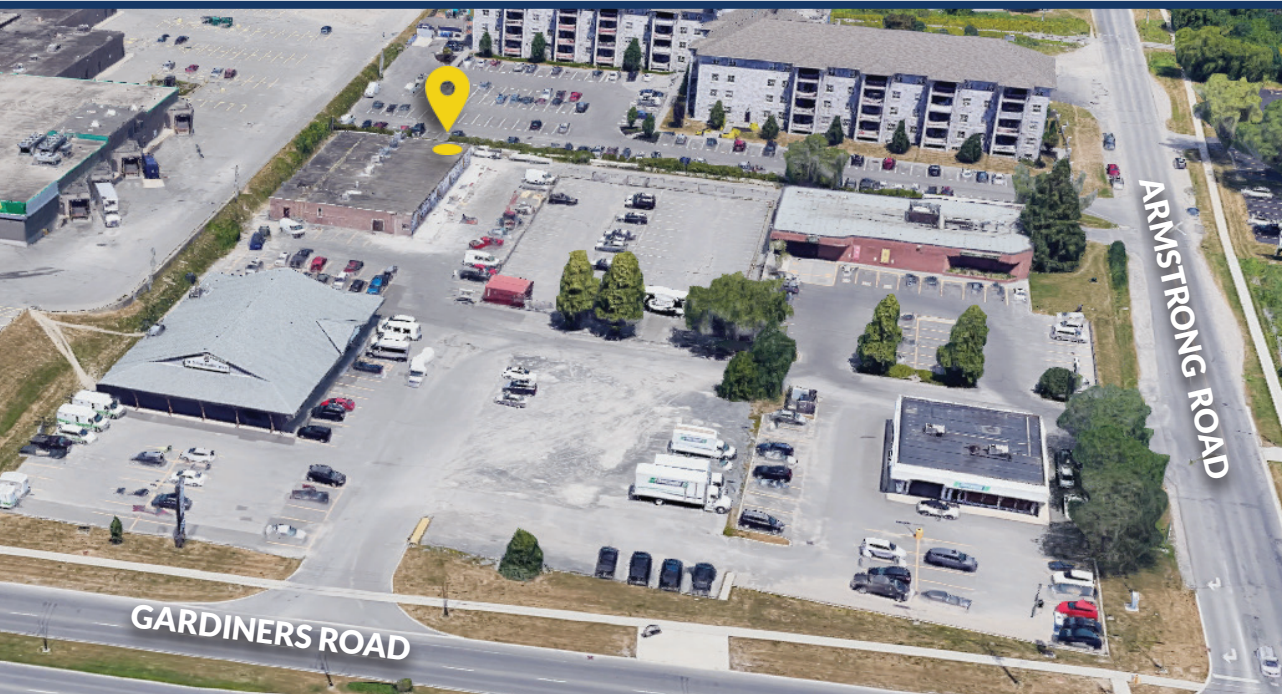


1296 BATH ROAD, SUITE 1 KINGSTON

FOR LEASE



LOCATION

- End Unit, double man door at the side
- Traditional strip mall next to the Frontenac Mall
- Located in a high traffic area with highway access and exposure
- Excellent signage (above fascia and pylon sign on Bath Road)

PROPERTY DETAILS

LEASE RATE:	\$13.00 psf Net
ADDITIONAL RENT:	\$6.75 psf (2024 Est.)
ZONING:	CD
PARKING:	On site
AVAILABLE SPACE:	1,200 +/- sq. ft.
COOLING:	A/C
HEATING:	Roof Top Units, Gas
UTILITIES:	Tenant expense

**Rogers
& Trainor**

Commercial Realty (2009) Inc.
Brokerage

WWW.RTCR.COM

20 Gore Street, Suite 102
Kingston, Ontario K7L 2L1

STEPHEN GRAY
Sales Representative

✉ sgray@rtcr.com

☎ 613-384-1997 ext. 19

☎ 613-572-1544

FOR LEASE

1296 BATH ROAD

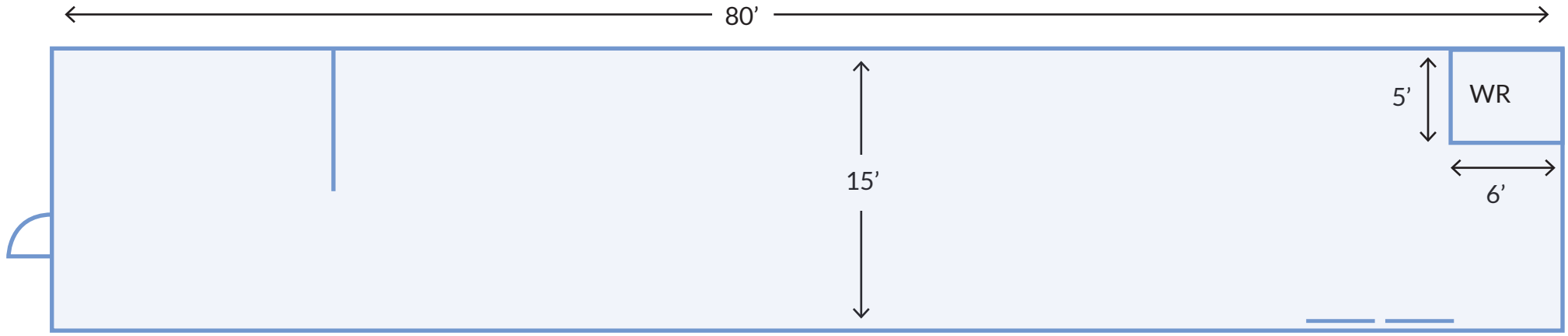
PHOTOGRAPHS



FOR LEASE

1296 BATH ROAD, SUITE 1

FLOOR PLAN



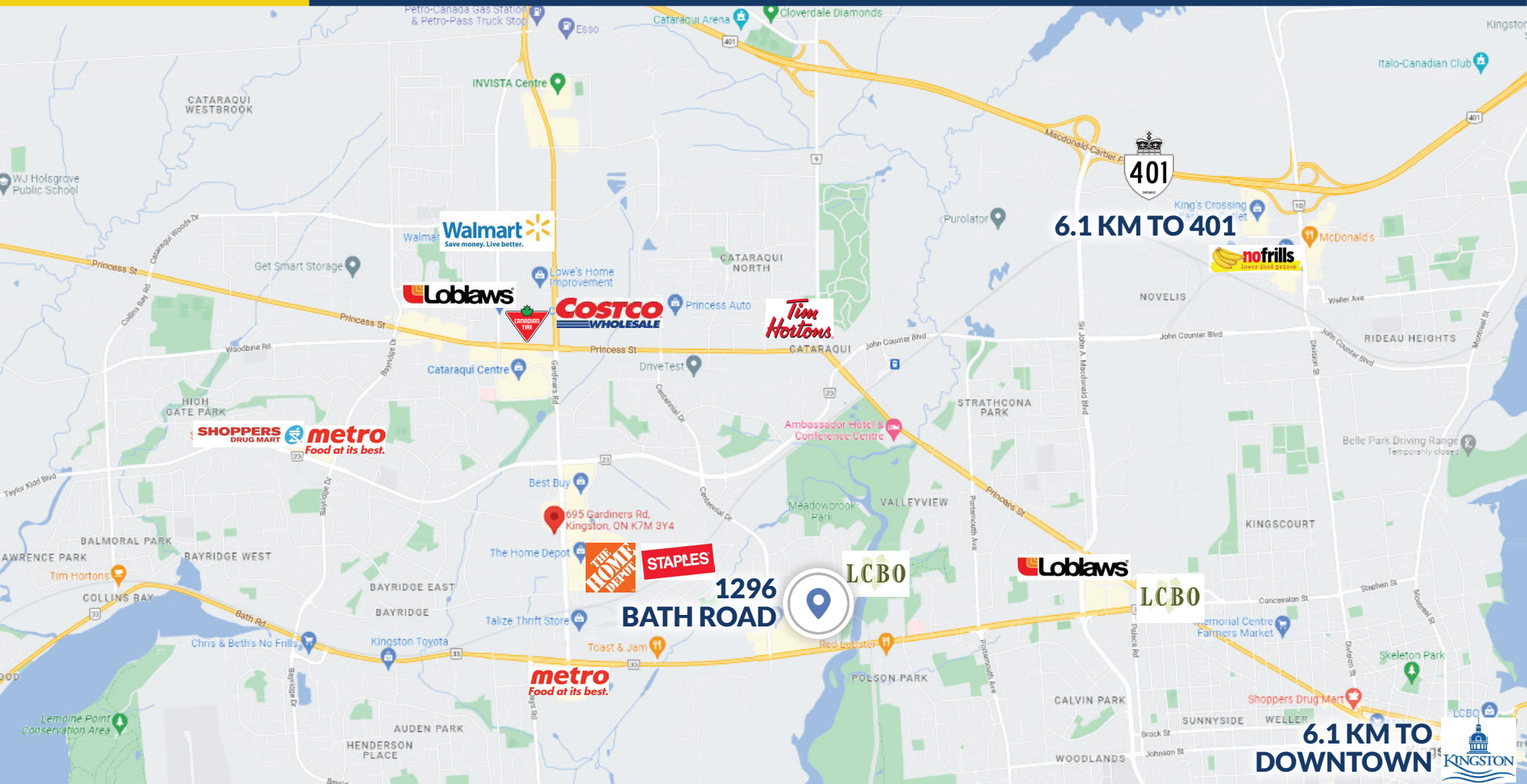
* For Illustrative purposes only

DOUBLE MAN DOOR



FOR LEASE

1296 BATH ROAD KINGSTON



AREA HIGHLIGHTS

RESTAURANTS

- Sakura Japanese
- Toast & Jam
- Red Lobster
- Raxx Bar & Grill
- Montana's
- Harvey's

NEARBY BUSINESSES

- iPhix
- Enterprise Rent-A-Car
- Bread Man & Catering
- Cut & Dried Hairstyling
- Meadowbrook Variety
- Value Village

FITNESS & RECREATION

- Orangetheory Fitness
- F45 Training
- Cataraqui Trail
- Rivermeade Park
- Arbour Ridge Park
- Rival Training

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*

