

\$999,000 - 407 Bell Street, Ingersoll (ingersoll - North)

MLS® #X12222943

\$999,000

0 Bedroom, 0.00 Bathroom, 1 sqft

Retail on 0.79 Acres

Ingersoll - North, Ingersoll (ingersoll - North),
Ontario

Prime Highway Commercial Opportunity!
Located at 407 Bell Street in the growing community of Ingersoll, this versatile property sits in a high-visibility area just off Highway 401 and is surrounded by established residential neighbourhoods and thriving commercial developments. The Highway Commercial (HC) zoning allows for a wide range of permitted uses including gas stations, restaurants, retail outlets, automotive services, clinics, offices, and more making it ideal for developers, investors, or end users looking to capitalize on this strategic location. Adding to its value is a FULLY RENOVATED 3 BED ROOM HOUSE on-site, perfect for generating rental income during the planning and development phase. With increasing residential density nearby and major commercial anchors in close proximity, this location offers excellent potential to serve both the local population and highway traffic. Flexible zoning, high exposure, and strong community growth make this a rare and lucrative opportunity in one of Ingersoll's most active commercial corridors. (id:6289)



Essential Information

Listing #	X12222943
Price	\$999,000
Bathrooms	0.00

Square Footage	1
Acres	0.79
Type	Retail

Community Information

Address	407 Bell Street
Subdivision	Ingersoll - North
City	Ingersoll (ingersoll - North)
Province	Ontario
Postal Code	N5C2P7

Interior

Heating	Electric Forced air
Cooling	Fully air conditioned

Listing Details

Listing Office	RE/MAX SKYWAY REALTY INC.
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Listing information last updated on October 25th, 2025 at 11:01am PDT