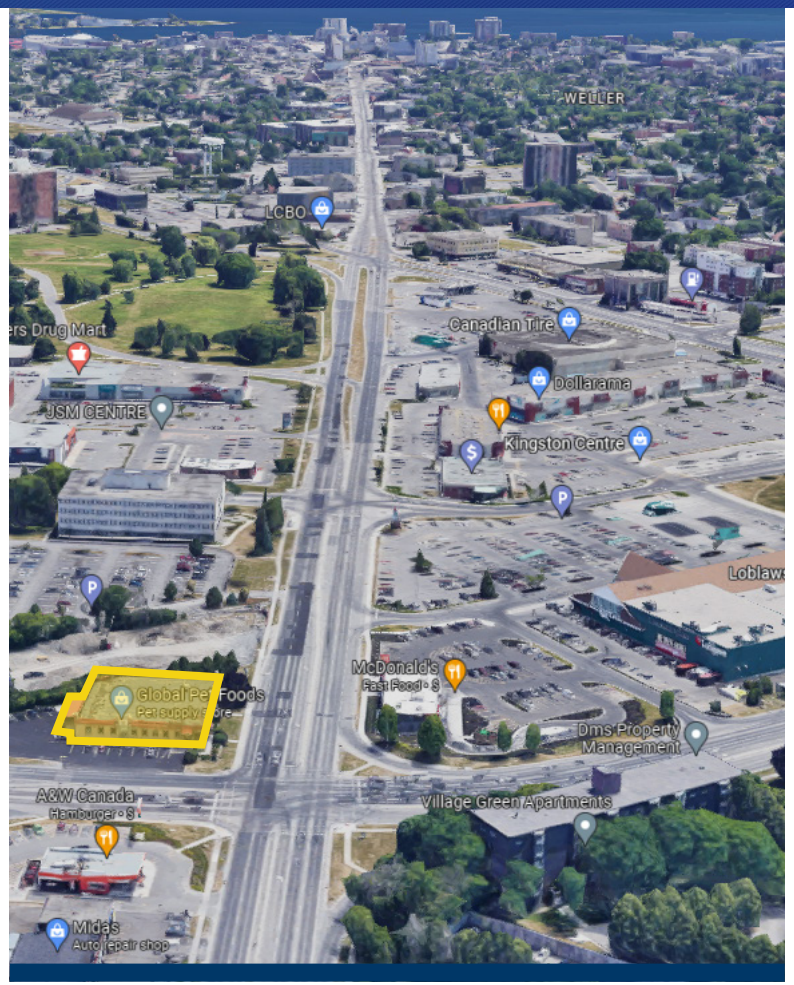
FOR LEASE COMMERCIAL SPACE KINGSTON



1111 PRINCESS STREET, UNIT 101

PROPERTY DETAILS

- 3,877 SF Main Level
- Net Rent $12.00 PSF
- 2022 Additional Rent (TMI) estimate $11.02 PSF
- Total estimated monthly rent is $7,440 per month + HST
- Permitted uses include wholesale, retail, office, services
- Large parking area in common
- Dock level loading platform at rear
- Utilities are included in the Additional Rent

LOCATION

- High traffic area close to all amenities; prime corner location at intersection of two arterial roads; Princess St. and Sir John A. MacDonald Blvd.
- Very close to major transit hub providing excellent accessibility to all transit linked areas of the City
- Minutes away from Downtown Kingston, Queen's University, Kingston General Hospital & Royal Military College of Canada

JAMES WARD
Broker
jward@rtcr.com
613-893-3335

ALEX ADAMS
Sales Representative
aadams@rtcr.com
613-531-2539

Rogers & Trainor
Commercial Realty (2009) Inc.
Brokerage

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Kingston, Ontario K7L 2L1
613-384-1997

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

FOR LEASE 1111 PRINCESS STREET - UNIT 101 KINGSTON

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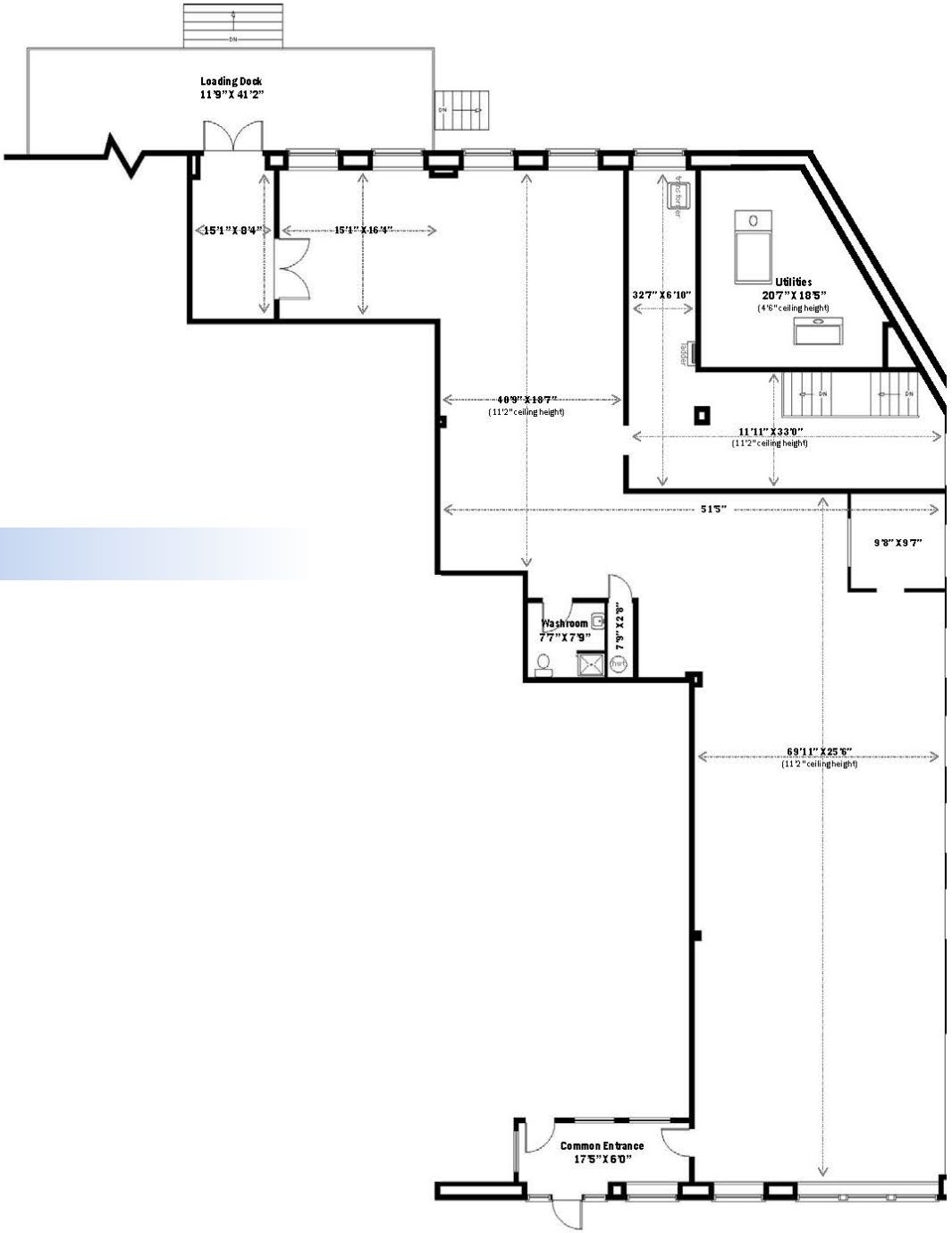
FLOORPLANS

MAIN LEVEL



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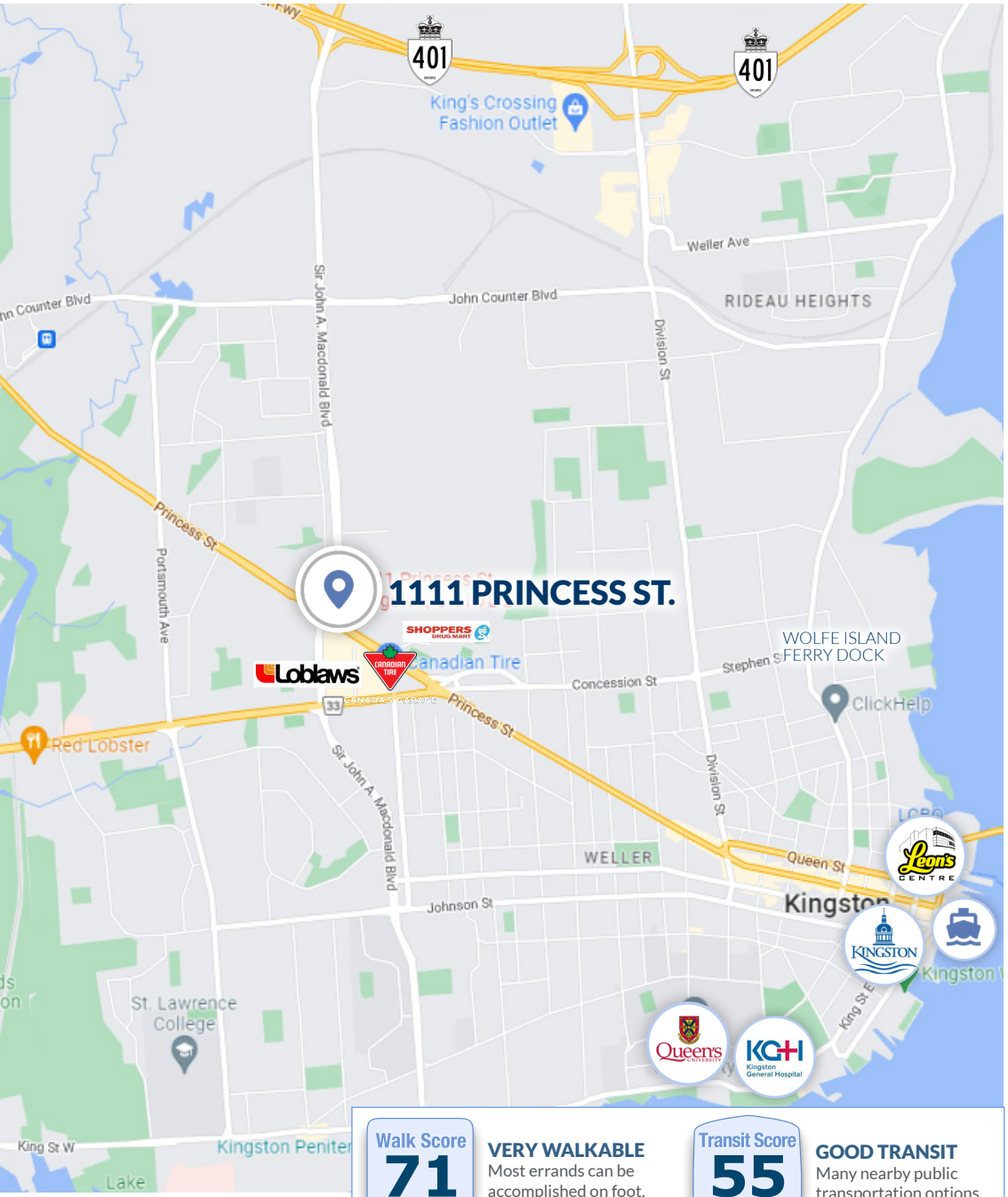

NEIGHBOURHOOD HIGHLIGHTS

RESTAURANTS
- Bistro Stefan
- BarBurrito
- Bento Sushi
- Wing Central

GROCERY
- Loblaws
- Metro
- M&M Food Market

FITNESS & RECREATION
- YMCA
- Planet Fitness
- Kingston Axe Throwing

SCHOOLS
- Queen's University
- Loyalist Collegiate Vocational Institute
- Calvin Park Public School
- Polson Park Public School

Walk Score 71 — **VERY WALKABLE** Most errands can be accomplished on foot.

Transit Score 55 — **GOOD TRANSIT** Many nearby public transportation options.

KINGSTON NATIONAL RANKING CITY

Kingston has also been recognized nationally and internationally in various ranking studies:

Ranked #1	Top Cities in Canada to be a Woman	*Canadian Centre for Policy Alternatives, Manitoba Office, 2019*
Ranked #1	Best Small City	*FDI Strategy FDI Communities of the Future, 2018*
Ranked #1	Fastest Growth in Transit Ridership	*Statistics Canada, 2017*
Ranked #4	Top City in Ontario for Millennials	*Point2 Homes real estate portal, 2018*
Ranked #5	Top City to Buy Real Estate in Canada	*MoneySense Magazine, 2020*
Ranked #6	Small City for Human Capital and Lifestyle	*FDI Communities of the Future, 2018*
Ranked #14	Best Community in Canada	*Maclean's Magazine, 2019*

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