

**135c Green Street, London, E7 8JE**



**£800 Per month**

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## **GREEN STREET LOCK UP SHOP & WC**

McDowalls are pleased to bring this freshly renovated, versatile lock-up shop to market. Located on the popular Green Street it offers a clean, modern space ideal for a small office / light business use / retail or secure storage.

It benefits from high foot traffic, excellent local transport and amenities.

RENT - £800pcm

INSURANCE - Included In Rental Demand

LEASE - 3 Years (Outside of the 1954 LL&TA)

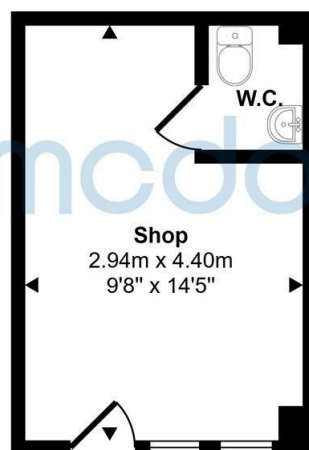
MAINS SERVICES - Electric/Water

COUNCIL - London Borough Of London

BUSINESS RATES - RV £4900

EPC - Band E

Approx Gross Internal Area  
13 sq m / 142 sq ft

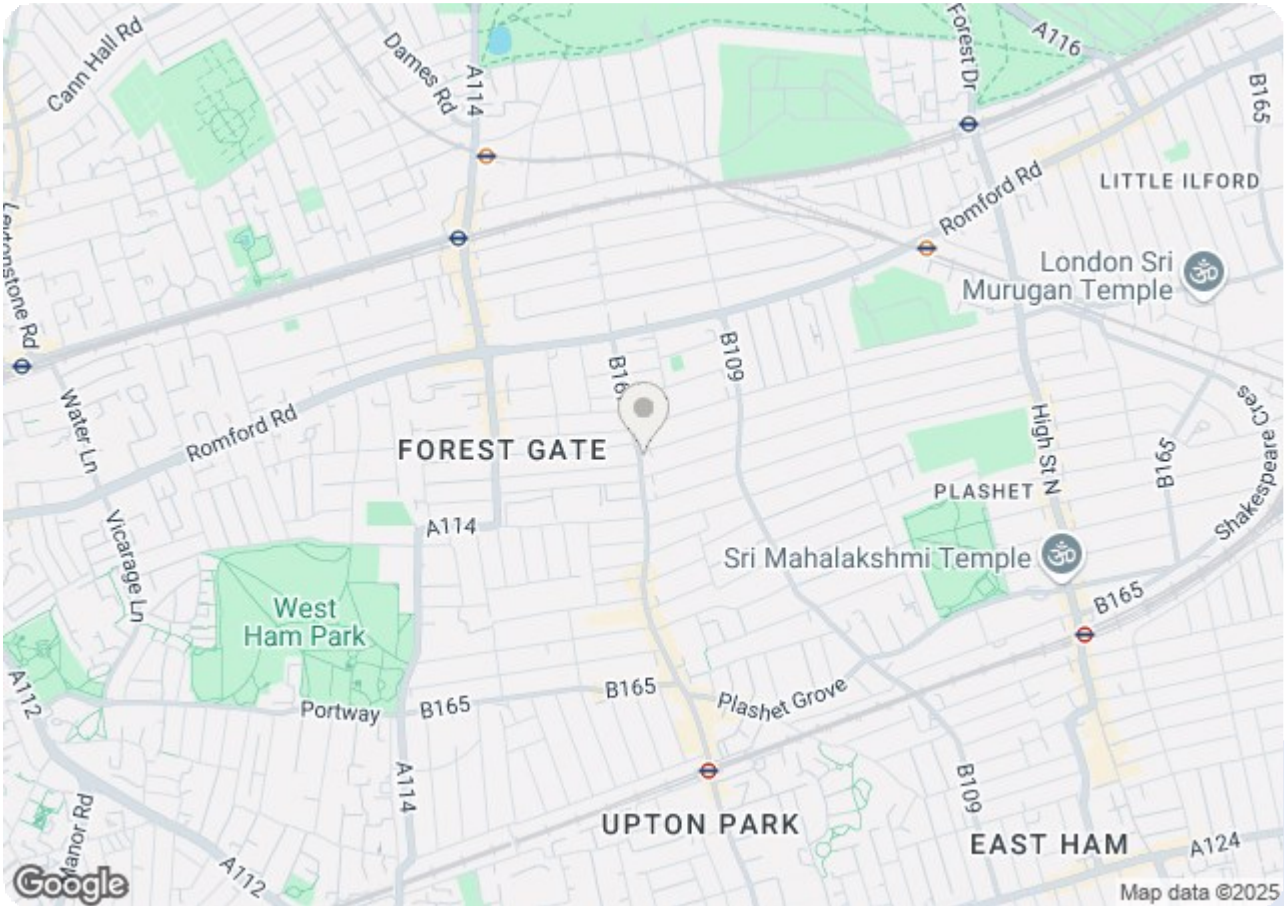



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
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Not environmentally friendly - higher CO <sub>2</sub> emissions		
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