



**1,000 SF
Commerical Building Space**

For Lease

**652 Dundas Street East,
City of Belleville**

Flexible Open Layout



← 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)



Discover the Bay of Quinte advantage
at QuinteDevelopment.com or email
Chris at 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

A fantastic leasing opportunity in Belleville's desirable east end! With a flexible open layout and one washroom, this space is perfect for entrepreneurs looking to launch or expand their business. Located in a high-visibility area with strong traffic flow, this spot presents endless possibilities to make this prime location your next venture.

Building/Land:

Size: Over 1,000 sq. ft.

Zoning: C3

Land Size: 163.46 ft. x 100 ft.

Parking: Yes, out front

Bathrooms: Yes, 1

Utilities:

Electricity: Elexicon

Water: Municipal

Cooling: Fully air conditioned

Heating Type: Other

Comments:

C3 Zoning offers lots of options for different business types including:

- Retail stores and service shops
- Restaurants, take-out or sit-down
- Salons, spas, and personal care services
- Offices and professional services
- Financial institutions and instructional facilities
- Daycare centres
- Health clubs, private clubs and recreational facilities
- Artisan workshops and boutique businesses
- Self-serve laundry services

Lease Information

\$2,350 / Monthly

Annual Property Taxes: \$662.50

Community Contact

Chris King, Chief Executive Officer

Quinte Economic Development Commission

Tel: 613-961-7990

Email: chris@quintedevelopment.com

Property Contact

Paul James Pryce

Keller Williams Energy Real Estate

Tel: 647-363-6431

Email: paul@thecountyguys.com



BAY OF QUINTE
ECONOMIC DEVELOPMENT

Discover the Bay of Quinte advantage
at QuinteDevelopment.com or email
Chris at chris@quintedevelopment.com