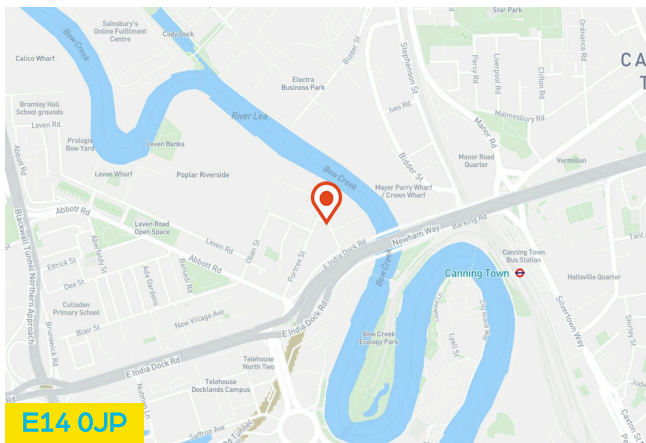


TO LET, INDUSTRIAL, OPEN STORAGE, 1.10 ACRES LAND AT 17 LANRICK ROAD, CANNING TOWN, E14 0JP



1.1 Acres of Hard Surfaced IOS Land in Canning Town, Available To Let



- VP available from May 2026
- Short term leases until Q1 2029
- 1.1 acres of hardsurfaced land
- 5-minute walk to Canning Town Underground Station (Jubilee Line)
- Adjacent to A13
- Fenced and secured by brickwall perimeter
- Good access via Lanrick Road

LAND AT 17 LANRICK ROAD, CANNING TOWN, E14 0JP

OVERVIEW

Available Size	1.10 Acres
Rent	Rent on application
Rateable Value	£108,000
Rates Payable	£54,490.91 per sq ft Based on 2026 List
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC	-

DESCRIPTION

The property comprises a self contained, 1.1 acre open storage site in Canning Town. The site is predominantly hard surfaced and well secured by a brick wall with barbed wire lining. Vacant possession can be obtained in Q2 2026 after former use as a highway services compound. All main services are connected. Site restrictions to note: • Restriction on Sunday usage • Restriction on Monday-Saturday usage outside of 7:30am – 6:00pm • Restriction on bank holiday usage • Usage height cannot exceed 8m due to the overhanging bridge

LOCATION

17 Lanrick Road is well located, adjacent to the A13 in Canning Town, inner east London. The site is approximately a 5-minute walk to Canning Town Underground station (Jubilee line). There are good transport links with easy access to the East India Dock Road (A13).

ACCOMMODATION

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Outdoor - Yard	47,916	4,451.54	Available
Total	47,916	4,451.54	



VIEWING & FURTHER INFORMATION

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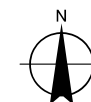
MAYOR OF LONDON

Land at Lanrick Road

 Demise

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Date	25/04/2024
Initials	DNR
Drg. No.	TK_LRVFL_V4
Rev	0
Scale	1:1,250 at A4



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