

IN THE HIGH COURT OF JUSTICE

CLAIM NO. QB-2019-000789

QUEEN'S BENCH DIVISION

BETWEEN

THE ARCH COMPANY PROPERTIES LIMITED

CLAIMANT

and

**PERSONS UNKNOWN ENTERING OR REMAINING ON LAND COMPRISING THE 48
ARCHES IDENTIFIED ON THE ATTACHED SCHEDULE AND COLOURED BLUE ON THE
ATTACHED PLANS AND KNOWN AS TOWER HAMLETS NORTH (BETHNAL GREEN)
RAILWAY ARCHES LONDON WITHOUT THE CONSENT OF THE CLAIMANT**

DEFENDANTS

NOTICE OF APPLICATION

The Claimants Application for an Order for the renewal of the Final Injunction Order made on the 14 May 2019 will be heard on Friday 13 May 2022 in Royal Courts of Justice Strand London WC2A 2LL. For details of the time of the hearing, court number and the Judge See, Queen's Bench Daily Cause List after 3pm on the preceding working day. The website for this is: <https://www.gov.uk/government/publications/royal-courts-of-justice-cause-list/royalcourts-of-justice-daily-cause-list>.

Copies of the following documents are enclosed with this notice:

1. Notice of issue of application and hearing details
2. N244 Application and draft Order
3. Witness statement of Fay Lewin and exhibits "FL10" and "FL11"

Copies of the above documents along with details of the hearing time and place when known, can be obtained from Knights Plc, 2 Chamberlain Square Birmingham B3 3AX, Ref: APA, telephone 0121 262 6891 and on the website: <https://www.thearchco.com/legal-notices/>



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Date: 06-05-2022

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10 May 2022

Ref: «Reference»

QB-2019-000789

RE: QB-2019-000789 Arch Company-v-Persons Unknown

Dear Sirs

The injunction application for the above case has been listed for 13th May 2022 for 1 hour before a High Court Judge.

The Judge and the time of the hearing will be confirmed the working day before.

For details regarding the Court number, Judge and time, please look at the Queen's Bench Daily Cause List after 3pm on the preceding working day. The website for this is: <https://www.gov.uk/government/publications/royal-courts-of-justice-cause-list/royal-courts-of-justice-daily-cause-list>

Yours faithfully

Rupkiran Bhamra

QB Judges Listing

N244

Application notice

For help in completing this form please read the notes for guidance form N244Notes.

Find out how HM Courts and Tribunals Service uses personal information you give them when you fill in a form: <https://www.gov.uk/government/organisations/hm-courts-and-tribunals-service/about/personal-information-charter>

Name of court High Court Of Justice Queen's Bench Division Royal Courts of Justice		Claim no. QB-2019-000789
Fee account no. (if applicable)	Help with Fees – Ref. no. (if applicable)	
PBA0077713	H W F - [] [] [] - [] [] []	
Warrant no. (if applicable)		
Claimant's name (including ref.) The Arch Company Properties Limited (ARC266/137)		
Defendant's name (including ref.) Persons Unknown Entering or Remaining on Land Comprising the 48 Arches Indentified in the Attached Schedule and Coloured Blue and Marked with Red Asterisks on Each of the Attached Plans and Known As Tower Hamlets North (Bethnal Green) Arches London Without the Consent of the Claimant		
Date	09.05.2022	



1. What is your name or, if you are a legal representative, the name of your firm?

Knights

2. Are you a Claimant Defendant Legal Representative

Other (please specify)

If you are a legal representative whom do you represent?

Claimant

3. What order are you asking the court to make and why?

An Order for the renewal of the Order made on the 14 May 2019 as per the attached Order

4. Have you attached a draft of the order you are applying for?

Yes No

5. How do you want to have this application dealt with?

at a hearing without a hearing
 at a telephone hearing

6. How long do you think the hearing will last?

Hours Minutes

Is this time estimate agreed by all parties?

Yes No

7. Give details of any fixed trial date or period

8. What level of Judge does your hearing need?

Judge

9. Who should be served with this application?

Defendants

9a. Please give the service address, (other than details of the claimant or defendant) of any party named in question 9.

10. What information will you be relying on, in support of your application?

- the attached witness statement
- the statement of case
- the evidence set out in the box below

If necessary, please continue on a separate sheet.

See the attached witness statement of Fay Lewin

Statement of Truth

I understand that proceedings for contempt of court may be brought against anyone who makes, or causes to be made, a false statement in a document verified by a statement of truth without an honest belief in its truth.

- I believe** that the facts stated in section 10 (and any continuation sheets) are true.
- The Applicant believes** that the facts stated in section 10 (and any continuation sheets) are true. **I am authorised** by the applicant to sign this statement.

Signature



- Applicant
- Litigation friend (where applicant is a child or a Protected Party)
- Applicant's legal representative (as defined by CPR 2.3(1))

Date

Day Month Year

Full name

Alex Payne

Name of applicant's legal representative's firm

Knights

If signing on behalf of firm or company give position or office held

Partner

Applicant's address to which documents should be sent.

Building and street

Two Chamberlain Square

Second line of address

Town or city

Birmingham

County (optional)

Postcode

B 3 3 A X

If applicable

Phone number

07467831134

Fax number

DX number

Your Ref.

ARC266/137

Email

Alex.Payne@knightsplc.com

IN THE HIGH COURT OF JUSTICE

Claim No QB-2019-000789

QUEEN'S BENCH DIVISION

[.....]

Friday 13 May 2022

B E T W E E N:

THE ARCH COMPANY PROPERTIES LIMITED

Claimant

-and-

**PERSONS UNKNOWN ENTERING OR REMAINING ON LAND COMPRISING
THE 48 ARCHES IDENTIFIED ON THE ATTACHED SCHEDULE AND
COLOURED BLUE AND MARKED WITH RED ASTERISKS ON EACH OF THE
ATTACHED PLANS AND KNOWN AS TOWER HAMLETS NORTH (BETHNAL
GREEN) RAILWAY ARCHES LONDON WITHOUT THE CONSENT OF THE
CLAIMANT**

Defendant

s

INJUNCTION ORDER

PENAL NOTICE

**IF YOU, PERSONS UNKNOWN, DISOBEY THIS ORDER OR INSTRUCT OR
ENCOURAGE OTHERS TO BREACH THIS ORDER YOU MAY BE HELD IN
CONTEMPT OF COURT AND MAY BE IMPRISONED, FINED OR HAVE YOUR
ASSETS SEIZED.**

**ANY OTHER PERSON WHO KNOWS OF THIS ORDER AND DOES ANYTHING
WHICH HELPS OR PERMITS PERSONS UNKNOWN TO BREACH THE TERMS**

OF THIS ORDER MAY ALSO BE HELD IN CONTEMPT OF COURT AND MAY BE IMPRISONED, FINED OR HAVE THEIR ASSETS SEIZED.

UPON the hearing of the Claimant's application for a renewal of the injunction granted on 18 May 2019, pursuant to the Application Notice dated 9 May 2022

AND UPON hearing Leading Counsel and Junior Counsel for the Claimants

AND UPON reading the Fifth Witness Statement of Fay Lewin dated 9 May 2022 and the Sixth Witness Statement of Fay Lewin dated [...]

IT IS ORDERED THAT:

THE INJUNCTION

1. The Defendant be forbidden from entering or remaining on Land comprising the 40 arches identified in the attached Schedule and coloured blue and marked with red asterisks on each of the attached Plans and known as Tower Hamlets North (Bethnal Green) Railway Arches, London without the consent of the Claimant.
2. This Order is to remain in force until midnight on 13 May 2025.

MEANING OF LAND IN THIS ORDER

3. For the avoidance of doubt, the word 'Land' in this Order means all land comprising 40 arches (comprised of 13 clusters of arches, otherwise known as "Estates") as listed in the attached Schedule and coloured blue and marked with red asterisks on each of the attached Plans and known as Tower Hamlets North (Bethnal Green) Railway Arches, London.

SERVICE OF THE APPLICATION NOTICE

4. Pursuant to CPR 6.15 and 6.27, an order that the service of the Application Notice dated 9 May 2022 and the Fifth Witness Statement of Fay Lewin dated 9 May 2022 was validly effected by the provision of the said documents in the manner set out in the Sixth Witness Statement of Fay Lewin dated [...] (namely by the insertion of copies in sealed transparent envelopes and attachment of them, where practicable, in prominent positions so as to be clearly visible positions at the sites referred to in Paragraph 1 of this Order, together with a notice that copies could be obtained from Knights plc, 2 Chamberlain Square, B3 3AX (reference; APA) and on the website <https://tiny.cc/ArchCoinjunction>).
- [5. If and insofar as may be necessary or appropriate, an abridgement of time in respect of the period of 3 clear days specified in CPR 23.7(B), due to the completion of the process of service by the method referred to in Paragraph 4 above on 9 May having been completed after 4.30pm on that day.]

DIRECTIONS FOR SERVICE OF THIS ORDER

6. Pursuant CPR 6.15 and 6.27, service of this Order shall be effected at each of the Estates (as defined at paragraph 3 above) referred to in the Schedule by inserting a copy in a sealed transparent envelope and attaching it, where practicable, in prominent positions to any fence, gate, door, post wall or railing where it will be clearly visible to any person attending at any of the sites referred to in the Schedule. Each sealed transparent envelope served shall contain a notice that a copy of this Order and the Fifth Witness Statement of Fay Lewin dated 9 May 2022 and Sixth Witness Statement of Fay Lewin dated [...] can be obtained from Knights plc, 2 Chamberlain Square, B3 3AX (reference; APA) and on the website <https://tiny.cc/ArchCoinjunction>.
7. This Order shall be deemed to be served on Persons Unknown in the date of first giving notice by the means described above.

APPLICATION TO VARY OR DISCHARGE THIS ORDER

8. Any person who is presently a Defendant and wishes to identify him or herself and be joined as named Defendant to this Claim may apply to the Court to be so joined on 48' hours written notice to the Court and to the Claimant to vary or discharge this Order (or part of it).
9. Liberty to apply to the Claimant and to any other person (including any person who has identified himself as a Defendant in accordance with paragraph 8 above) upon giving 48 hours' written notice to the Claimant.

COSTS

10. There be no order as to costs.

IN THE HIGH COURT OF JUSTICE
QUEEN'S BENCH DIVISION

CLAIM NO. QB-2019-000789

BETWEEN:

THE ARCH COMPANY PROPERTIES LIMITED

Claimant

-and-

PERSONS UNKNOWN ENTERING OR REMAINING ON LAND COMPRISING THE 48
ARCHES IDENTIFIED ON THE ATTACHED SCHEDULE AND COLOURED BLUE ON THE
ATTACHED PLANS AND KNOWN AS TOWER HAMLETS NORTH (BETHNAL GREEN)
RAILWAY ARCHES LONDON WITHOUT THE CONSENT OF THE CLAIMANT

Defendants

WITNESS STATEMENT OF FAY LEWIN
ON BEHALF OF THE CLAIMANT
IN SUPPORT OF APPLICATION TO EXTEND INJUNCTION

I, **FAY LEWIN**, of the The Arch Company Properties Limited, 140 London Wall London EC2Y 5DN state as follows:

1. I am a member of the Royal Institution of Chartered Surveyors. I am employed by the Claimant as Head of Landlord and Tenant and Terminations.
2. I am authorized to make this statement on behalf of the Claimant in support of the application by the Claimant to extend the period of the protective injunction granted to protect the Claimant's estate from the real threat of trespass on its estate by Persons Unknown, pursuant to the order sealed on 16 May 2019 in relation to premises, collectively known as Tower Hamlets North (Bethnal Green) Railway Arches (the "Premises").
3. The facts to which I refer are within my own knowledge and belief. To the extent they are not within my own knowledge they are true to the best of my knowledge and belief and the source of my information is stated.

Background

4. I refer to the facts and matters set out in my witness statements previously lodged with the Court dated 4 March 2019, 12 April 2019, 13 May and 15 May which are true.
5. The purpose of this witness statement is to bring the court up to date with matters and developments that have arisen since the Order dated 14 May 2019 (the Final Order) in support of application to extend the Final Order.
6. To recap, the background to the Claimant's application is that the Claimant is the long leaseholder of approximately 5,300 railway arches across England and Wales and adjoining lands ('the Estate'), which are let to an assortment of business, mainly SMEs and are also situated in residential areas. The majority of these arches are within railway viaducts across London which support live railway lines into London's railway terminals, carrying millions of passengers daily.
7. As a result of parts of the Claimant's Estate having been blighted with persistent problems of trespass, causing an ongoing problem for the Claimant, the Final Order was obtained which related to 48 unoccupied railway arches known as Tower Hamlets North (Bethnal Green) Railway Arches London (the Premises) which prevented persons unknown entering or remaining on the Premises.
8. By way of example of what had been happening at the Premises, between the 2 April 2019 and the Final Order, there had been eleven instances of squatters in the Premises costing £104,542.13 to resolve.

Position of squatters in the Premises

9. In the last three years since the Final Order there have been 15 incidences within the Bethnal Green area costing £78,832 to resolve. Out of this, 7 incidents were covered by the Final Order. As the average cost of removing a squatter is around £15,000, this demonstrates how effective the Final Order has been in relation to the Premises.

Position of squatters on the Estate

10. In relation to the Estate over the last three years there have been 147 incidences of squatters across the London area costing over £1.25 million to resolve.
11. Of the 147 incidences, 69 were in surrounding areas to the Premises being 8 in Hackney, 28 in Tower Hamlets South and 33 in London North East Outer (Waltham Forest and Newham).
12. The extent of the Claimants London Estate is shown on the plan now produced and shown to me as Exhibit "FL10".
13. I am aware of instances where squatters having accessed a property but subsequently vacate without the need for enforcement action by the Claimant once they become aware of the terms of the Final Order.
14. In my experience there are two types of squatter: (a) the rough sleepers, who are looking for somewhere dry and secluded to live and (b) those who are professionally and commercially attuned, holding raves, parties and events in the arches for profit.
15. There are a number of serious issues that flow from the unlawful incursion by squatters into the Claimant's railway arches which justified the seeking and making of the Final Order, these issues have not changed and are:

- a. The risk to persons and property, which encompasses fires and candles being lit within a structure not designed or intended for open fires and flames and beneath operating railway lines on which there is sensitive signaling and electronic equipment.
 - b. Railway arches and viaducts have at all times to be accessible for emergency equipment to both enter the arches and gain access to the viaduct above. Frequently trespassers, padlock or barricade gates providing access. Further trespassers barricade themselves into the arches and change the locks so that if emergency access is required it is difficult for the Claimant's landlord, Network Rail and/or emergency services to gain entry to evacuate an arch or arches with persons present, who refuse access. Equally by allowing themselves to be barricaded in the occupiers have no means of emergency escape, which is a real concern for the Claimant. In contrast in the case of lawful tenants their leases contain a power of entry in favour of the Claimant at all times and for all purposes.
 - c. Where an arch has no metered electricity, squatters are known to short-circuit the power and/or steal electricity, which carries with it a fire hazard and risk of electrocution.
 - d. Associated with this type of user are drugs and alcohol, people under the influence of one/other/both in the arches, accessways and surrounding streets which is a danger to the railway, and the public.
 - e. Squatters know that they cannot be forcibly ejected from the arches and require sight of a court order before vacating.
 - f. Many of the arches are near housing and so this behaviour, coupled with strangers congregating in an area and noise creates a disturbance and nuisance.
 - g. Many of the arches do not have toilets or running water and there is a danger of biohazardous waste within the premises and occupiers urinating and defecating in public places.
 - h. If any stoppages to the railway occur because of trespass and nuisance within the arches the Claimant is potentially liable to a claim for unlimited damages from Network Rail and/or the railway operating companies.
 - i. Prevents Increased investment in the Estate in order to increase the number of let units on the Estate
16. The issues outlined at paragraph 14 clearly demonstrate the risks squatters pose to the Claimant's Estate. Over the last few years enhanced security steps have been taken across the whole of the Claimant's Estate including increasing tenant occupancy through increased investment, the installation of CCTV, a change of the type of locks used, the addition of security patrols when considered appropriate and good working relationships built up with local police and residents to pick up intelligence about problems.
 17. Despite these enhanced steps, as is demonstrated by the figures at paragraph 11 there still remains a serious problem and risk caused by squatters to the Claimant.
 18. As a result of the ongoing problem with squatters the Claimants intend making application for an injunction against persons unknown to cover the empty properties across the whole of the London Estate. There are in excess of seven hundred and fifty units so it is taking some time to finalise this project and to put in place the resources needed to manage such an application.
 19. The area covered by the Final Order is where historically before the order was made there were the most problems. In my view this was the heart of the problem, because the properties had been vacant for some time and they are generally large.

20. I have a real concern that on the expiry of the Final Order persons unknown will migrate towards the Premises and that area will again be targeted by squatters.
21. The effectiveness of the Final Order is demonstrated by the figures above, however given the incidents of squatters cases in areas adjacent to the Bethnal Green Estate as shown at paragraph 12, being 69, I believe that on the expiry of the Final Order the squatters will move into Properties from outline areas within a matter of weeks.
22. As a result of new lettings, out of the original schedule of 48 empty arches covered by the Final Order, there are now 40 empty arches as detailed on the schedule at Exhibit "FL 11".
23. It is not possible to name the Persons Unknown who are likely to trespass.
24. I can confirm that service of the application will be effected by inserting a copy of the application notice along with this witness statement and draft order in a sealed transparent envelope and attaching it to a prominent position on each property being a door, post, railings or wall where it will be clearly visible to any persons attending at the premises.

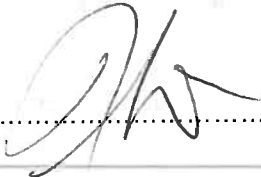
Conclusion

34. In light of all that I say above and in particular my view that the Final Order has had a very beneficial effect on squatters in the area but that the problem across London has not gone away, I respectfully request on behalf of the Claimant, that the Final Order be extended in respect of the remaining 40 empty arches.

Statement of Truth

I believe that the facts stated in this witness statement are true. I understand that proceedings for contempt of court may be brought against anyone who makes or causes to be made, a false statement in a document verified by a statement of truth without an honest belief in its truth.

Signed.....



Dated: 9 May 2022

Position:

HEAD OF L&T AND TERMINATIONS

Fifth Witness Statement
Fay Lewin
Claimant
"FL 10"
9 MAY 2022

IN THE HIGH COURT OF JUSTICE
QUEEN'S BENCH DIVISION

CLAIM NO. QB-2019-000789

B E T W E E N:

THE ARCH COMPANY PROPERTIES LIMITED

Claimant

-and-

PERSONS UNKNOWN ENTERING OR REMAINING ON LAND COMPRISING THE 48 ARCHES
IDENTIFIED ON THE ATTACHED SCHEDULE AND COLOURED BLUE ON THE ATTACHED PLANS
AND KNOWN AS TOWER HAMLETS NORTH (BETHNAL GREEN) RAILWAY ARCHES LONDON
WITHOUT THE CONSENT OF THE CLAIMANT

Defendants

EXHIBIT "FL 10" TO THE
WITNESS STATEMENT OF FAY LEWIN
ON BEHALF OF THE CLAIMANT

PROPERTY MANAGEMENT (LONDON) FOUR QUADRANTS



London North West

London NW Outer
702210

London NW Inner
702220

City & Islington
702230

Wandsworth
702240

London South West

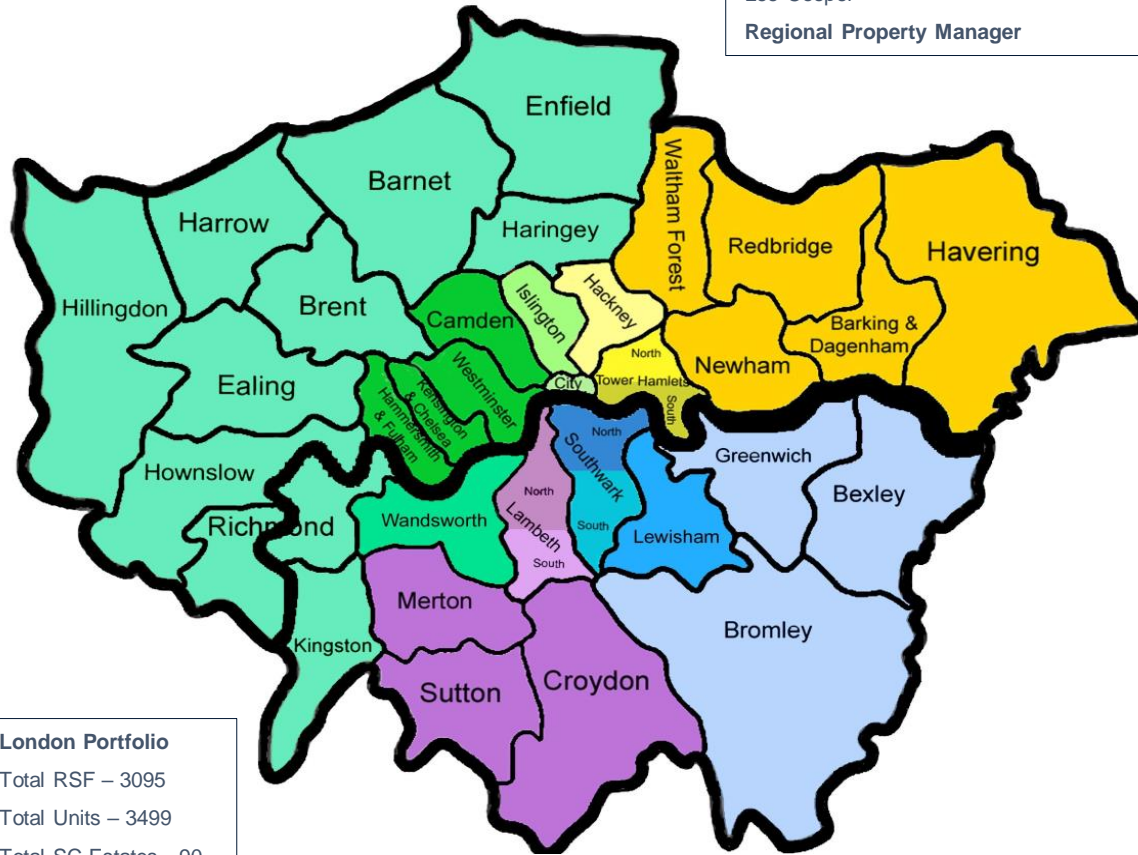
London SW Outer
702110

Lambeth North
702120

Lambeth South
702130

London Portfolio
Total RSF – 3095
Total Units – 3499
Total SC Estates - 90

Dominic Daymond
Head of Property Management (London)
Lee Cooper
Regional Property Manager



London North East

Tower Hamlets North
702250

Tower Hamlets South
702260

London NE Outer
702280

Hackney
702270

London South East

Southwark North
702140

Southwark South
702150

Lewisham
702160

London SE Outer
702170

Third Witness Statement
Fay Lewin
Claimant
"FL 11"
09 MAY 2022

IN THE HIGH COURT OF JUSTICE
QUEEN'S BENCH DIVISION

CLAIM NO. QB-2019-000789

B E T W E E N:

THE ARCH COMPANY PROPERTIES LIMITED

Claimant

-and-

PERSONS UNKNOWN ENTERING OR REMAINING ON LAND COMPRISING THE 48 ARCHES
IDENTIFIED ON THE ATTACHED SCHEDULE AND COLOURED BLUE ON THE ATTACHED PLANS
AND KNOWN AS TOWER HAMLETS NORTH (BETHNAL GREEN) RAILWAY ARCHES LONDON
WITHOUT THE CONSENT OF THE CLAIMANT

Defendants

EXHIBIT "FL 11" TO THE
WITNESS STATEMENT OF FAY LEWIN
ON BEHALF OF THE CLAIMANT

Plan No	Plan Name	Property Name	Rental Space Address	Unit Town	Postcode	Rental Space Type	Rental Space Ref	Cost Centre Description	Property Reference	Rental Space Status As at 05/05/22	Lease End Date
1	LB Tower Hamlets North_BET04300 _ BET04400 _ BET05500 _ BET04500.pdf	ARCHES @ DUNBRIDGE/TENT STREET	ARCH 83 DUNBRIDGE STREET	LONDON	E2 6JJ	ARCH	BET04317	22702250 Tower Hamlets North	BET04300	Let	31/05/2026
1	LB Tower Hamlets North_BET04300 _ BET04400 _ BET05500 _ BET04500.pdf	ARCHES VALLANCE ROAD TO BRADY	ARCH 89 HEMMING STREET	LONDON	E1 5DD	ARCH	BET04401	22702250 Tower Hamlets North	BET04400	Vacant- Maintenance Works	
1	LB Tower Hamlets North_BET04300 _ BET04400 _ BET05500 _ BET04500.pdf	ARCHES VALLANCE ROAD TO BRADY	ARCH 89A HEMMING STREET	LONDON	E2 6JG	ARCH	BET04402	22702250 Tower Hamlets North	BET04400	Vacant - Enhancement	
2	LB Tower Hamlets North_BET04600.pdf	ARCHES BRADY ST TO COLLINGWOOD	ARCH 124 (1A) BRADY STREET	LONDON	E1 5DT	ARCH	BET04619	22702250 Tower Hamlets North	BET04600	Vacant- Unlettable Circumstcs	
2	LB Tower Hamlets North_BET04600.pdf	ARCHES BRADY ST TO COLLINGWOOD	ARCH 125 (2A) BRADY STREET	BETHNAL GREEN	E1 5DT	ARCH	BET04620	22702250 Tower Hamlets North	BET04600	Vacant- Unlettable Circumstcs	
2	LB Tower Hamlets North_BET04600.pdf	ARCHES BRADY ST TO COLLINGWOOD	ARCH 126 (3A) BRADY STREET	LONDON	E1 5DT	ARCH	BET04621	22702250 Tower Hamlets North	BET04600	Vacant- Unlettable Circumstcs	
2	LB Tower Hamlets North_BET04600.pdf	ARCHES BRADY ST TO COLLINGWOOD	ARCH 5A TAPP STREET	LONDON	E1 5DT	ARCH	BET04616	22702250 Tower Hamlets North	BET04600	Vacant- Enhancement	
2	LB Tower Hamlets North_BET04600.pdf	ARCHES BRADY ST TO COLLINGWOOD	ARCH 6A TAPP STREET	London	E1 5DT	ARCH	BET04603	22702250 Tower Hamlets North	BET04600	Vacant- Enhancement	
2	LB Tower Hamlets North_BET04600.pdf	BETHNAL GREEN	ARCH 8A CUDWORTH STREET	LONDON	E1 5QU		BET06503	22702250 Tower Hamlets North	BET06500	Vacant- Maintenance Works	
2	LB Tower Hamlets North_BET04600.pdf	ARCHES BRADY ST TO COLLINGWOOD	ARCHES 9A/ 10A CUDWORTH STREET	London	E1 5DT	ARCH	BET04613	22702250 Tower Hamlets North	BET04600	Vacant- Enhancement	
2	LB Tower Hamlets North_BET04600.pdf	BETHNAL GREEN	ARCH 128 THREE COLTS LANE	BETHNAL GREEN	E2 6JN	ARCH	BET06502	22702250 Tower Hamlets North	BET06500	Vacant- Maintenance Works	
3	LB Tower Hamlets North_BET04700.pdf	ARCHES CUDWORTH STREET ETC	ARCH 205 THREE COLTS LANE	London	E2 6JN	ARCH	BET04723	22702250 Tower Hamlets North	BET04700	Let	19/02/2026
3	LB Tower Hamlets North_BET04700.pdf	ARCHES CUDWORTH STREET ETC	ARCHES 16A & 139 CUDWORTH STREET - TOWER HAMLETS	London	E1 5QU	ARCH	BET04721	22702250 Tower Hamlets North	BET04700	Vacant- Maintenance Works	
3	LB Tower Hamlets North_BET04700.pdf	ARCHES CUDWORTH STREET ETC	ARCHES 19A & 141 CUDWORTH STREET	London	E1 5QU	ARCH	BET04727	22702250 Tower Hamlets North	BET04700	Let	26/02/2026
3	LB Tower Hamlets North_BET04700.pdf	ARCHES CUDWORTH STREET ETC	ARCH 21A&ADJ LAND CUDWORTH ST	London	E1 5QU	ARCH	BET04706	22702250 Tower Hamlets North	BET04700	Vacant- Enhancement	
3	LB Tower Hamlets North_BET04700.pdf	ARCHES CUDWORTH STREET ETC	REAR SPACE 24a-25a CUDWORTH STREET	LONDON	E1 5QU	ARCH	BET04732	22702250 Tower Hamlets North	BET04700	Vacant- Unlettable Circumstcs	
3	LB Tower Hamlets North_BET04700.pdf	ARCHES CUDWORTH STREET ETC	ARCH 25A CUDWORTH STREET & LAND	LONDON	E1 5QU	ARCH	BET04704	22702250 Tower Hamlets North	BET04700	Let	30/06/2027
3	LB Tower Hamlets North_BET04700.pdf	ARCHES CUDWORTH STREET ETC	RETAIL UNIT 1 CUDWORTH STREET (HIGHLAND COURT)	BETHNAL GREEN	E1 5QU	BUILDING	BET04733	22702250 Tower Hamlets North	BET04700	Vacant- Enhancement	
3	LB Tower Hamlets North_BET04700.pdf	ARCHES CUDWORTH STREET ETC	RETAIL UNIT 2 CUDWORTH STREET (BROADMEAD HOUSE)	LONDON	E1 5QU	BUILDING	BET04734	22702250 Tower Hamlets North	BET04700	Vacant- Enhancement	
3	LB Tower Hamlets North_BET04700.pdf	ARCHES CUDWORTH STREET ETC	ARCHES 31A & 150 CUDWORTH STREET	LONDON	E1 5QU	ARCH	BET04735	22702250 Tower Hamlets North	BET04700	Vacant- Maintenance Works	
4	LB Tower Hamlets_BET05200.pdf	ARCHES MALCOLM PLACE 157-167	ARCH 163 & LAND MALCOLM PLACE (UNIT 7 PARKSIDE)	London	E2 0EU	ARCH	BET04804	22702250 Tower Hamlets North	BET04800	Vacant- Available	
4	LB Tower Hamlets_BET05200.pdf	ARCHES MALCOLM PLACE 157-167	ARCH 164 MALCOLM PLACE (UNIT 8 PARKSIDE)	London	E2 0EU	ARCH	BET04801	22702250 Tower Hamlets North	BET04800	Vacant- Maintenance Works	
4	LB Tower Hamlets_BET05200.pdf	ARCHES MALCOLM PLACE 157-167	UNIT 9 MALCOLM PLACE 165) MALCOLM PLACE	London	E1 5RE	ARCH	BET04806	22702250 Tower Hamlets North	BET04800	Vacant- Enhancement	
4	LB Tower Hamlets_BET05200.pdf	ARCHES MALCOLM PLACE 157-167	ARCH 10 MALCOLM PLACE	LONDON	E2 0EU	ARCH	BET04809	22702250 Tower Hamlets North	BET04800	Vacant- Available	

4	LB Tower Hamlets_BET05200.pdf	ARCHES MALCOLM PLACE 157-167	ARCH 167 (UNIT 11 PARKSIDE) MALCOLM PLACE	London	E2 0EU	ARCH	BET04807	22702250 Tower Hamlets North	BET04800	Vacant- Available	
4	LB Tower Hamlets_BET05200.pdf	ARCHES HADLEIGH ST-CLOBE ROAD	171 HADLEIGH STREET BETHNAL GREEN	BETHNAL GREEN	E2 0LD	BUILDING	BET05212	22702250 Tower Hamlets North	BET05200	Vacant - Available	
4	LB Tower Hamlets_BET05200.pdf	ARCHES HADLEIGH ST-CLOBE ROAD	ARCH 172 HADLEIGH STREET	BETHNAL GREEN	E2 0LD	ARCH	BET05201	22702250 Tower Hamlets North	BET05200	Let	25/03/2027
4	LB Tower Hamlets_BET05200.pdf	ARCHES HADLEIGH ST-CLOBE ROAD	173 HADLEIGH STREET BETHNAL GREEN	London	E2 0LD	ARCH	BET05204	22702250 Tower Hamlets North	BET05200	Let	28/06/2024
4A	LB Tower Hamlets_BET05200.pdf	ARCHES HADLEIGH ST-CLOBE ROAD	ARCHES 48A & 180 PORTMAN PLACE	London	E2 0JU	ARCH	BET05206	22702250 Tower Hamlets North	BET05200	Vacant - Available	
4A	LB Tower Hamlets_BET05200.pdf	ARCHES HADLEIGH ST-CLOBE ROAD	ARCHES 181 & 49A PORTMAN PL	London	E1 5RE	ARCH	BET05208	22702250 Tower Hamlets North	BET05200	Vacant - Available	
4A	LB Tower Hamlets_BET05200.pdf	ARCHES HADLEIGH ST-CLOBE ROAD	ARCHES 182 & 50A PORTMAN PLACE	LONDON	E2 0JU	ARCH	BET05207	22702250 Tower Hamlets North	BET05200	Vacant - Available	
4A	LB Tower Hamlets_BET05200.pdf	ARCHES HADLEIGH ST-CLOBE ROAD	UNITS 43 & 45 SCEPTRE ROAD FORMERLY ARCHES 173-179	London	E2 0LD	ARCH	BET05203	22702250 Tower Hamlets North	BET05200	Vacant - Available	
5	LB Tower Hamlets North_BET05700.pdf	ARCHES 165-196 OFF BANCROFT	ARCH 189 BANCROFT ROAD	London	E1 4BX	ARCH	BET05708	22702250 Tower Hamlets North	BET05700	Vacant- Maintenance Works	
5	LB Tower Hamlets North_BET05700.pdf	ARCHES 165-196 OFF BANCROFT	ARCH 191 OFF GLOBE ROAD	London	E1 4ET	ARCH	BET05703	22702250 Tower Hamlets North	BET05700	Vacant- Enhancement	
5	LB Tower Hamlets North_BET05700.pdf	ARCHES 165-196 OFF BANCROFT	ARCH 194 BANCROFT ROAD & LAND ADJOINING	London	E1 4ET	ARCH	BET05710	22702250 Tower Hamlets North	BET05700	Let	30/03/2027
5	LB Tower Hamlets North_BET05700.pdf	ARCHES 165-196 OFF BANCROFT	ARCH 196 BANCROFT ROAD & LAND ADJOINING	London	E1 4ET	ARCH	BET05704	22702250 Tower Hamlets North	BET05700	Vacant- Available	
6	Tower Hamlets North_BET04700 _ BET04900.pdf	ARCHES WITAN ST & BIRBECK ST	ARCHES 214 214A 215/215A 216/216A LAND WITHAN ST	London	E2 6JT	ARCH	BET04904	22702250 Tower Hamlets North	BET04900	Let	08/10/2022
6	Tower Hamlets North_BET04700 _ BET04900.pdf	ARCHES CUDWORTH STREET ETC	BETHNAL GREEN - ARCHES 212 & 212A & ADJOINING PART BUILDING	London	E2 6JB	ARCH	BET04725	22702250 Tower Hamlets North	BET04700	Vacant- Enhancement	
7	LB Tower Hamlets North_BET04900.pdf	ARCHES WITAN ST & BIRBECK ST	UNIT 2 GALES GARDENS (ARCHES 224/225)	London	E2 0EJ	ARCH	BET04907	22702250 Tower Hamlets North	BET04900	Vacant- Maintenance Works	
7	LB Tower Hamlets North_BET04900.pdf	ARCHES WITAN ST & BIRBECK ST	UNIT 10 GALES GARDENS BETHNAL GREEN (ARCH 235)	LONDON	E2 0EJ	ARCH	BET04920	22702250 Tower Hamlets North	BET04900	Vacant- Enhancement	
Plan No	Plan Name	Property Name	Rental Space Address	Unit Town	Postcode	Rental Space Type	Rental Space Ref	Cost Centre Description	Property Reference	Rental Space Status	Lease End Date
8	LB Tower Hamlets North_BET05000.pdf	ARCH BETHNAL GREEN ROAD -	ARCH 259 PARADISE ROW UNLETTABLE FOR TURNING ONLY	BETHNAL GREEN	E15 1TB	ARCH	BET05010	22702250 Tower Hamlets North	BET05000	Vacant- Unletable Circumstcs	
8	LB Tower Hamlets North_BET05000.pdf	ARCH BETHNAL GREEN ROAD -	BETHNAL GREEN ARCHES 260 & 261 PARADISE ROW	BETHNAL GREEN	E2 9LE	ARCH	BET05009	22702250 Tower Hamlets North	BET05000	Vacant - Enhancement	
9	Tower Hamlets North_BET05000 _ BET05100.pdf	ARCHES POYSER ST 263-279	ARCH 263 POYSER STREET	LONDON	E2 9RF	ARCH	BET05117	22702250 Tower Hamlets North	BET05100	Vacant- Enhancement	
9	Tower Hamlets North_BET05000 _ BET05100.pdf	ARCHES POYSER ST 263-279	ARCH 269 POYSER STREET	London	E1 5RE	ARCH	BET05115	22702250 Tower Hamlets North	BET05100	Vacant- Enhancement	
10	LB Tower Hamlets North_CBH01400 _ CBH01500.pdf	ARCH 285 CAMBRIDGE HEATH ROAD	ARCH 290 & ADJ LAND CAMBRIDGE HEATH ROAD	London	E2 9HA	ARCH	CBH01503	22702250 Tower Hamlets North	CBH01500	Vacant- Maintenance Works	
10	LB Tower Hamlets North_CBH01400 _ CBH01500.pdf	ARCH 285 CAMBRIDGE HEATH ROAD	ARCH 302 CAMBRIDGE HEATH ROAD PART OF FORMER BOOKING OFFICE	London	E2 9HA	ARCH	CBH01512	22702250 Tower Hamlets North	CBH01500	Vacant- Enhancement	
11	LB Tower Hamlets North_CBH01600 _ CBH01700.pdf	PREM BTN HACKNEY ROAD & GROVE	ARCHES 313 HARE ROW	London	E2 9BY	ARCH	CBH01603	22702250 Tower Hamlets North	CBH01600	Vacant- Maintenance Works	

11	LB Tower Hamlets North_CBH01600 _ CBH01700.pdf	PREM BTN HACKNEY ROAD & GROVE	ARCHES 314B C& D GROVE PASSAGE	London	E2 9BU	ARCH	CBH01602	22702250 Tower Hamlets North	CBH01600	Vacant- Unlettable Circumstcs	
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