

\$1,400,000 - 73 Cleminson Street, Prince Edward County (wellington Ward)

MLS® #X12112088

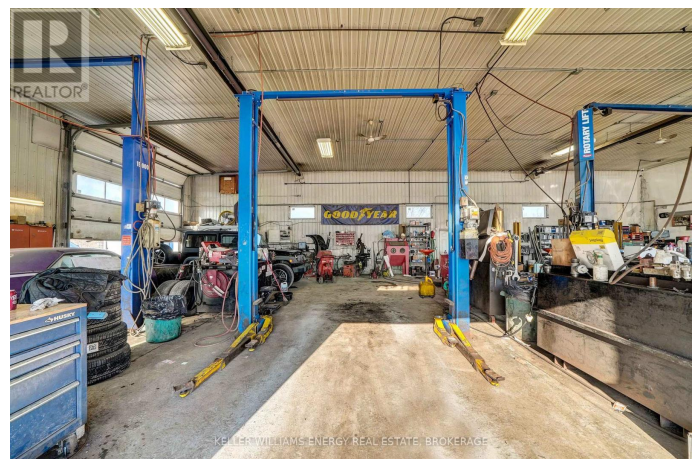
\$1,400,000

0 Bedroom, 1.00 Bathroom, 3,490 sqft

Business on 0.00 Acres

Wellington Ward, Prince Edward County
(wellington Ward), Ontario

Unlock the potential of this well-maintained, purpose-built 17-year-old commercial building, ideally located just minutes from the heart of Wellington and bordering the scenic Millennium Trail. Currently operating as a successful automotive repair facility, this versatile property offers a rare combination of functionality, location, and development potential. Property Features: Robust Infrastructure: Equipped with plenty of on-site hydro and 3-phase power available at the road perfect for industrial or high-power applications. Spacious & Efficient Design: Boasting 18-foot ceilings, one oversized 16x14 overhead door, and four 10x12 doors for easy vehicle access and workflow optimization. Comfort & Utility: Includes two 2-piece washrooms, a professional office space, and a welcoming reception area to serve both staff and clients. Heated & Insulated: Featuring insulated flooring and efficient propane heat for year-round comfort. Expansive Lot: Situated on a full 1-acre parcel with well and septic, offering ample paved parking and room to expand or redevelop. Strategic Location: Nestled on the northern edge of the popular Millennium Trail with excellent visibility and surrounded by emerging developments making this an ideal hub for business growth or future transformation. Whether you're an investor looking for a high-potential property,



or an entrepreneur seeking a ready-to-go facility with room to grow, this listing offers endless possibilities. Development and business potential abound don't miss this opportunity to secure a prime piece of Wellingtons commercial landscape. Come and see it today, fall in love, and you too, can call the County Home! (id:6289)

Essential Information

Listing #	X12112088
Price	\$1,400,000
Bathrooms	1.00
Square Footage	3,490
Acres	0.00
Type	Business

Community Information

Address	73 Cleminson Street
Subdivision	Wellington Ward
City	Prince Edward County (wellington Ward)
Province	Ontario
Postal Code	K0K3L0

Interior

Cooling	Partially air conditioned
---------	---------------------------

Exterior

Lot Description	276.76 x 146.09 FT
-----------------	--------------------

Listing Details

Listing Office	KELLER WILLIAMS ENERGY REAL ESTATE
----------------	------------------------------------



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 22nd, 2025 at 11:01pm PDT