

54 HIGH STREET

OLD PORTSMOUTH | HAMPSHIRE | PO1 2LU



GUIDE PRICE £850,000

Freehold

- ** FOR SALE BY PUBLIC AUCTION 26th JULY **
- Guide Price £850,000 to £900,000
- Five Storey Freehold Building with Mixed Use Potential (STP)
- Former Restaurant & Bar with Living Accommodation
- Fabulous Location Close to Hotwalls & Spice Island
- Ground Floor Bar & Restaurant Area & Commercial Kitchen
- Three First Floor Restaurant Rooms & Customer W.C's
- Upper Floors Offering Living Accommodation/Offices



In Brief

Guide Price £850,000 - £900,000*+ FEES We have pleasure in marketing this **IMPRESSIVE** landmark Bar & Restaurant formally trading as Monks Bar in a prime location opposite Portsmouth Cathedral within the **CONSERVATION** city of Old Portsmouth. Spanning four floors plus a beer cellar, the building offers huge **SCOPE** and potential with investment and updating to return to its former use as a splendid bar and restaurant with **SIGNIFICANT** bar area and restaurants over the ground and first floors. The upper two floors provide **SUBSTANTIAL** living accommodation (home of the previous owner and latterly pub/restaurant manager and chef) or offices which provides **OPTIONS** to convert into alternative commercial uses or perhaps conversion into residential dwellings subject to all the necessary planning consents obtained. There is a courtyard with storage facility, rear access and wrought iron staircase providing external access to the upper floors. There is also a beer cellar with trapdoor access from the High Street.No forward chain. Viewing strictly by appointment. Interested parties must register and request the legal pack with our joint auctioneers, Clive Emson on 01489 564606 or via the link <https://www.cliveemson.co.uk/properties/243/28/>

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Southsea
Sales & Lettings
7/9 Stanley Street,
Southsea, PO5 2DS
Tel: 023 9281 5221

Old Portsmouth & Gunwharf Quays
Sales & Lettings
The Seagull, 13 Broad Street,
Old Portsmouth, PO1 2JD
Tel: 023 9281 5221

Drayton & Out of Town
Sales & Lettings
139 Havant Road,
Drayton, PO6 2AA
Tel: 023 9221 0101

London
Sales & Lettings
Mayfair Office, Cashel House,
15 Thayer Street, W1U 3JT
Tel: 0870 112 7099

Southsea
Admin Centre
12 Marmion Road,
Southsea, PO5 2BA
Tel: 023 9282 2300

www.fryandkent.com



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