



**~25,000 sf of  
Industrial Building Space**

**For Lease**

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

**Zoned M1  
General Industrial**



### ← **Location Highlights**

1.5 hour east of Toronto

5 km 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](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

### Building and Property Information

Total Building Size: 129,000 sf

Available Space: ~25,000 sf

Zoning: M1 General Industrial

Lot Size: 6.58 Acres

Ceiling: 22' Clear & Max

Sprinkler: Yes (partial)

Parking: 75-100

Grade Level Doors: 2

Loading Docks: 7 dock level levelers

Construction: Concrete block and siding

### Utilities:

Gas: Existing

Heating: Gas Fired

Air Conditioned: Yes

Water/Sewer: Municipal

Electrical: Elexicon, 44,000 KVA substation, 2000 AMP

### Comment(s)

3PL services available including trucking/transportation

### Exterior and Interior Improvements

- Created and redone a large area of parking lot, poured concrete pads in front of doors,
- Installed 5 new garage/dock doors, replaced bumper pads on the truck doors

- Created a drive lane behind the building allowing 53' trailer movement
- Cleaned up the grounds including removal of overgrown trees
- Installed new outdoor lighting and security cameras around the perimeter of the building.
- All new LED lighting throughout
- Renovated office space
- Interior 24/7 monitored cameras, new security system throughout the building (motions, contacts and key pads)
- Wifi cabling throughout the building
- Up to 60,000 sq ft of air conditioning capability

### Lease Information

\$9.00 / psf net

### Community Contact

Chris King, Chief Executive Officer

Quinte Economic Development Commission

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### Property Contact

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