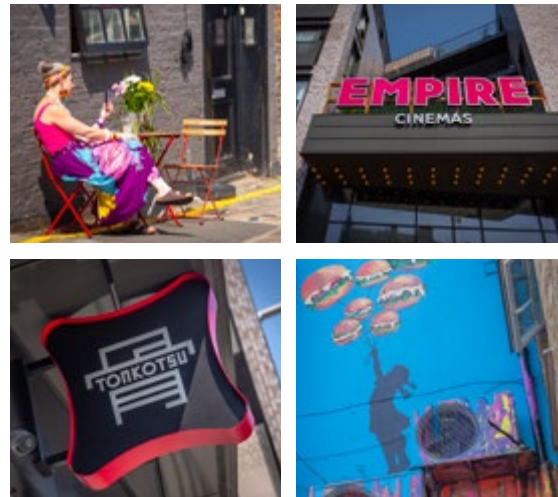
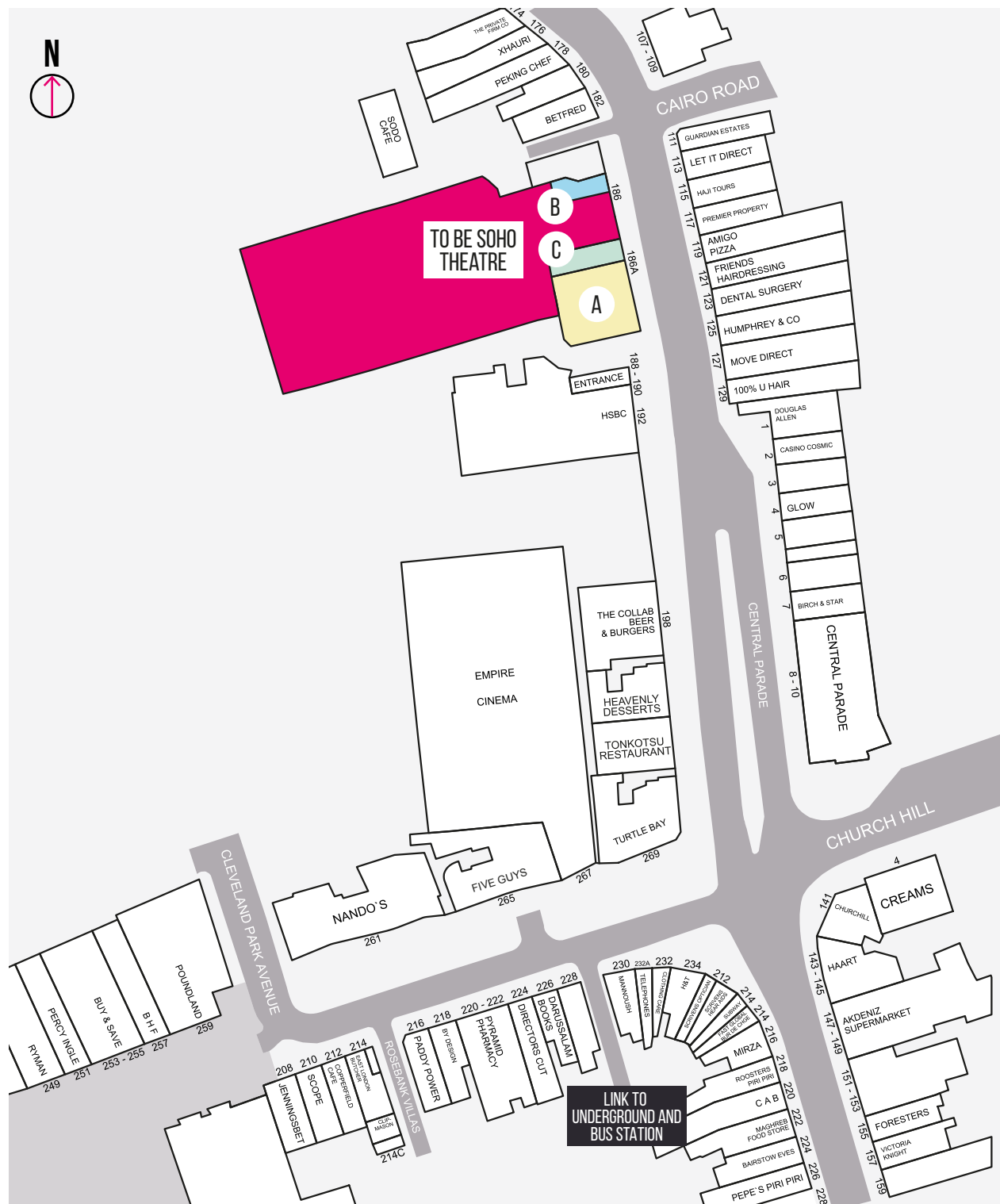
Tenants will be required to achieve at least a BREEAM 'very good' rating.

EPC

Further details available on request.



Not to scale. Indicative only.



**THE UNITS ARE AVAILABLE FROM SUMMER 2022
AT THE FOLLOWING COMMENCING RENTALS:**

UNIT A – £38,000pax

UNIT B – £22,000pax

UNIT C – £75,000pax

FURTHER DETAILS
Via sole agents MC Retail.



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**CLICK TO VIEW
SITE VIDEO**

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