

\$599,900 - 141 Industrial Boulevard, Greater Napanee (greater Napanee)

MLS® #X12056844

\$599,900

0 Bedroom, 0.00 Bathroom, 2,900 sqft
Retail on 0.49 Acres

58 - Greater Napanee, Greater Napanee (greater Napanee), Ontario

Prime Location, Thriving Business Opportunity - Your Chance to Be Your Own Boss! Nestled on a busy corner with seamless access from two streets, this property offers unparalleled convenience and visibility. With a sizable parking lot and a secure fenced-in rear area featuring an additional storage unit, the possibilities are endless. Permitted uses within this business park include car sales and trucking depot operations. The building boasts a spacious office with comfortable seating for customers, three bays with lifts, a supply room, a bathroom, and stairs leading to a second-level bonus area. The second level includes a private office and bathroom with its own entrance, opening up rental income opportunities. Additionally, you'll find a large inventory room and another office with its own bathroom. This property comes with the building and land included, all for a remarkable price. For just \$125,000, you have the option to purchase the existing 30-year garage business - which is extremely busy and great book of business - offering a solid foundation of loyal customers and a thriving operation. Alternatively, re-imagine the space to fit your business venture. It has even previously served as a car sales outlet! Don't let this exceptional opportunity slip away. (id:6289)



Essential Information

Listing #	X12056844
Price	\$599,900
Bathrooms	0.00
Square Footage	2,900
Acres	0.49
Type	Retail

Community Information

Address	141 Industrial Boulevard
Subdivision	58 - Greater Napanee
City	Greater Napanee (greater Napanee)
Province	Ontario
Postal Code	K7R3Z2

Interior

Heating	Electric Forced air
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Listing Details

Listing Office	K B REALTY INC., BROKERAGE
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Listing information last updated on October 14th, 2025 at 9:01pm EDT