

59 St Giles High Street



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Brief

To review the current condition of 59 St Giles High Street and comment upon the findings.

Brief Description of Unit

The unit, spread across 4 floors (including a basement), has been almost completely stripped out and left as an empty shell. For any potential tenant, it requires significant renovation.

Architectural

Actual plot dimensions TBC via Measured Survey.

Walls

The exterior walls are solid masonry construction.

Partitions

Existing internal partitions remaining have largely been stripped of their lining to expose the timber frames, some of these partitions may be acting in a load-bearing capacity (this will require structural engineer review).

Floor

In most instances, the floor is the existing timber structure, joists and beams, with existing timber floor boards over.

Ceiling

Ceiling finishes have been stripped back to expose the floor structure above.

Doors

The front of the property is boarded out, the other internal doors have been removed.

Furniture

None.

Signage

Some existing signage visible from the front elevation only. All internal signage has been removed.

Miscellaneous

Nothing to report.

Structural

TBC by Structural Engineer.

Imposed Load

TBC by Structural Engineer.

Superimposed Dead Load

TBC by Structural Engineer.

Mechanical

TBC by Mechanical Engineer.

Electrical

TBC by Electrical Engineer.

Lighting

TBC by Lighting Engineer.

Public Health

TBC by Building Services Engineer.

Acoustic

TBC by Acoustic Consultant.

Security/AV/WiFi

TBC by Security/AV/IT Consultant.

Lifts

There is no lift in the property.

Photos of 59 St Giles High Street



Figure 1 59SGHS



Figure 2 Internal Staircore



Figure 3 Internal Fireplace