

\$350,000 - 111 Montreal Road, Cornwall

MLS® #X12304456

\$350,000

0 Bedroom, 0.00 Bathroom, 2,980 sqft

Retail on 0.00 Acres

717 - Cornwall, Cornwall, Ontario

Prime Mixed-Use Opportunity in Le Village
Cornwall's Original Downtown Proudly
positioned in the heart of Le Village, Cornwall's
original downtown core, this mixed-use
building offers over 1,600 sq ft on the main
level and a rare chance to own a piece of local
legacy. Once home to a long-standing,
family-run business, the property sits in a
vibrant commercial corridor known for its
history, character, and community spirit. The
main floor features a versatile layout ideal for
office or retail use, complete with a reception
area, a mix of private and open-concept
workspaces, a bathroom, kitchenette, fireproof
safe room, and abundant storage throughout.
Upstairs, you'll find two one-bedroom
residential units. One is currently tenanted by
a long-term resident, while the other is vacant
providing immediate potential for added rental
income or personal use. This location benefits
from high visibility, walkable amenities, and
access to city incentive programs through the
Heart of the City initiative. Whether you're an
investor, entrepreneur, or professional looking
to establish a presence in Cornwall's most
historic district, this property delivers
exceptional potential. Please note: this
building is currently open to the main level of
113-115 Montreal Road. While being sold
separately, it could also be purchased in
conjunction with 113-115 (arms-length) or
easily converted back into two distinct units by
reinstating a dividing wall. (id:6289)



Essential Information

Listing #	X12304456
Price	\$350,000
Bathrooms	0.00
Square Footage	2,980
Acres	0.00
Type	Retail

Community Information

Address	111 Montreal Road
Subdivision	717 - Cornwall
City	Cornwall
Province	Ontario
Postal Code	K6H1B2

Interior

Heating	Natural gas Other
Cooling	Partially air conditioned

Exterior

Lot Description	32 x 80.16 FT
-----------------	---------------

Listing Details

Listing Office	RE/MAX AFFILIATES MARQUIS 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 19th, 2025 at 3:16pm PDT