

24585B ON-7 Hwy, Frontenac

NEW FOR SALE **\$459,000** For Sale

Frontenac, 45 - Frontenac Centre, Frontenac, Ontario K0H
 2P0

TAXES \$2,407 (2025) Annual

X13500842

RE/MAX RISE EXECUTIVES, BROKERAGE

Commercial/Retail TYPE	3216 Sq Ft TOTAL AREA	Retail Store Related USE	Retail CATEGORY	7 DOM
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CLIENT REMARKS

This 3216 sq.ft. former beer store fronting Highway 7 near junction with Highway 28 (AADT 5,000 - 7,000 Cars Per Day with summer peaks even higher) adjacent to LCBO and property promoting future opening of Circle-K and Tim Hortons a testament to the location's high exposure along the Highway 7 corridor. The zoning is BD Business Development with a wide range of allowable uses including Drive Thru, Restaurant, Auto Rental and Service, Retail Store, Self Storage, Car Wash, and more. Property features 175' frontage by 300' of depth. No Reps or Warranties. Property features dock level loading door.

LISTING INFORMATION

PIN#	036230004	POSSESSION	As is, where is
TAXES	\$2,407 (2025) Annual	REMARKS	
TAX YEAR	2025	POSSESSION DATE	07/01/2026
LEGAL DESCRIPTION	PT LT 16 CON 2 OSO AS IN FR135592 (PARCEL A-39); S/T FR135592; S/T FR339320: CENTRAL FRONTENAC	SELLER PROPERTY INFO STATEMENT	No
STATUS	Available		

PROPERTY INFORMATION

LOT SIZE	175.07 x 358.13 Feet	WASHROOMS	0
LOT SHAPE	Irregular	GARAGE TYPE	None
LOT SIZE SOURCE	GeoWarehouse	BASEMENT	N
LOT CODE	Lot	ELEVATOR	None
DIR/CROSS ST	Highway 7 and Road 38	HEATING TYPE	Gas Forced Air Open
DIRECTIONS	West on Hwy 7 of intersection w/38 Highway in Sharbot Lake directly beside LCBO and proposed Tim Hortons and Circle K	WATER	Well
A/C	Y	SEWERS	Septic
ZONING	BD	UTILITIES	Y
HST APPLICABLE TO	In Addition To	AREA INFLUENCES	
SALE PRICE		PROPERTY TYPE	Commercial/Retail
FREESTANDING	Yes		
OUTSIDE STORAGE	No		
CRANE	No		
RETAIL AREA	3216 Sq Ft		
TRUCK LEVEL DOOR	8		
HEIGHT FT			
TRUCK LEVEL DOOR	1		
NO			
TRUCK LEVEL DOOR	7		
WIDTH FT			
RAIL	No		
CLEAR HEIGHT	12 6		
AREA	Frontenac		
MUNICIPALITY	Frontenac		
COMMUNITY	45 - Frontenac Centre		

SECURITY FEATURES

No

INCLUSIONS

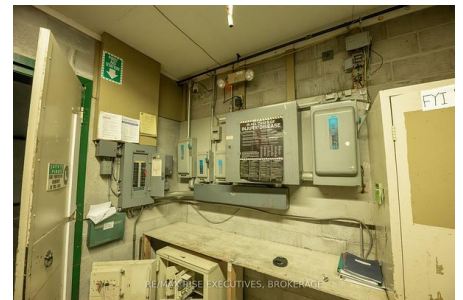
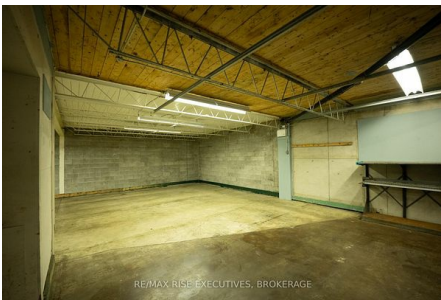
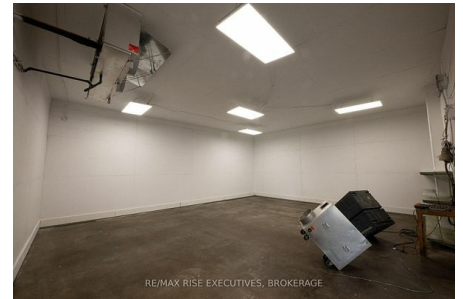
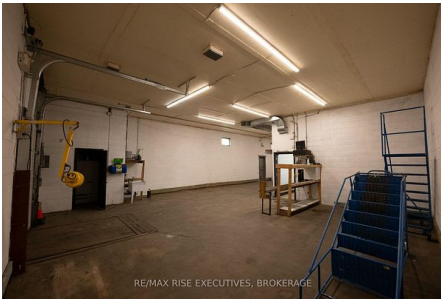
As is

LISTING CONTRACTED WITH

RE/MAX RISE EXECUTIVES, BROKERAGE
613-546-4208

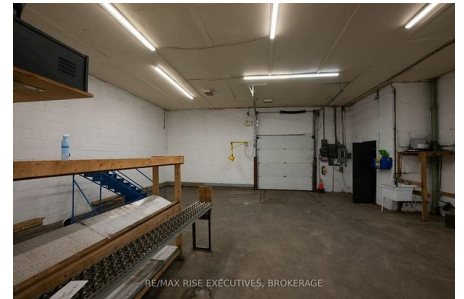
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TOTAL AREA

Retail Store Related
USE

Retail
CATEGORY

7
DOM

AVERAGES

	MEAN	MEDIAN
PRICE	\$459,000	\$459,000

LSC	ADDRESS & MUNICIPALITY	COMMUNITY	PRICE	CODE	TYPE	USE	TOTAL AREA	AREA CODE	CONTRACT DATE	LIST BROKERAGE	BROKERAGE PH#	CB COM	MLS#
1 NEW	24585B ON-7 Hwy Frontenac	45 - Frontenac Centre	\$459,000.00	For Sale		Commercial/Retail Retail Store Related	3,216	Sq Ft	6/25/2026	RE/MAX RISE EXECUTIVES, BROKERAGE	613-546-4208	2.5%	X13500842

AVERAGES

	MEAN	MEDIAN
PRICE	\$459,000	\$459,000