



RETAIL | RESTAURANT | LEISURE

4600 SQFT.



NEW BUILD UNIT - USE CLASS E - NEW LEASE

46 ORCHARD PLACE, GOODLUCK HOPE

CANNING TOWN, LONDON

POTENTIAL USES: RETAIL, SHOWROOM, OFFICES, WORKSPACE



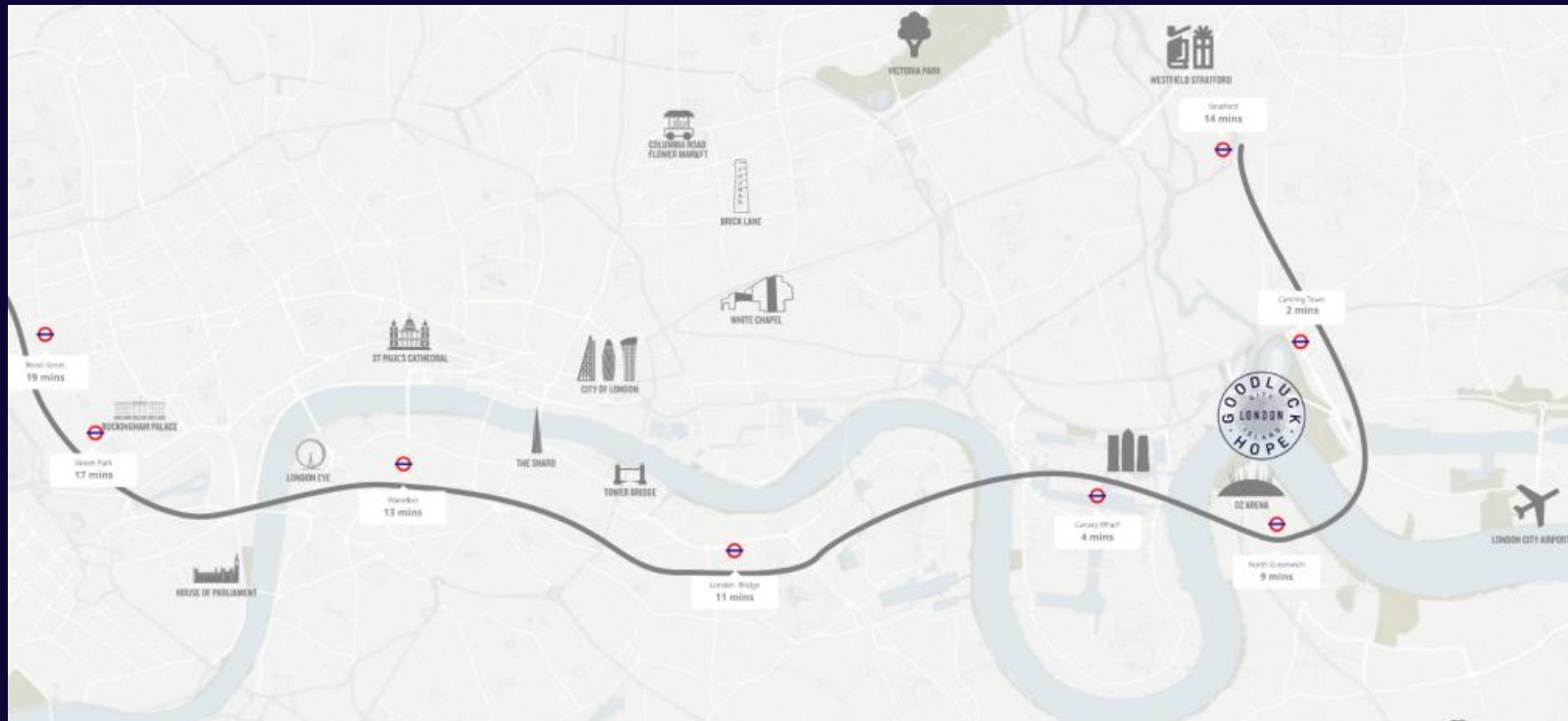


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WHERE IS GOODLUCK HOPE?

- **GOODLUCK HOPE IS JUST TWO STOPS FROM CANARY WHARF, EXCELLENT FOR COMMUTERS**
- **WELL CONNECTED THROUGH THE JUBILEE LINE AND DLR, LONDON BRIDGE IS 10 MINUTES AWAY**
- **WATERLOO IS 13 MINUTES AWAY**





GOODLUCK HOPE & LONDON CITY ISLAND



KEY FACTS

- 2,457 NEW HOMES
- WHEN COMPLETE, POPULATION C5000
- HOME TO ENGLISH NATIONAL BALLET
- NEWHAM COLLEGE, QUEEN MARY UNIVERSITY OF LONDON DUE TO OPEN
- TOTAL OF 25 RETAIL AND RESTAURANT UNITS ACROSS BOTH DEVELOPMENTS



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UNIT LOCATION IN GLH

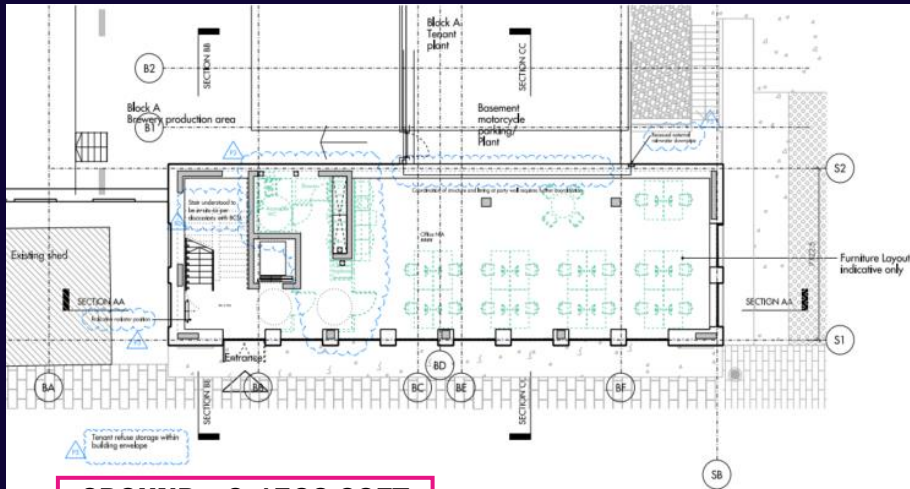




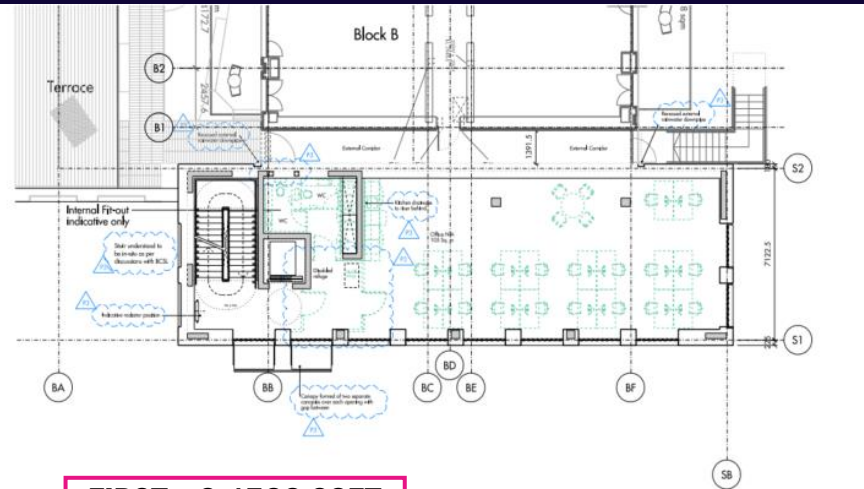
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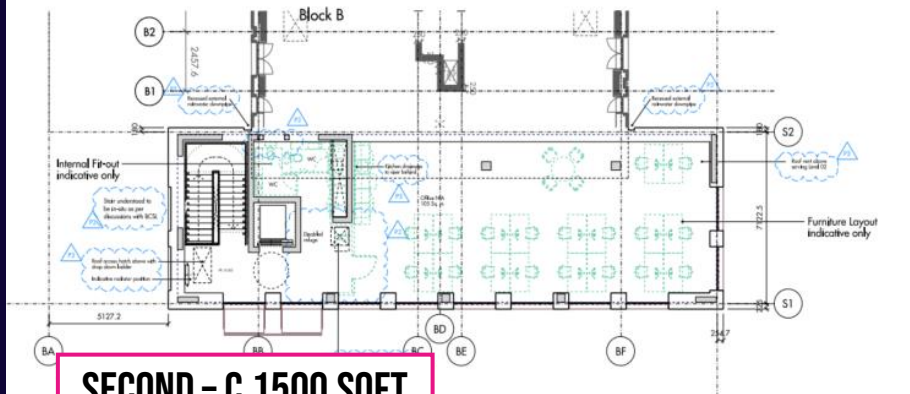
FLOOR PLANS



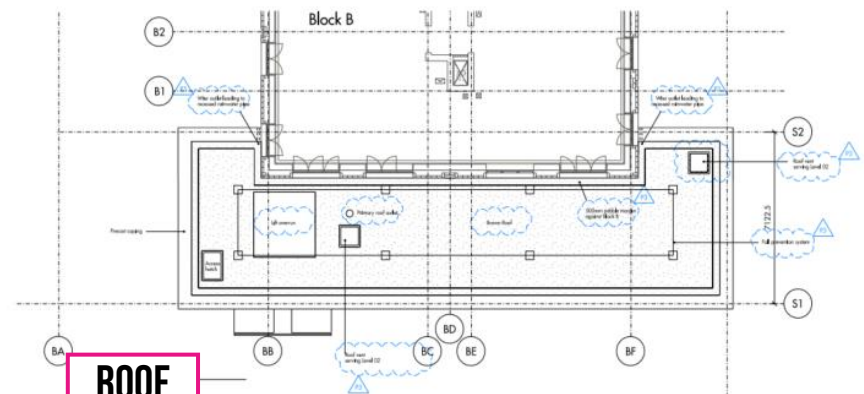
GROUND - C. 1500 SQFT



FIRST - C. 1500 SQFT



SECOND - C. 1500 SQFT



ROOF



TERMS

SUBJECT TO CONTRACT



LEASE: FLEXIBLE TERMS AVAILABLE

RENT: ON APPLICATION

INCENTIVES AVAILABLE: DETAILS ON APPLICATION

PLEASE DIRECT ALL ENQUIRIES TO:

JOSH GAMBER

JOSH.GAMBER@SHACKLETONPROPERTY.COM

07596 885622

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07792 429660