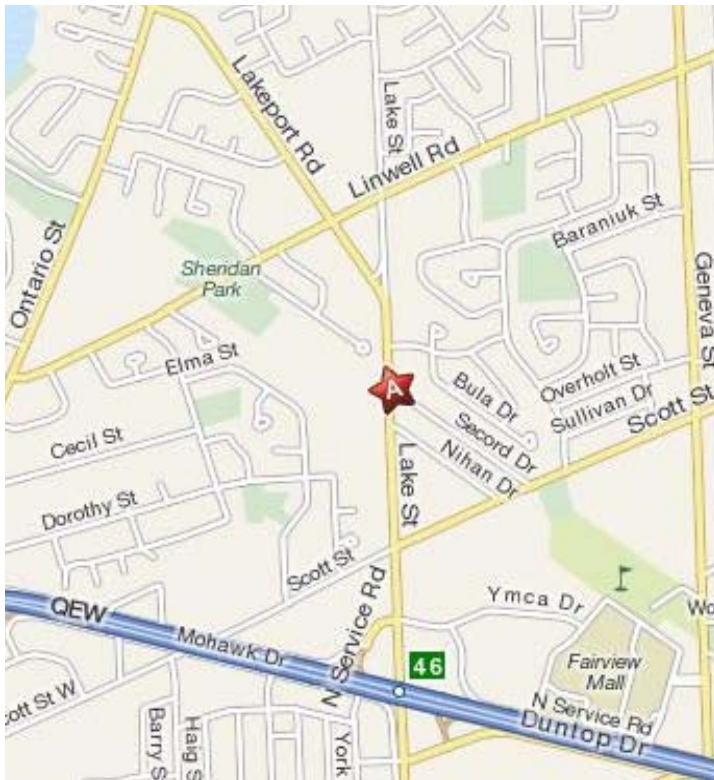


For Lease

Princess Catherine Plaza
314-316 Lake St
St. Catharines, Ontario



Lease Price: \$7.00-\$9.00psf | Exceptional Retail/Office Lease Space in Busy St. Catharines Plaza



location

Lake Street and Arran Drive

highlights

- Office/Retail lease space in North St. Catharines
- Commercial (C2) Zoned space is perfect for a small office or growing business
- Great locations in busy plaza
- Good Tenant mix including 7-11 Variety & Gas Bar, Tanning Salon, Pizzeria, Game Store, etc.
- Ample Paved parking
- High traffic location
- Close to QEW
- Access into Plaza from Lake Street and Arran Drive
- Signage with great visibility
- Covered Walkways
- Densely surrounded by residential neighbourhoods and Commercial/Industrial Activity.

Please contact Listing Agents for more detailed information.

Andrew McGregor

Sales Representative
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andrew@niagaracommercialgroup.com
Tel.905.688.4561
Toll Free.1.800.771.4913
Fax.905.685.3492

Douglas McNaughton

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Royal LePage Niagara Real Estate Centre
Brokerage, Independently Owned and Operated
Niagara Commercial Group
www.niagaracommercialgroup.com
33 Maywood Avenue
St. Catharines | Ontario | L2R 1C5

For Lease

314-316 Lake Street | St. Catharines

salient facts

owner Princess Catherine Plaza Inc.

municipal address 314-316 Lake Street
St. Catharines, Ontario
L2N 4H4

legal description PLAN M39 BLK G BLK H

roll number 2629060025017000000

lot size 1.61 Acres

services Natural Gas
Forced Air
Municipal Water
Electrical
Sanitary Sewer
Storm Sewer

exterior

- Lighting
- Signage
- Wheelchair access
- Ample Parking
- Covered Walkways

zoning commercial (C2) zoning

- Antique and gift shops
- Brewers' Retail Stores and L.C.B.O. outlets
- Dressmaking and Tailoring
- Furniture cleaning or repair
- Laundromats
- Printing and publishing houses
- Restaurants
- Retail Stores
- Studios, agencies and salons

Please contact us for a complete list of Permitted Uses.

Unit 1 A&B

list price \$7.00psf

tmi \$7.00psf

unit size 1,100 sq ft
Divisible

location

- End unit
- Fronting Arran Drive

interior

- Air Conditioning
- Storefront
- Suspended Ceilings
- Washroom Access
- Common Area

Unit 5

list price \$9.00psf

tmi \$7.00psf

unit size 1,162 sq ft

location

- Fronting Lake Street

interior

- Air Conditioning
- Storefront
- Suspended Ceilings
- Washroom Access

Unit 7

list price \$9.00psf

tmi \$7.00psf

unit size 9,40 sq ft

location

- Fronting Lake Street

interior

- Currently Set-Up as Hair Salon
- Air Conditioning
- Storefront
- Suspended Ceilings
- Washroom Access

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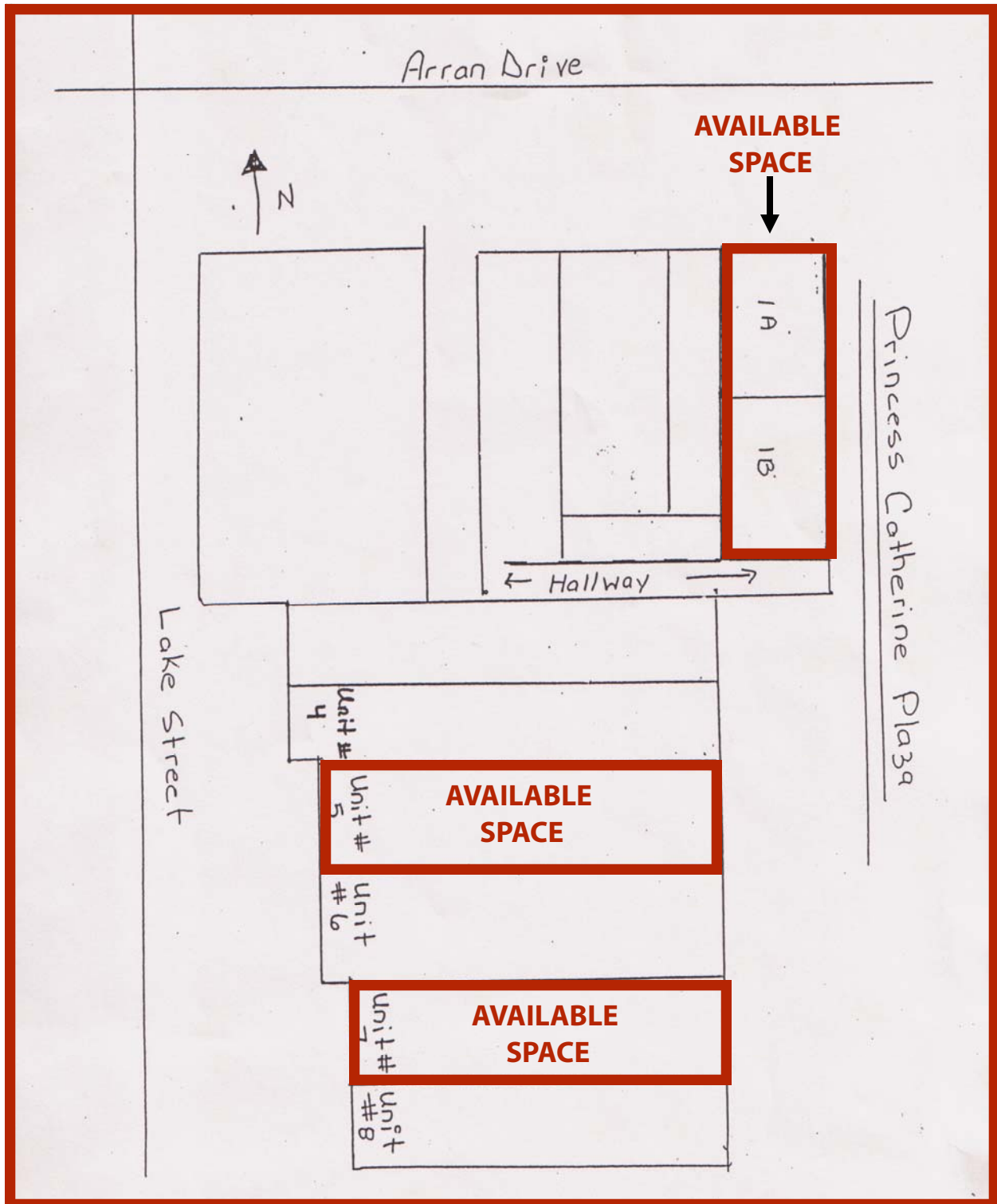
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*See Disclaimer on Front Page

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