



# 255 Marston Road, Marston, Oxford, OX3 0EN

## Summary

- Rent: £16,500 per annum
- Lease: New Lease

## Further information

- [View details on our website](#)

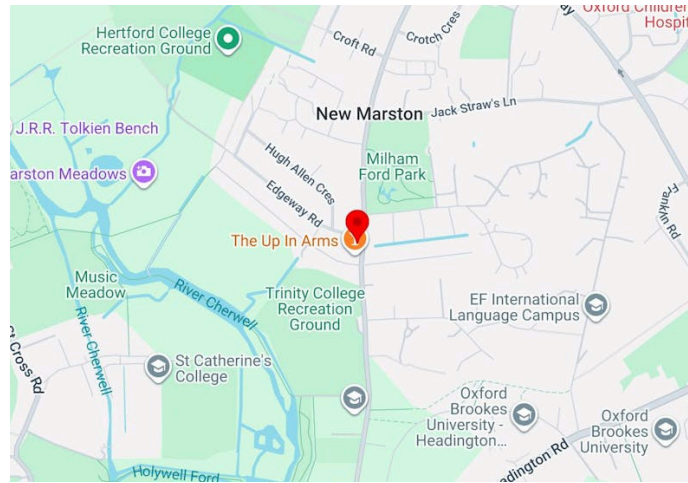
## Contact & Viewings



Martin Conway  
01865 404010 | 07816 757530  
martin@chastonconway.co.uk



Nick Redding  
01865 404010 | 07864 378617  
nredding@chastonconway.co.uk



## Key Points

- Attractive Timber flooring
- Suspended ceiling
- Return frontage
- Small forecourt
- Kitchenette
- WC

## Description

An attractive, modern ground floor retail unit fronting onto the Marston Road which benefits from a return frontage onto Edgeway Road. The premises includes a kitchenette and WC to the rear.

## Location

The property is located on the Marston Road at the junction with Edgeway Road, lying approximately 1.5 miles from Oxford City centre and 1 mile from Oxford ring road. Oxford Brookes University and the John Radcliff Hospital are both located within a mile.

## Accommodation

Name	sq ft	sq m	Availability
Ground - Shop	448	41.62	Available
<b>Total</b>	<b>448</b>	<b>41.62</b>	



## Viewings

Strictly by appointment with Chaston Conway.

## Terms

To be let on a new effective full repairing and insuring lease for a term to be agreed. The quoting rent is £16,500 per annum exclusive.

## Rateable Value

The rateable value of the property is £11,000 as of 1st April 2026.

## VAT

All figures exclude VAT where applicable.

## Legal costs

Tenant to pay both parties legal costs.

