

\$1,675,000 - 365 Main Street, Prince Edward County (picton Ward)

MLS® #X12304572

\$1,675,000

7 Bedroom, 5.00 Bathroom,
Multi-family on 0.00 Acres

Picton Ward, Prince Edward County (picton Ward), Ontario

A strategic acquisition in the heart of Prince Edward County, this multi unit income property offers both strength and scale, delivering stable cash flow today, and a canvas of untapped potential for tomorrow. Situated on a double lot with sought after zoning opening doors beyond, this offering is a rare combination of character, land, and latitude in one of Ontarios most dynamic real estate markets. Each well equipped unit is self-contained, creating a setup that supports long-term rental viability and minimizes operational friction. Significant capital upgrades across the board of since 2013 include but not limited to new roof, windows, heating systems, fixture upgrades, painted exterior, and motion sensor lighting that all set a solid foundation. A rejuvenated top floor loft is fashioned beautifully reflecting the the caliber of the home with an inviting modern-country aesthetic and sleek for short term rental or owner suite occupation retreat as desired in PEC. This unit also features the addition of a deck dormer and balcony to take in the view and tree tops over the skies of Picton. Recent letter on file, dated July 2025, from The Fire Prevention Division with no contraventions at time of inspection of the Ontario Fire Code. Whether youre scaling your portfolio, looking to create a flexible co-op ownership structure, room to house local



working staff, retire or envisioning a lifestyle where living, investing, and community converge this is a place to put down roots with upside. The County continues to attract forward-thinking stewards. Heres your chance to be one of them and shape your legacy in an opportunity that invites discovery and evolution. The property is truly turnkey.
(id:6289)

Essential Information

Listing #	X12304572
Price	\$1,675,000
Bedrooms	7
Bathrooms	5.00
Acres	0.00
Type	Multi-family

Community Information

Address	365 Main Street
Subdivision	Picton Ward
City	Prince Edward County (picton Ward)
Province	Ontario
Postal Code	K0K2T0

Amenities

Amenities	Golf Nearby, Hospital, Marina, Park, Schools, Fireplace(s), Separate Electricity Meters
Utilities	Cable, Electricity, Sewer
Features	Flat site
Parking Spaces	8
Parking	No Garage

Interior

Appliances	Oven - Built-In, Dishwasher, Microwave, Oven, Window Coverings, Refrigerator
Heating	Natural gas Forced air
Fireplace	Yes
# of Stories	3

Exterior

Exterior	Stucco
Exterior Features	Landscaped
Lot Description	102 x 198 FT under 1/2 acre
Foundation	Stone

Listing Details

Listing Office CHESTNUT PARK REAL ESTATE LIMITED



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