

# Development Land For Sale

Montreal Street & Village Drive, Kingston, Ontario

**Rogers  
& Trainor**  
COMMERCIAL REALTY (2009) INC.  
BROKERAGE



High profile development land on the southeast corner of Montreal Street and Village Drive within minutes (3 km) to downtown Kingston and easy access to Hwy 401. The site abuts residential homes on the west side and two apartment buildings on the northeast corner.

**Sale Price:** \$339,000

**Taxes:** To be assessed

**Legal Description:** PT Farm LT Con West  
Great Cataraqui River Kingston As In TKC180;  
Kingston, The County of Frontenac

**Site Area:** 0.5 acres

**Lot Size:** 251' x 207' +/- (irreg.)

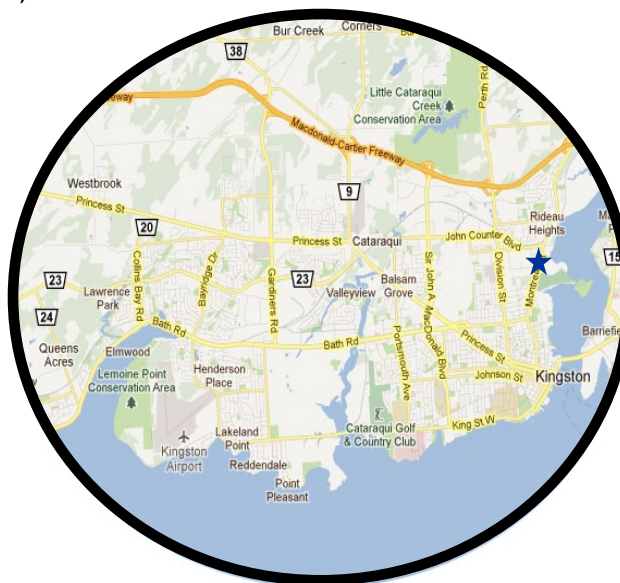
**Roll Number:** 360010358

**Pin Number:** 11104001002500

**Possession:** Immediate

**Site Services:**

- Municipal water available
- Municipal sewer available



**VACANT  
LAND**

For more information  
please contact:

**Kostas Doulas**  
Broker  
613-384-1997 (17)  
kdoulas@rtcr.com

**Gary Croke**  
Sales Representative  
613-384-1997 (14)  
gcroke@rtcr.com

Rogers & Trainor Commercial  
Realty (2009) Inc.  
20 Gore Street, Suite 102  
Kingston, Ontario  
613-384-1997

[www.rtcr.com](http://www.rtcr.com)

All information provided is deemed reliable but is not guaranteed and should be independently verified.

**Providing Solutions**

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**TRAFFIC COUNTS**  
**MONTREAL ST. @ HICKSON ST.**  
**AADT 2010**

North Link: 15,397

South Link: 16,069

**PROXIMITY TO**

Downtown.....	2.7 km
Hwy 401.....	2.0 km
Queens University.....	4.3 km
KGH.....	4.6 km
Hotel Dieu.....	3.3 km
Lake Ontario.....	1.8 km