# \$14,000,000 - 300 Marmora Street, Quinte West (trenton Ward)

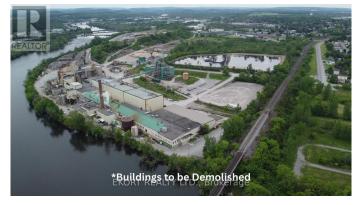
MLS® #X12104832

### \$14,000,000

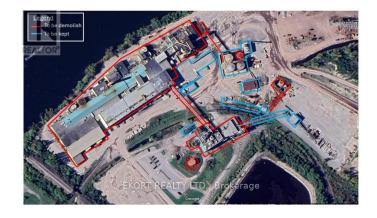
0 Bedroom, 0.00 Bathroom, 94 sqft Industrial on 94.00 Acres

Trenton Ward, Quinte West (trenton Ward), Ontario

This 94-acre site is located less than 4 km from Highway 401 and is on the banks of the Trent River. The site was previously used as a pulp and paper mill since the early 1900s. The existing buildings have been decommissioned and have now been scheduled for demolition throughout 2025. Approximately 60 acres of the site will be usable after demolition and remediation of the lagoons (to be back-filled). The remaining 34 acres is an active, non-hazardous dump site with available capacity for onsite disposal of materials used in production or site remediation. The site offers a direct rail spur to the CP main rail line, and the current 15.5 Megawatts of power servicing the site will remain available for the next user. Zoned GM, permitted uses include warehousing, general industrial use, bulk fuel depot, and transportation terminals. Subject to final demolition square footage, a Development Charge credit of up to \$4.5 Million would be available for future site development. The size and shape of the site will allow for a phased redevelopment with a range of options for site configuration. The property represents a rare opportunity to acquire a site of this scale in a location with proximity to major markets. (id:6289)







#### **Essential Information**

Listing # X12104832

Price \$14,000,000

Bathrooms 0.00

Square Footage 94

Acres 94.00

Type Industrial

## **Community Information**

Address 300 Marmora Street

Subdivision Trenton Ward

City Quinte West (trenton Ward)

Province Ontario
Postal Code K8V2J5

**Amenities** 

Features Rail

## **Listing Details**

Listing Office EKORT REALTY LTD.





The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 16th, 2025 at 5:31pm EDT