

TO LET - OFFICE

1 CAMBRIDGE TERRACE

1 Cambridge Terrace, Oxford, OX1 1RR

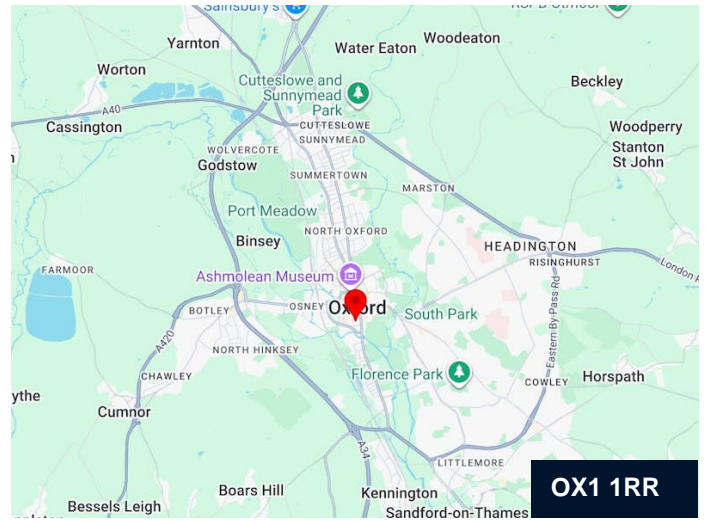


Key Highlights

- Mixture of open plan and meeting space
- New covered secure cycle store
- Passenger Lift
- Suites available from 700 sq ft
- Recessed LED lighting
- Central Oxford location
- Suites fitted to Cat A+ specification

Wytham Court
Oxford OX2 0QL
01865 269 000
savills.co.uk





Location

The building is situated between Cambridge Terrace and Rose Place in central Oxford, just 290m South of Queen Street/High Street. Nearby amenities include the Westgate Shopping Centre (approx. 150 metres to the east) which hosts a wide range of shops, cafes, restaurants and bars as well as a Pure Gym. Oxford Combined Court is approx. 200 metres to the south east. Oxford's main railway station is approximately 800 metres to the north west and provides regular direct services to London Marylebone and Paddington.

Description

Available in floors or part floors, the available space comprises two floors of modern office space within 1 Cambridge Terrace across ground and first floor. The property is undergoing internal and external refurbishment and will be fitted to Cat A+ specification, including carpets and kitchens. Unit A benefits from a shower and refurbished WCs on the ground floor will also provide a shower. The refurbishment is expected to complete in Q3 2026.

Internally the office accommodation provides a mixture of open plan, meeting room space and kitchen space.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
1st - North Suite (A)	1,959	182	Available
1st - South Suite (B)	2,368	219.99	Available
Ground - Unit 1	3,315	307.97	Available
Total	7,642	709.96	

Specification

- Perimeter power trunking
- New metal tile ceilings
- Modern kitchen space in each suite.
- Air conditioning and heating.
- Passenger lift in common area.
- Recessed LED lighting.
- Covered secure cycle storage.
- Showers
- New Carpets

Viewings

Strictly by appointment through the sole letting agent.

Terms

New lease terms to be agreed by way of negotiation.

Contact

George Brown

07811901158

george.brown@savills.com

Henry Harrison

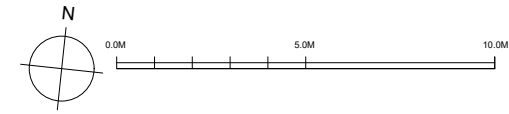
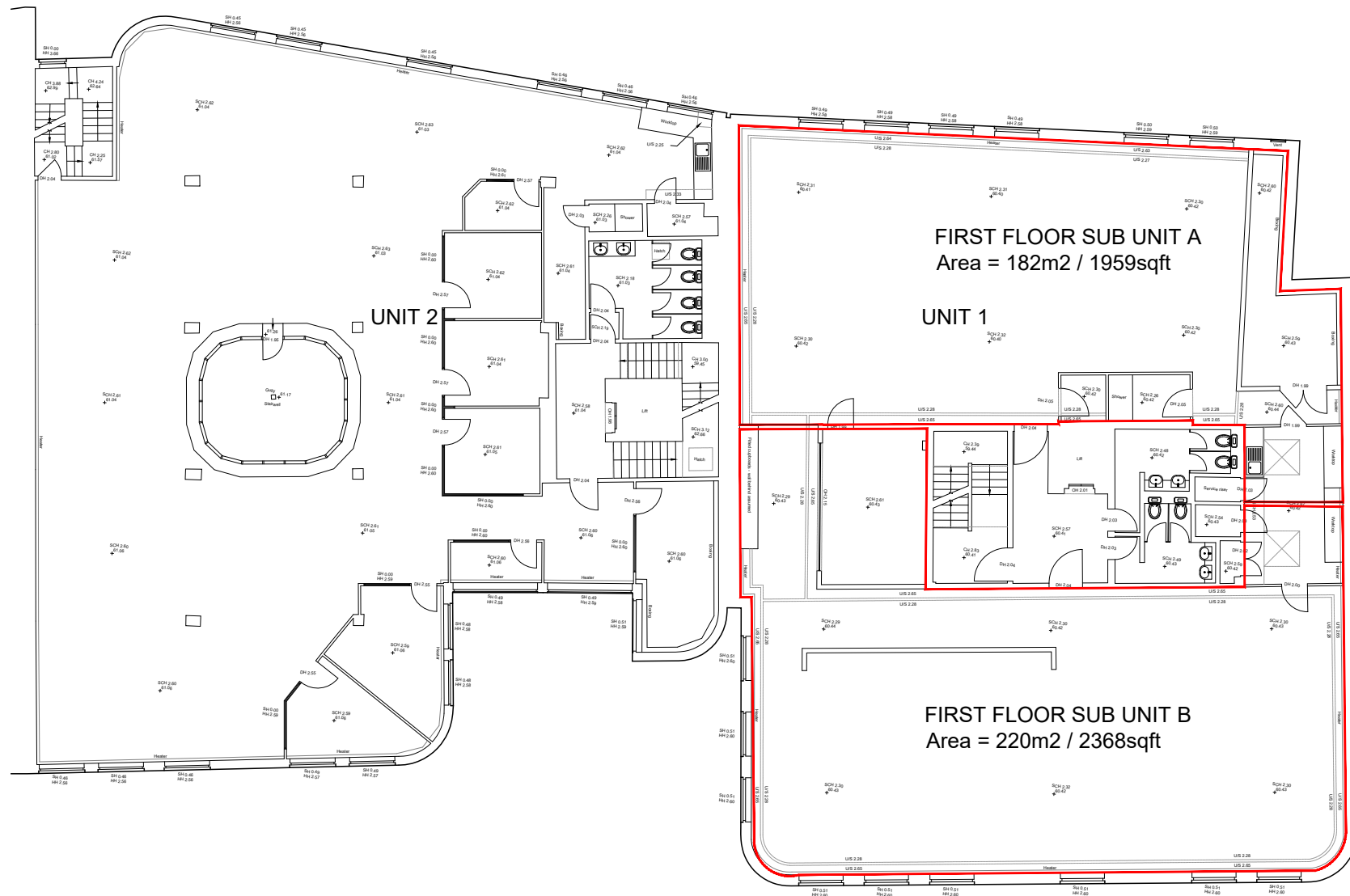
henry.harrison@savills.com

IMPORTANT NOTICE

Savills, their clients and any joint agents give notice that: 1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. Generated by AgentsInsight / Generated on 03/12/2025



- NOTES**
1. No dimensions are to be scaled from this drawing.
 2. Contractors must verify all figured dimensions on site before commencing any work or making any shop drawings.
 3. This drawing is the sole copyright of Savills and no part may be reproduced without the written consent of the above.
 4. Site Location Plans are prepared from the Ordnance Survey Map with the sanction of the Controller of H.M. Stationery Office. Crown Copyright Reserved.



Rev	Description	By	Date
Drawing Status			
FEASIBILITY			
			
ARCHITECTURE & BUILDING CONSULTANCY Savills (UK) Limited Wytham Court, 11 West Way, Botley, Oxford OX2 0QL Telephone: + 44 (0)1865 269000 Fax: + 44 (0)1865 269001 www.savills.co.uk			
Client			
Christ Church			
Project			
1-3 Cambridge Terrace			
Drawing Title			
Proposed First Floor			
Scale	Date	Drawn	Checked
1:200 @ A3	Jan 2025	RE	GF
Drawing Number	Rev.	Project Number	
24-46-09	A	440265	

NOTES
 1. No dimensions are to be scaled from this drawing.
 2. Contractors must verify all figured dimensions on site before commencing any work or making any shop drawings.
 3. This drawing is the sole copyright of Savills and no part may be reproduced without the written consent of the above.
 4. Site Location Plans are prepared from the Ordnance Survey Map with the sanction of the Controller of H.M. Stationery Office. Crown Copyright Reserved.

GIA ACCOMMODATION SCHEDULE

UNIT 1

GROUND FLOOR = 308m² / 3315sqft

FIRST FLOOR = 460m² / 4951sqft

SECOND FLOOR = 387m² / 4165sqft

UNIT 2

GROUND LOBBY = 27m² / 290sqft

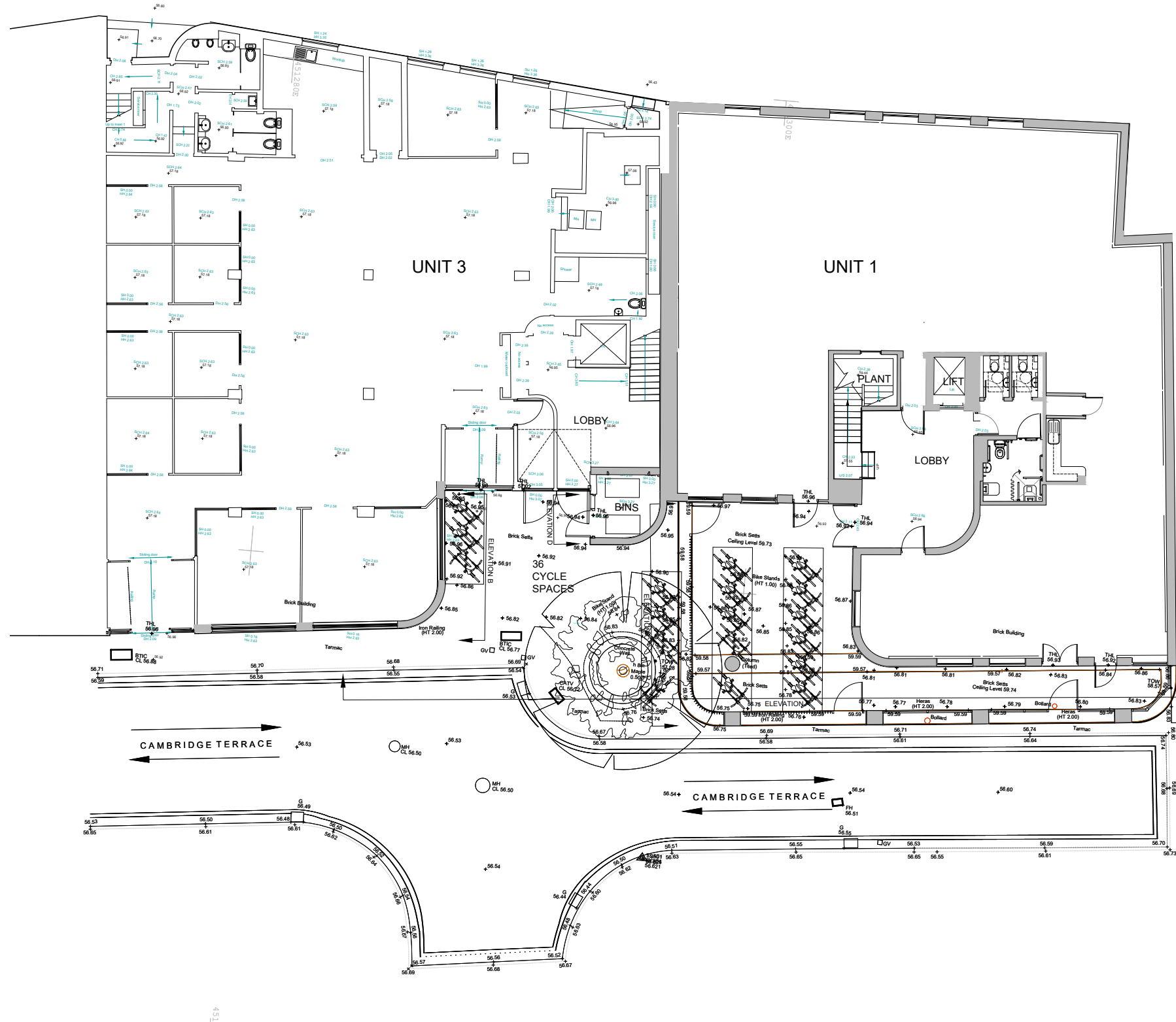
FIRST FLOOR = 436m² / 4693sqft

SECOND FLOOR = 439m² / 4725sqft

UNIT 3

GROUND FLOOR = 403m² / 4337sqft

TOTAL = 2,460m² / 26533sqft



Rev	Description	By	Date
Drawing Status			
FEASIBILITY			
			
ARCHITECTURE & BUILDING CONSULTANCY Savills (UK) Limited Wytham Court, 11 West Way, Botley, Oxford OX2 0QL			
Telephone: + 44 (0)1865 269000 Fax: + 44 (0)1865 269001 www.savills.co.uk			
Client Christ Church			
Project 1-3 Cambridge Terrace			
Drawing Title Proposed Ground Floor			
-			
Scale 1:200 @ A3	Date Jan 2025	Drawn RE	Checked GF
Drawing Number 24-46-08	Rev. A	Project Number 440265	