

1300 Bath Road

COMMERCIAL RETAIL / MULTI-USE

FOR LEASE



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& Trainor**
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1300 Bath Road



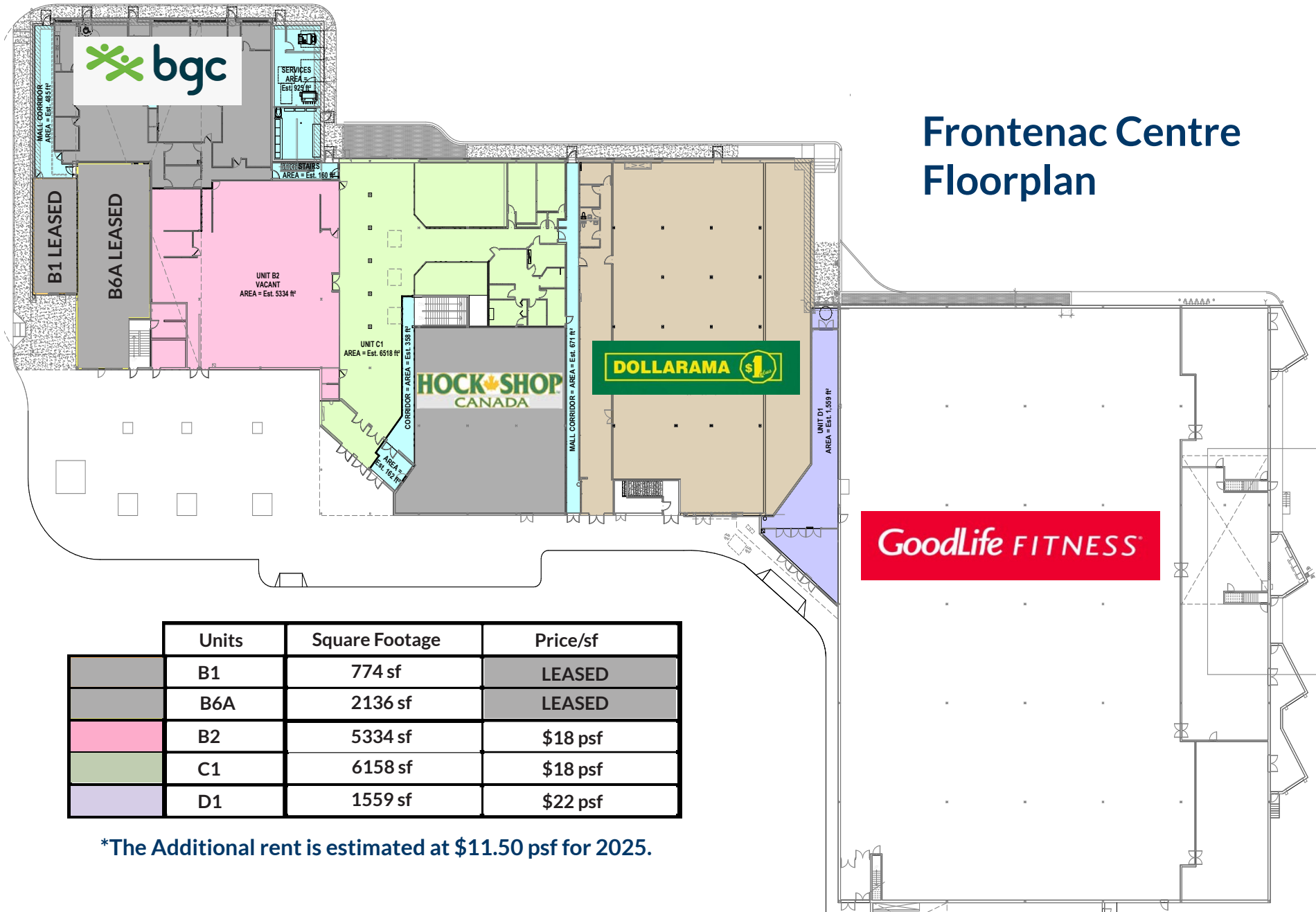
FRONTENAC CENTRE I RESIDENTIAL DEVELOPMENT + MALL REVITALIZATION
Phase one site overview

1300 Bath Road



- Prime commercial opportunities with flexible configurations ranging from approximately 2,000 sq. ft. to 14,000 sq. ft., accommodating a wide variety of tenant requirements.
- Exceptional visibility along Bath Road, offering prominent signage exposure in central Kingston, with ample on-site parking and seamless access to major arterial routes.
- Versatile space suitable for an extensive range of uses, including retail, medical, professional office, wellness, and service-based businesses. Outdoor areas are available and can be tailored for specialty uses such as a daycare play yard or outdoor display/showroom.
- Strategically positioned adjacent to Skyfall Suites, a new 344-unit residential development slated for occupancy in Spring 2026, poised to bring significant population growth and increased demand to the immediate trade area.
- Anchored by established destination tenants including GoodLife Fitness, Mandarin Restaurant, Value Village, and the Boys & Girls Club, ensuring consistent traffic, strong co-tenancy, and long-term stability for incoming businesses.

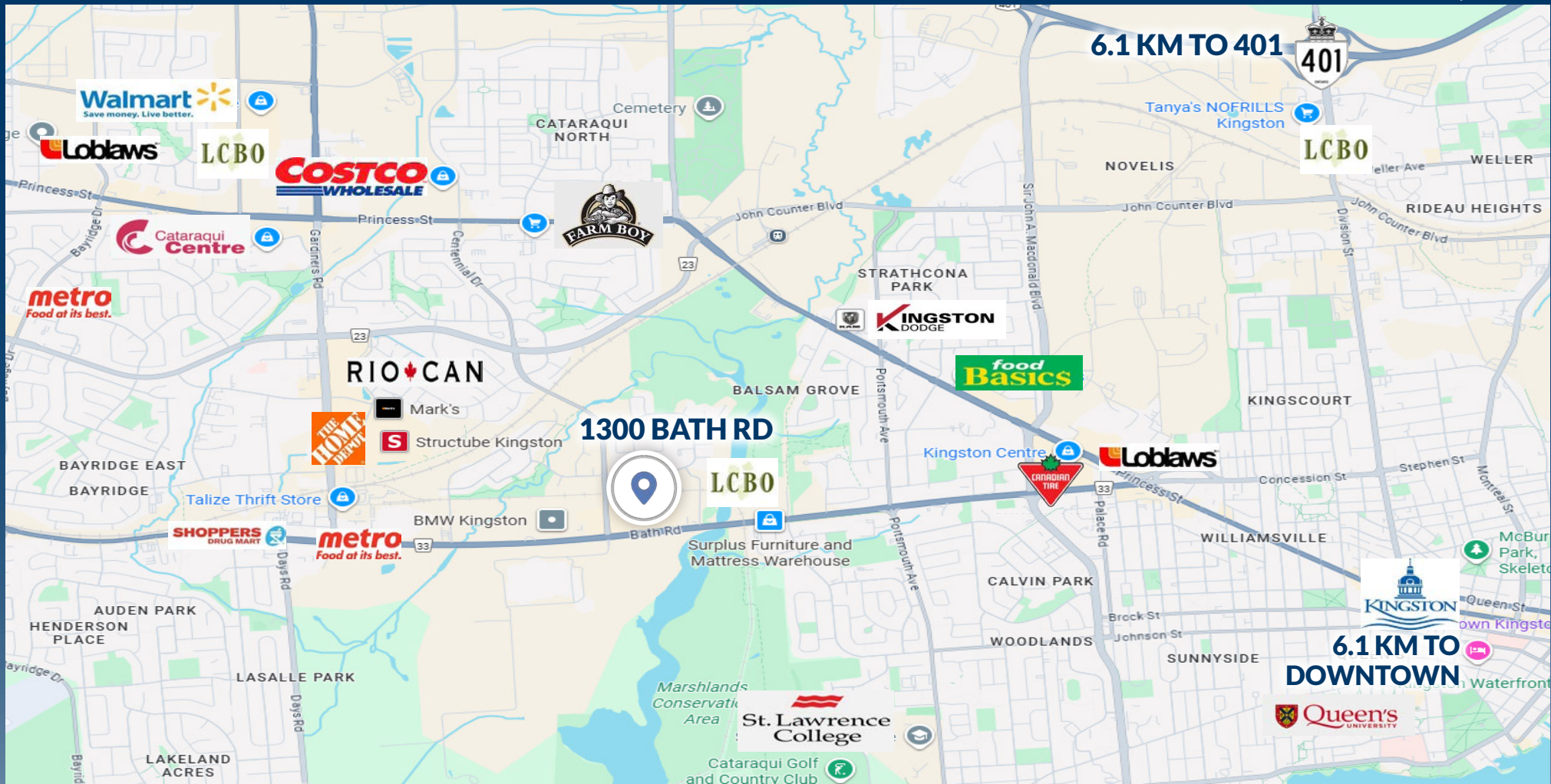
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Units	Square Footage	Price/sf
B1	774 sf	LEASED
B6A	2136 sf	LEASED
B2	5334 sf	\$18 psf
C1	6158 sf	\$18 psf
D1	1559 sf	\$22 psf

*The Additional rent is estimated at \$11.50 psf for 2025.

1300 Bath Road



AREA HIGHLIGHTS

RESTAURANTS

- Sakura Japanese
- Toast & Jam
- Red Lobster
- Raxx Bar & Grill
- Montana's
- Harvey's

NEARBY BUSINESSES

- iPhix
- Enterprise Rent-A-Car
- Bread Man & Catering
- Cut & Dried Hairstyling
- Meadowbrook Variety
- Value Village

KINGSTON NATIONAL RANKING CITY

Kingston has also been recognized nationally and internationally in various ranking studies:

- Ranked #1** Top Small City in Canada for Startups in 2025, for the 6th Consecutive Year (*StartupBlink*)
- Ranked #1** Top Small City Worldwide in Energy & Environmental Ecosystems in 2025 (*StartupBlink*)
- Ranked #1** Best City Access to Amenities in Ontario in 2024 (*Globe and Mail*)
- Ranked #1** Best Cities for Students in Canada in 2023 (*HelloSafe*)
- Ranked #2** Ontario's Trending Cities for Renters in 2025 (*Rent Cafe*)
- Ranked #5** Best Place to Live in Ontario in 2024 (*uhomes.com*)
- Ranked #6** Small City for Human Capital and Lifestyle *FDI Communities of the Future, 2018*