RICHMOND INDUSTRIAL PARK, GREATER NAPANEE VACANT INDUSTRIAL LAND



LOCATION

The **Richmond Industrial Park** is located in the Town of Greater Napanee. The Park is fully serviced with land available to purchase. With immediate access to Highway 401, Richmond Industrial Park is ideal for general industry as well as distribution and warehousing opportunities.

Goodyear's 800,000 SF plant is the anchor to the Richmond Industrial Park. Other businesses developments include: RC Industrial, CAT Transport and GT Machining & Fabricating.

	PARCEL	SIZE	PRICE	ZONING
	33 Van Luven Rd.		\$1,060,000	BP
	170 Kimmett Side Rd.	1.2 acres	\$150,000	M2

FOR SALE

VARIOUS LOTS AVAILABLE



Lennox & Addington has a population of 42,888 and a labour force of 23,275.



Located on the main Toronto-Ottawa-Montreal corridor



Direct access to the second largest labour pool in Eastern Ontario with over 300,000 people within a 30-minute drive of central L&A.



Lennox & Addington includes large international corporations including Goodyear, Bombardier and Lafarge (Source: Lennox & Addington County)





- 20 Gore Street, Suite 102 Kingston, Ontario K7L 2L1
- 613-384-1997

KOSTAS DOULAS

Broker of Record

kdoulas@rtcr.com

ALEX ADAMSSales Representative

Sales Representative

aadams@rtcr.com

WWW.RTCR.COM

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

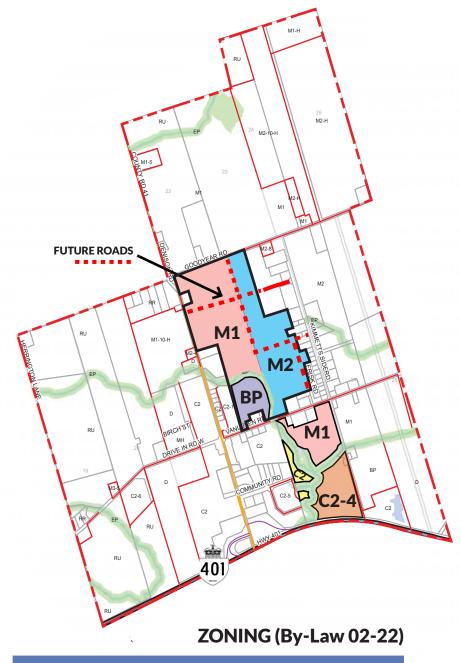
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M2 PERMITTED USESGENERAL INDUSTRIAL ZONE

- Custom workshop
- Equipment sales and rental
- Light manufacturing plant
- Machine or welding shop
- Manufacturing, processing, assembling or fabricating plant
- Municipal, county or provincial maintenance depot
- Park
- Printing establishment
- Retail or wholesale establishment

FEATURES

- Zoned General Industrial (M2, BP, M1, C2-4)
- Easy access to Highway 401
- Municipal Water & Sewer
- Natural Gas (to be installed)
- Electricity Supply (44kV)
- Storm drainage controlled
- Land is formerly agricultural
- Limestone bedrock surface
- Emergency services within close proximity
- Taxes to be assessed



BUSINESS PARK ZONE **BP PERMITTED USES INCLUDE:**

- Warehouses
- Research & Development Facilities
- Motor Vehicle Repair Garage
- Vehicle Sales
- Offices
- Athletic, Fitness or Health Club





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