



82,203 VEHICLES PER DAY*

Taylor Kidd Boulevard

± 2.539 ACRES

Princess Street

*AADT Princess Street @ Sydenham Road 2022. (North, East, South, West)

For Sale
2279 Princess St, Kingston, ON



**Rockwell Commercial
Real Estate, Brokerage**
78 Brock St. Kingston, ON K7L 1R9
www.rockwellcre.com

Property Details

Address	2279 Princess Street, Kingston, On
Legal Description	PT LT 14 CON 2 KINGSTON PT 1 & 3 13R19297; S/T FR769952; S/T TKR9119 PARTIALLY RELEASED BY FR474242; KINGSTON
PINS	360850929
Land Area	± 2.539 acres
Land Dimensions	± 268.08 ft x ± 389.24 ft
Price	\$2,950,000.00
Property Taxes	TBD
Official Plan	Arterial Commercial (AC)
Zoning	C2-1-H (see below for more information)
Service Land	Municipal
Comments	<ul style="list-style-type: none"> • Property subject to easement over Part 3 • Survey on-file

Zoning

C2-1-H (By-Law No 8499) allowing a broad range of uses including but not limited to:

- A bank
- A business or professional office
- A clinic
- A professional service shop
- A restaurant
- A retail store

Location

The West End is nestled at the crossroads of major transportation routes and surrounded by developing residential communities. A steady influx of both residents and visitors creates a robust demand for various services and amenities, translating into a steady flow of potential customers. The West End offers a high quality of life, attracting young professionals, families and retirees alike. With nearby parks, schools, and recreational facilities, this area provides a well-rounded lifestyle that appeals to a broad range of potential consumers and tenants.



Location

Cataraqui Centre

- BMO
- HUDSON'S BAY
- Indigo
- Roots
- SEPHORA
- SHOPPERS DRUG MART
- SPORT CHEK
- Starbucks
- Tim Hortons
- Zellers

- Walmart
- Lowes
- Loblaws
- CANADIAN LIFE

- INVISTA

- COSTCO WHOLESALE
- PRINCESS AUTO



Highway 401



RioCan Centre

- CINEPLEX
- Coco Tuuti
- BEST BUY
- FIVE GUYS BURGERS and FRIES
- GOLF TOWN
- THE HOME DEPOT
- MONTANAS
- OLD NAVY
- PETSMART
- Starbucks
- TD Bank
- The BRICK



Contact Information

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