

FOR LEASE

PRESTIGE COMMERCIAL SPACE

188 SYDENHAM STREET KINGSTON



\$21.00 PSF NET

PROPERTY DETAILS

- 1 Commercial Unit (+/-974 sf)
- Net Rent \$21.00 psf
- Additional Rent \$11.81 (2023 est)
- Total Monthly Rent \$2,663 + HST
- Currently used as a hair salon with infrastructure in situ.
- Tenant pays utilities

LOCATION

DOWNTOWN KINGSTON

- Well positioned Downtown Location in close proximity to high-traffic Dining, Retail, and Entertainment venues.
- 2.5 Blocks to Major Grocery Anchor (Metro), 1.5 Km to Queen's University Main Campus
- Walking distance to transit hubs providing excellent accessibility to all transit linked areas of the City and outside the Downtown core.

**Rogers
& Trainor**

Commercial Realty (2009) Inc.
Brokerage

WWW.RTCR.COM

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

**ECHO
PERRY-CUMBERLAND**
Sales Representative

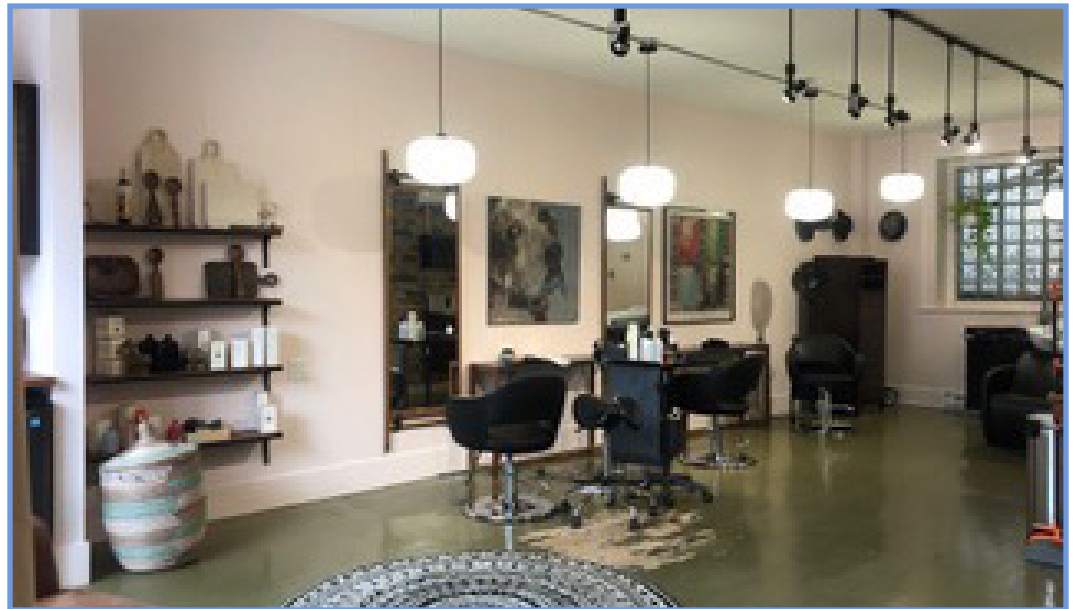
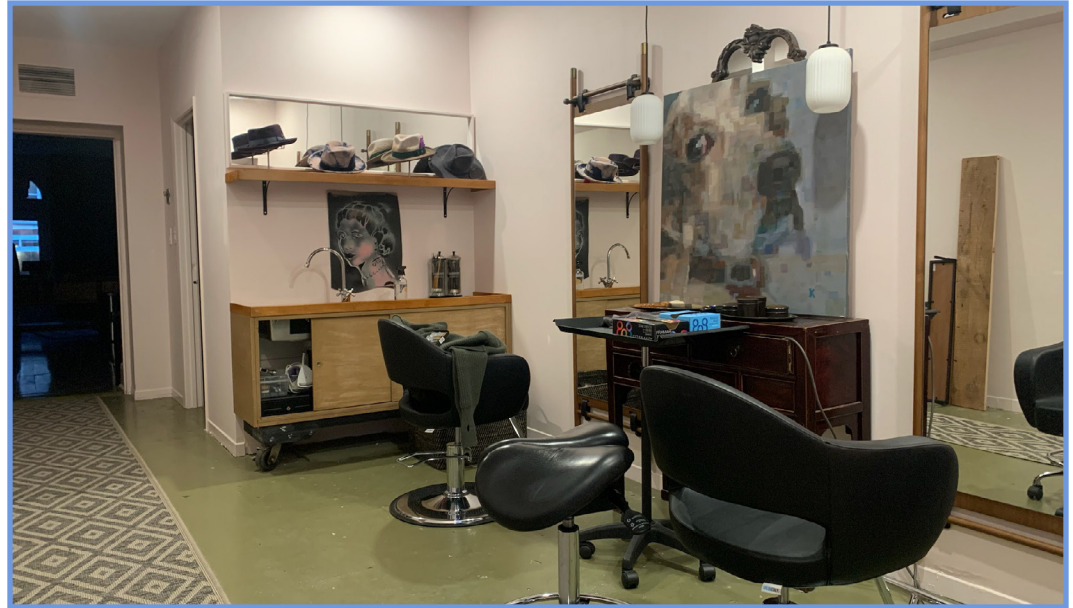
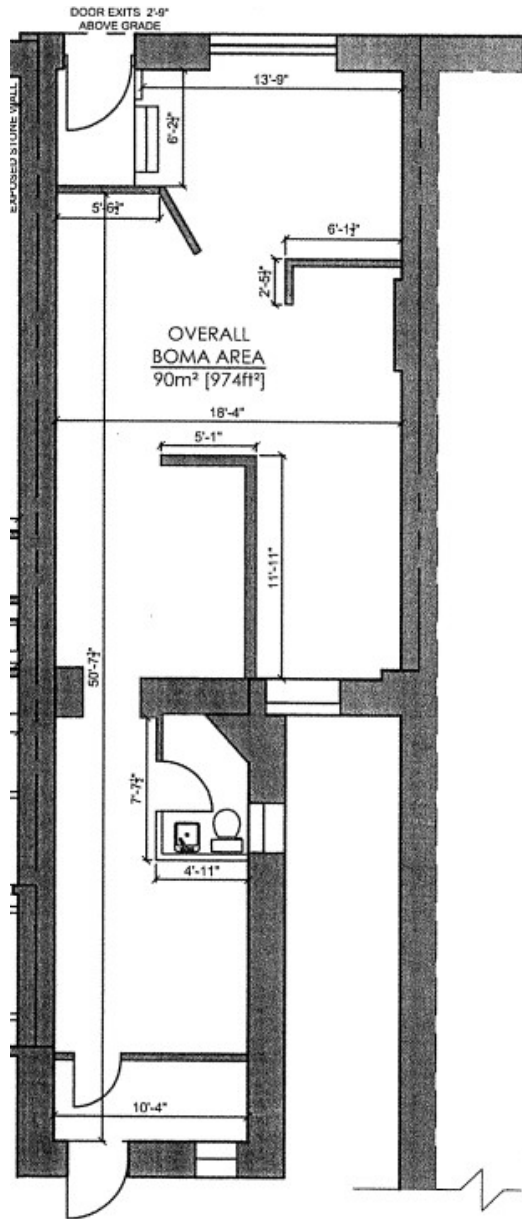
✉️ echopc@rtcr.com
613-384-1997 ext. 13

JAMES WARD
Broker

✉️ jward@rtcr.com
613-384-1997 ext. 25

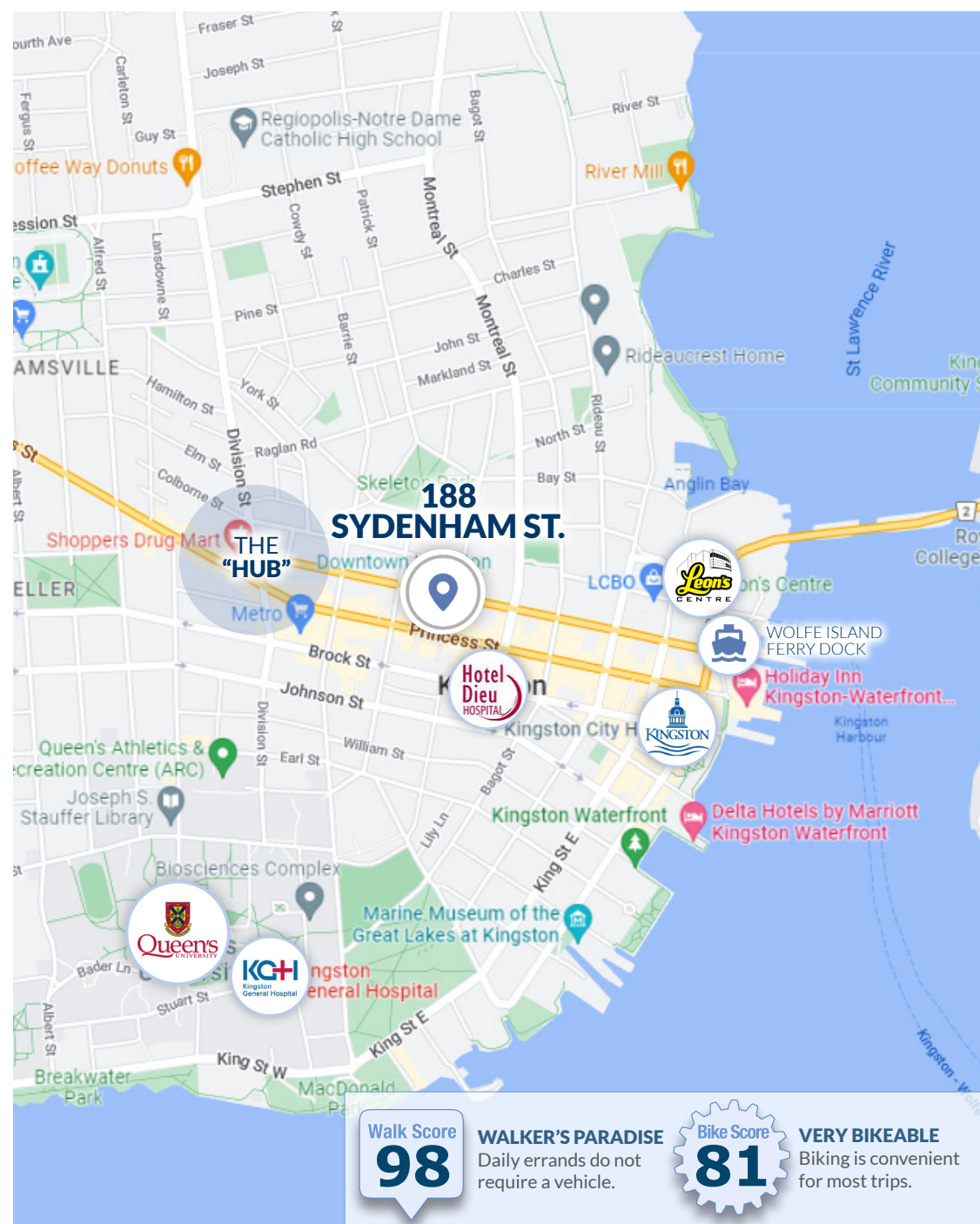
All information provided is deemed reliable but is not guaranteed and should be independently verified.

FLOOR PLAN & PHOTOS



FOR LEASE

188 SYDENHAM STREET KINGSTON



NEIGHBOURHOOD HIGHLIGHTS

RESTAURANTS

- Meet Cuisine
- Copper Penny
- Minos
- The Grizzly Grill
- Geneva Crepe Bistro
- The Works

GROCERY

- Metro
- The Grocery Basket
- Food Basics

FITNESS & RECREATION

- Goodlife Fitness
- Artillery Park Fitness & Aquatic Centre
- Confederation Basin Marina
- Queen Street CrossFit
- Kingston's City Park
- Victoria Park

SCHOOLS

- Queen's University
- Central Public School
- Sydenham Public School

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*

