Hartnell Taylor Cook

FOR SALE

Former ATS Centre

169-173 Bow Road, London, E3 2SG

Freehold Industrial Unit For Sale with Vacant Possession

7,105 sq ft
(660.08 sq m)

- Vacant Possession
- Excellent Roadside Frontage
- Substantial development potential STPP
- c. 4 miles east of Central London
- 0.28 Acre Site Area
- Close to Bow Church DLR Station and Bow Road Underground Station

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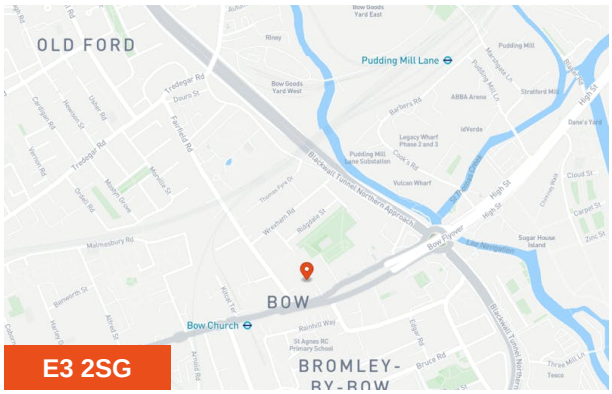
Summary

Available Size	7,105 sq ft
Price	Offers in excess of £1,750,000
Rates Payable	£51,337.50 per annum Current 2026/2027 Rates List
Rateable Value	£92,500
EPC Rating	Upon enquiry



Description

The property comprises a single storey workshop of steel portal frame construction with brick elevations beneath a pitched roof with approx. 3.9m, together with office and reception accommodation. There is a separate, linked single storey brick structure providing customer toilets. The unit benefits from a front loading door and a substantial forecourt providing approximately 12 parking spaces.

Location

The property is located on Bow Road, a section of the A11 which is a main road linking London with East Anglia. Bow Road Underground is less than 0.5 miles away, and Bow Church DLR Station is 155 metres away. The surrounding properties are of varying uses including retail, religious institutions, residential and office.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m
Ground - Workshop	6,707	623.10
Ground - Customer WC Block	398	36.98
Total	**7,105**	**660.08**

Terms

Offers in excess of £1,750,000 exclusive of VAT are invited for the freehold interest with vacant possession.

Tenure

The property is available freehold with vacant possession.

Legal Costs

Each party to bear their own legal costs incurred in the transaction.

Anti Money Laundering

In accordance with the current Anti-Money Laundering (AML) Regulations, the purchaser will be required to provide and satisfy the Vendor and their agents on the source of the funds used to acquire the property in advance of an exchange.

Viewing & Further Information

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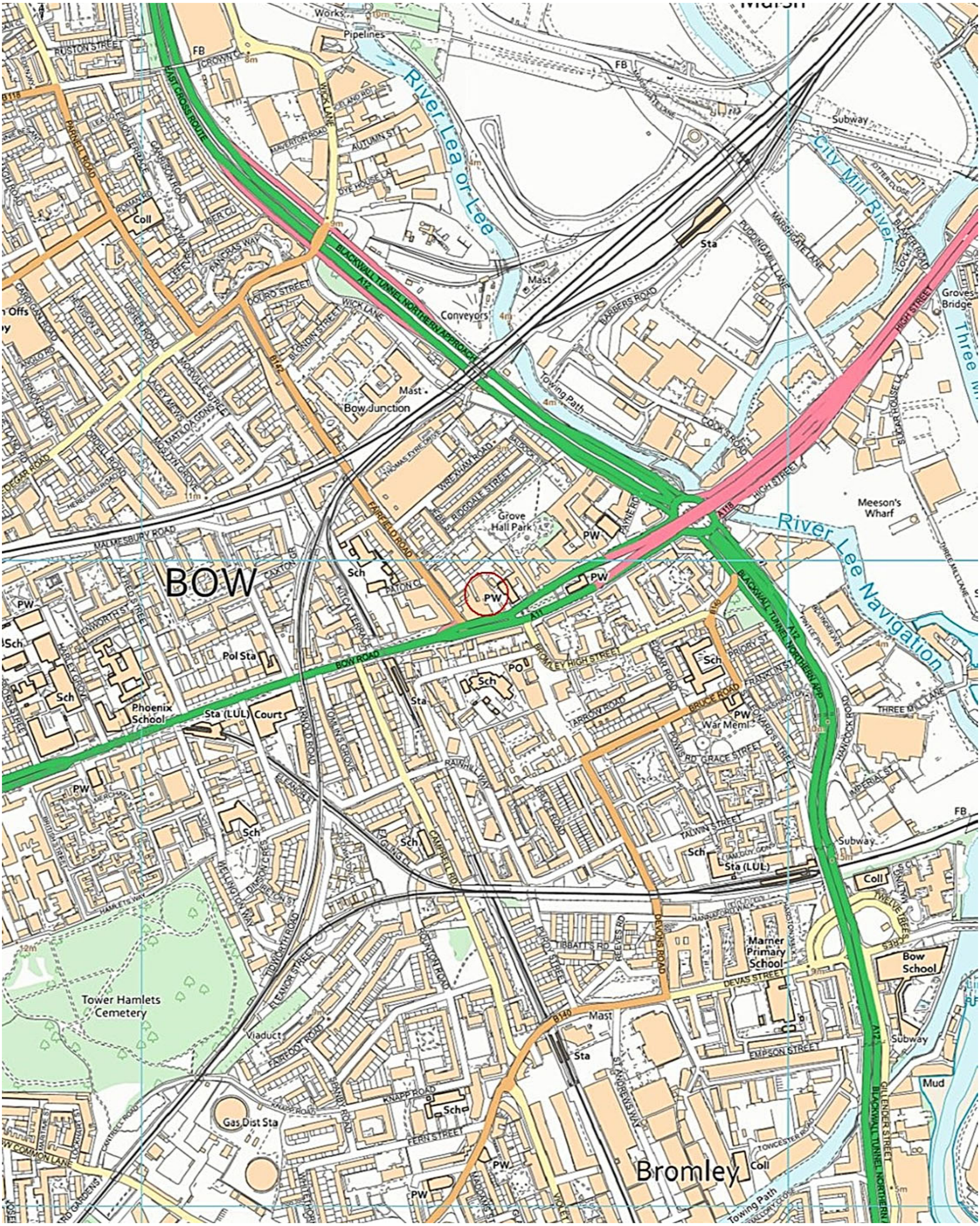
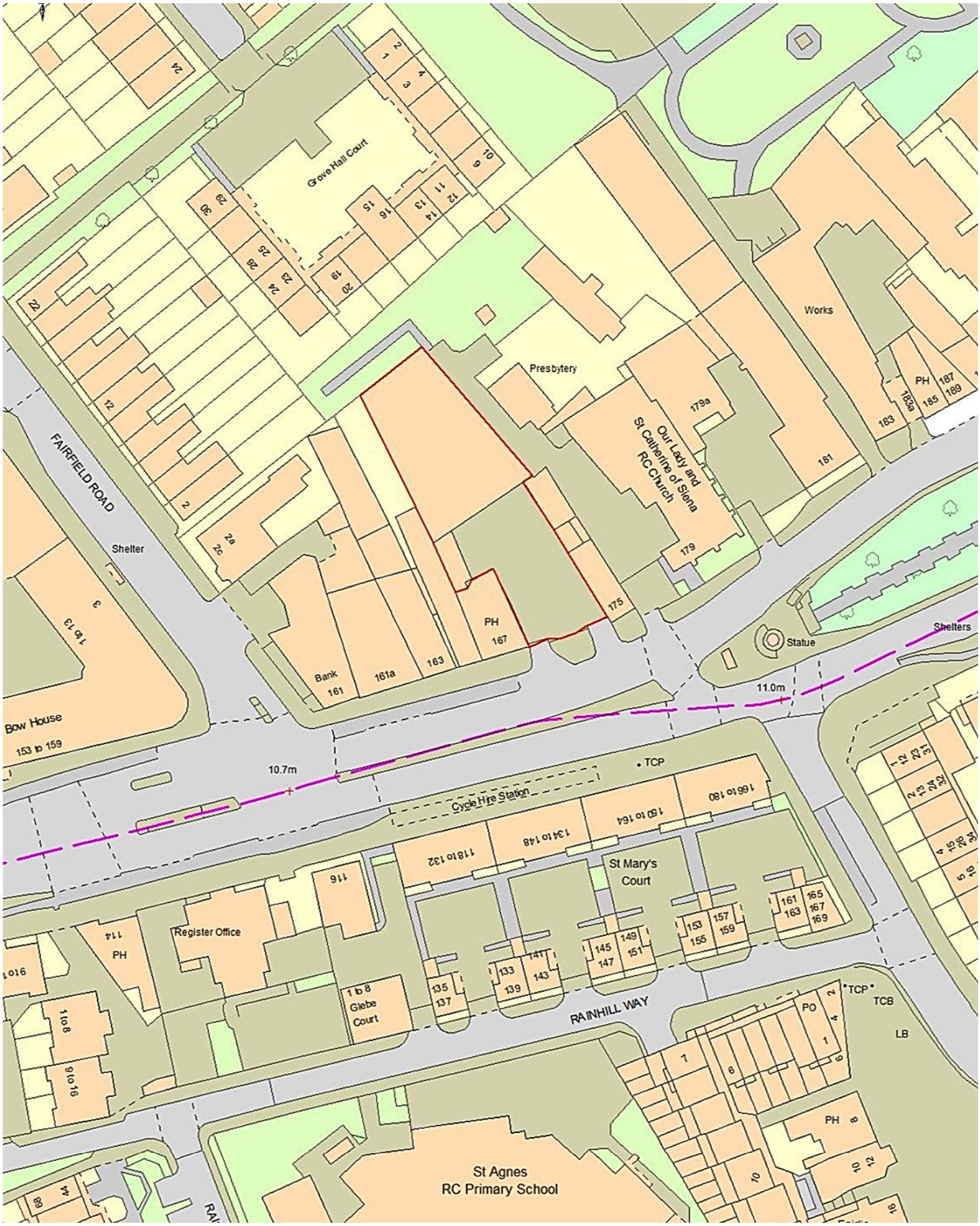

BOW
Bromley
River Lea or Lee
City Mill River
River Lee Navigation
Bow Junction
Grove Hall Park
Tower Hamlets Cemetery
Phoenix School
Marner Primary School
Bow School
Meeson's Wharf
Gas Dist Sta
Sta (LUL)
Pol Sta
Court
Coll
Sch
PW
PO
Sta
Mast
Conveyors
Towing Path
Viaduct
Subway
War Meml
Works
Pipelines
FB
Mud
BOW ROAD
A11
A12
A118
BLACKWALL TUNNEL NORTHERN APPROACH
EAST CROSS ROUTE
HIGH STREET
BROMLEY HIGH STREET
FAIRFIELD ROAD
MALMESBURY ROAD
BRUCE ROAD
DEVONS ROAD
DEVAS STREET
EMPSON STREET
WICK LANE
PARNELL ROAD
ARNOLD ROAD
TALWIN STREET
TIBBATTS RD
KNAPP ROAD
FERN STREET
THREE MILL LANE
BABBERS ROAD
MARSHGATE LANE
PUDDING MILL LANE
B140
B142


Grove Hall Court
Presbytery
Works
Our Lady and St Catherine of Siena RC Church
FAIRFIELD ROAD
Shelter
Bow House
153 to 159
Bank
161
161a
163
PH
167
175
179
179a
183
183a
185
PH
187
189
Statue
Shelters
11.0m
10.7m
TCP
Cycle Hire Station
118 to 132
134 to 148
150 to 164
166 to 180
St Mary's Court
Register Office
114
PH
116
1 to 8 Glebe Court
135
137
133
139
141
143
145
147
149
151
153
155
157
159
161
163
165
167
169
RAINHILL WAY
PO
TCB
LB
PH
St Agnes
RC Primary School