



31A St. Giles, Oxford, OX1 3LD

Summary

- Rent: £65,000 per annum
- Lease: New Lease

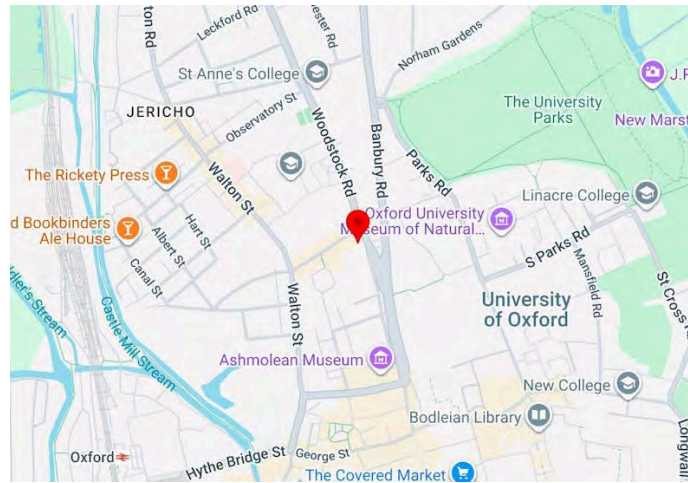
Contact & Viewings



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Key Points

- Prominent city centre location
- Grade II Listed building with character features
- Private rear roof terrace
- Perimeter trunking & air-conditioned IT room
- First floor kitchen & WC facilities
- Quoting rent - £65,000 per annum exclusive

Description

The premises comprises self-contained office / educational accommodation, arranged over ground, first, and second floors within a Grade II listed period building, together with basement storage.

Location

The property is situated in a prominent position on the eastern side of St Giles, a prime thoroughfare in central Oxford. It offers excellent access to city centre amenities and transport links.



Accommodation

Name	sq ft	sq m	Availability
Ground - Office / Education	171	15.89	Available
1st - Office / Education	1,256	116.69	Available
2nd - Office / Education	680	63.17	Available
Basement - Storage	259	24.06	Available
Total	2,366	219.81	

Viewings

Strictly by appointment with Chaston Conway.

Terms

To be let on a new full repairing and insuring lease for a term to be agreed. All figures exclusive of VAT where applicable.

Legal costs

Each party to bear their own costs.

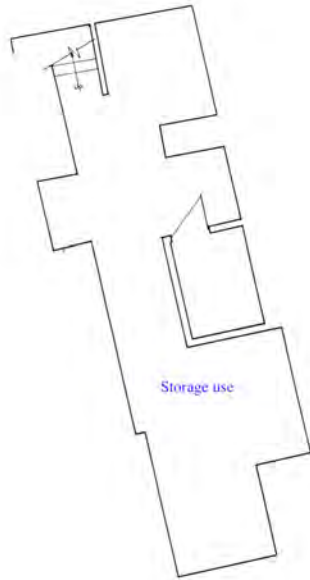
EPC

Energy rating E.

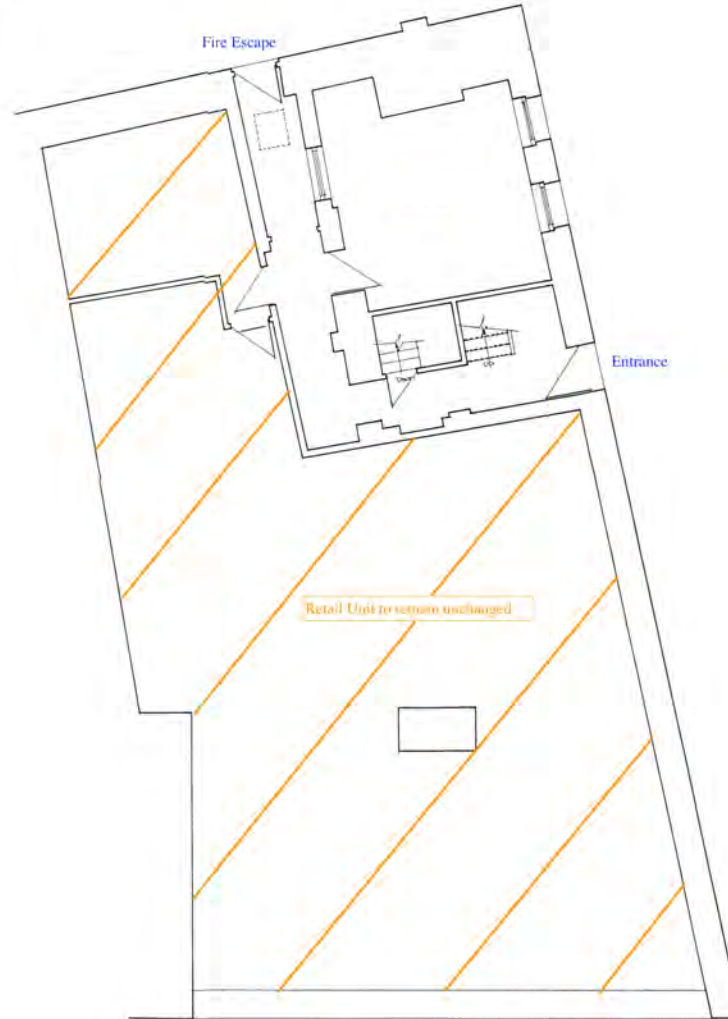
Rateable Value as of 1st April 2026

The premises has a Rateable Value of £61,000.

*** Hatched Ground Floor Excluded ***



Cellar



Ground Floor



Notes:
All dimensions must be checked on site and not scaled from this drawing.

Lower Floors

Existing Use

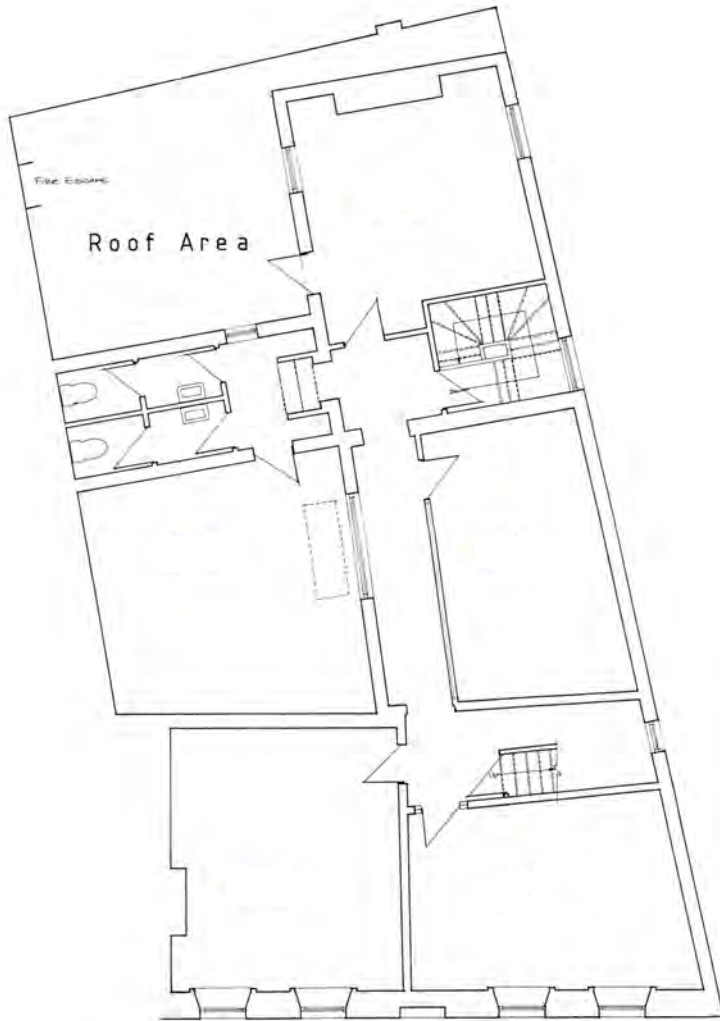
31, St. Giles,
Oxford.

James Styles+Whitlock
Scale 1:50 on A1

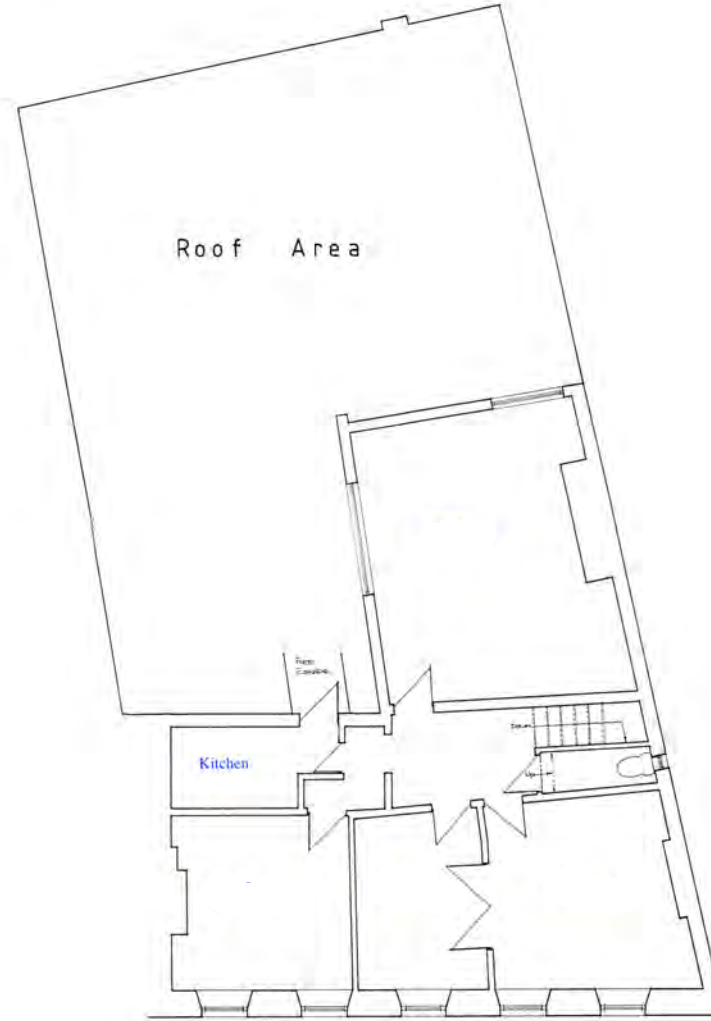
7/3/2020 Drawn by JC

Orig. No. 31B Rev.

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not scaled from this drawing.



First Floor



Second Floor

SCALE BAR 0 5000mm

Upper Floors

Existing Use

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