



TO LET

5 Crown Buildings
15 High Street, Cosham, Portsmouth, Hampshire, PO6 3BU



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Key Features

- Fully pedestrianised High Street position
- Open-plan retail accommodation
- Security shutter installed
- One allocated parking space
- £12,500 per annum
- Nearby occupiers include Tesco, Superdrug, Costa Coffee and Barnardo's, together with a variety of other town centre retailers and service providers
- Suitable for a variety of retail and commercial uses, subject to any necessary consents and lease provisions
- 100% small business rate relief eligible

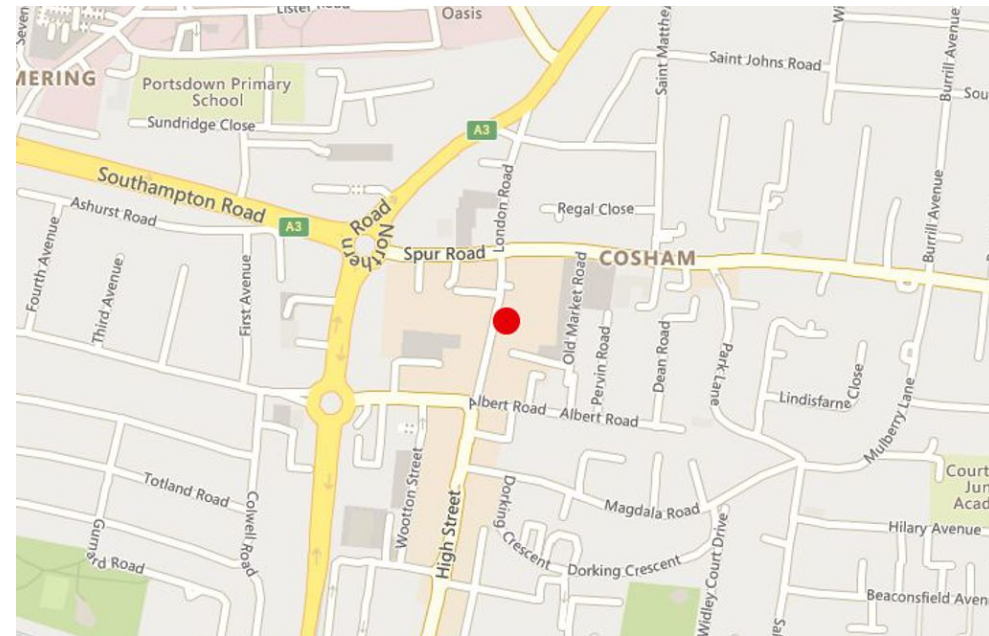




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Location & Situation

The property occupies a prominent position on High Street, Cosham, forming part of Cosham's established district retail centre serving the north Portsmouth catchment. The High Street represents the principal commercial thoroughfare within the centre and benefits from consistent local pedestrian activity together with strong connectivity to the A3(M).





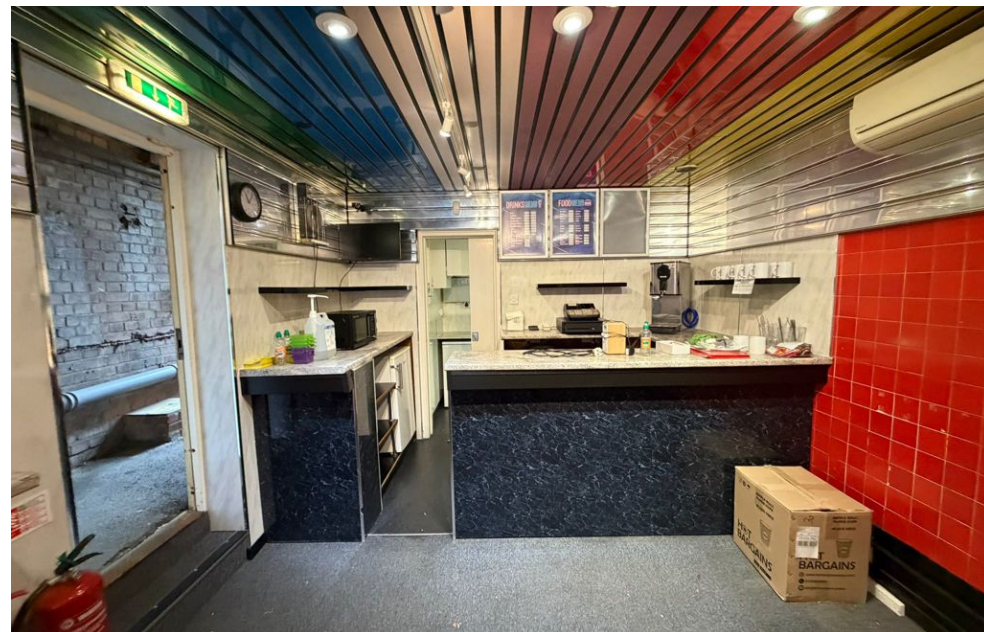
Description & Accommodation

The property comprises a self-contained ground floor retail unit providing predominantly open-plan sales accommodation. The unit benefits from a glazed shop frontage together with an external security shutter.

To the rear of the property there is a separate WC facility. Externally, the tenant will benefit from one allocated parking space within the car park located behind the property.

The accommodation has the following approximate Net Internal Area (NIA):

Area	Sq Ft	Sq M	Status
Sales Area	485	45.06	To Let
Ancillary	68	6.32	To Let
Total	553	51.37	





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Rateable Value

Rateable Value (2026): £9,200

100% small business rate relief eligible.

EPC

We understand the property has an EPC rating of B-42 (expiry date - 29 March 2036).

Planning

The current planning use is sui generis; however, the landlord intends to submit an application to change the use to Class E.





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Terms

The property is available to let by way of a new full repairing and insuring lease for a term to be agreed at a commencing rent of £12,500 per annum exclusive.

The property does not have its own electricity meter. The landlord will therefore charge the tenant £200 per calendar month inclusive of the rent to cover electricity costs.

Legal Fees

Each party to bear their own legal costs incurred.

VAT

We understand the property is registered for VAT.



Further Information

Please contact the sole agents Flude Property Consultants:

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7 August 2026

