

For Lease

123 Princess St. Kingston, ON

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Rockwell Commercial Real Estate, Brokerage

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123 Princess St. Kingston, ON


Property Facts

Available Space	± 1,938 sf approx.
Net Rent	\$29.50 psf
Additional Rent (2024)	\$6.00 psf
Utilities	Paid by tenant
Parking	1 parking space included and located behind suite
Frontage	± 15'6" ft
Availability	Immediate
Description	Retail area, accessible washroom, back office + storage

Location

Boasting its vibrant community, urban lifestyle and rich history, downtown Kingston offers a dynamic and unique environment. Set amongst Kingston's historic downtown skyline are more than 700 national and local storefronts, restaurants, and entertainment venues, offering extensive shopping, amenities, and experiences. The area is well-served by Kingston City transit and is easily accessible with its close proximity to Highway 401 and main arterial thoroughways. The Slush Puppy Place, Queen's University, St. Lawrence College, the Royal Military College, Hotel Dieu Hospital, Providence Care Hospital and Kingston General Hospital are located nearby.



 Downtown Kingston Business Improvement Area

Zoning

DT2 (By-Law Number 2022-62) allows for a broad range of uses, including but not limited to:

- Building supply store
- Community centre
- Creative centre
- Day care centre
- Entertainment establishment
- Fitness centre
- Grocery store
- Office
- Personal service shop
- Restaurant
- Retail store
- Wellness centre

Pedestrian Traffic Count

Princess Street at Bagot Street*		Princess Street at Wellington Street*	
N/S	E/W	N/S	E/W
2,245	5,840	2,860	5,904

*Source: AADT 2019