



RETAIL | RESTAURANT | LEISURE

NEW BUILD UNIT - USE CLASS E - NEW LEASE

# 78 ORCHARD PLACE, GOODLUCK HOPE

CANNING TOWN, LONDON

POTENTIAL USES: RESTAURANT, RETAIL, OFFICES, WORKSPACE

## 3489 SQFT.



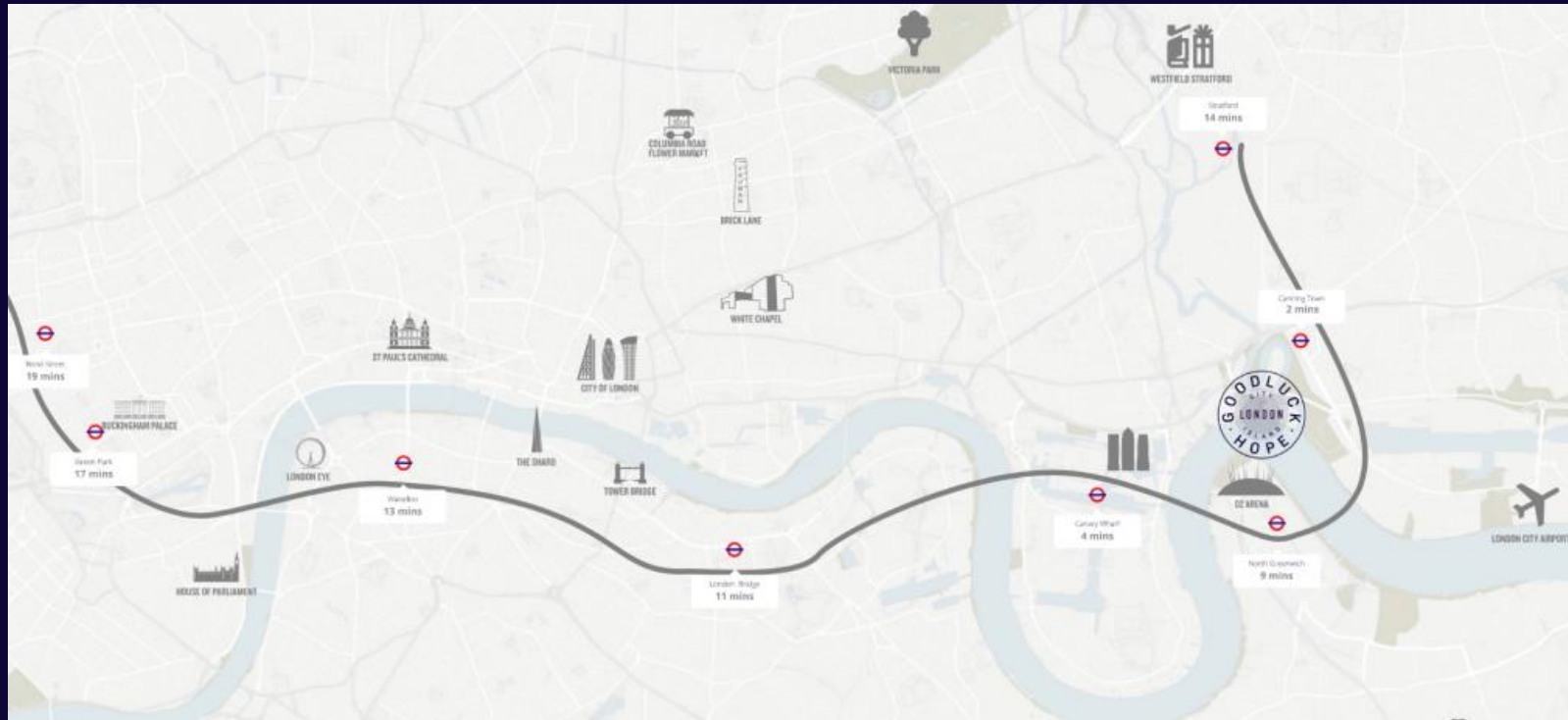


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# WHERE IS GOODLUCK HOPE?

- **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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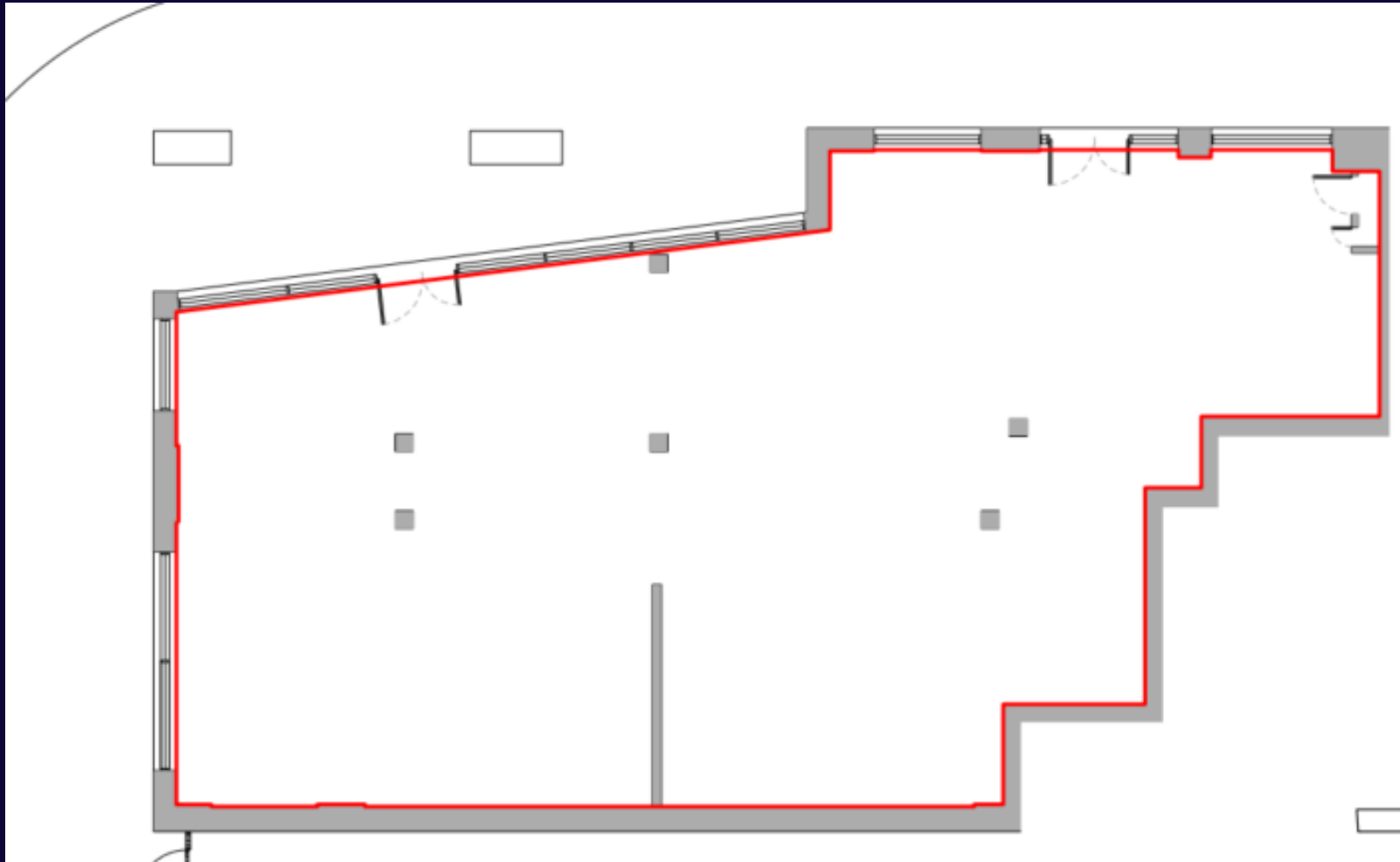
# UNIT LOCATION IN GLH





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# FLOOR PLANS





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# TERMS

**SUBJECT TO CONTRACT**



**LEASE: FLEXIBLE TERMS AVAILABLE**

**RENT: £87,000**

**INCENTIVES AVAILABLE: DETAILS ON APPLICATION**



**PLEASE DIRECT ALL ENQUIRIES TO:**

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