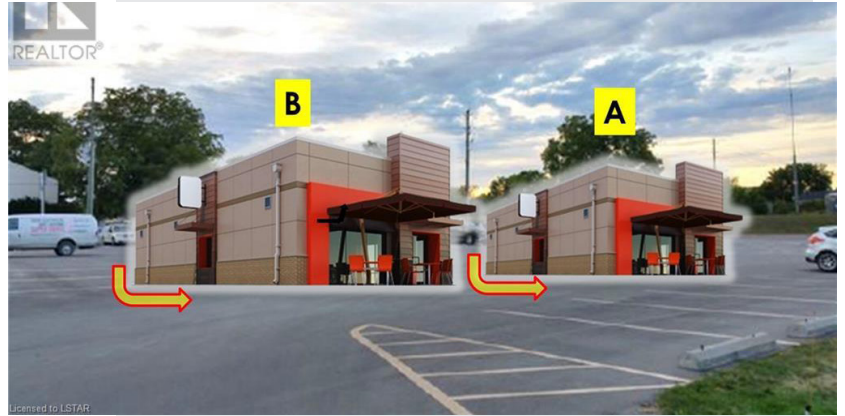




# Commercial PAD Sites

— For Lease —



## To Be Built

57-75 Cannifton Road, Units PAD A and PAD B, City of Belleville

2,000 sf Commercial PAD Sites for Lease



## ← Location Highlights

1.5 hour east of Toronto

Excellent proximity to Highway 401

More than 47 million people live within 500 kilometres (310 miles) of the Bay of Quinte and more than half of North America's industrial markets are within a day's truck run.

Population 236,000 (Greater Bay of Quinte Region)



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Discover the Bay of Quinte advantage  
at [QuinteDevelopment.com](http://QuinteDevelopment.com) or email  
Chris at [chris@quintedevelopment.com](mailto:chris@quintedevelopment.com)

The information above has been obtained from sources believed reliable. While we do not doubt accuracy we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs. All figures used are in Canadian dollars.



## Property Overview

- 2,000 sf Commercial Pad Site for Lease
- Two Buildings Possible
- Two street frontage/access and high traffic area
- Easy Access to Highway's 401, 62 and 37
- QSR with Drive Through Capability

### Utilities:

Water: Municipal

Sewage: Sanitary & Storm

Electricity: Elexicon

Heating: Forced Air, Gas

## Lease Information

\$42.00 / Sqft Net

## Community Contact

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## Property Contact

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