



73 QUEEN Street

St. Catharines L2R 5G9

Property Type: Business

Style:

District: St. Catharines

Sub-Area: St. Catharines S Downtown / 888

Side of Road: West

Legal:

ICX Code: 264

Roll#: 262904000610700

List Price:

Lease Rate: \$ 310.00 Per Month

Previous Price:

Sale/Lease: For Lease Only

Prop.Offer: Business Only

Zoning: R1

Storey(s):

Taxes:

DOM:

ADOM: 5 dys

Property Details

| | | |
|---------------------------|-------------------------------|-------------------------------------------------|
| Lease Type: | Lot Size: 59X58.50 [Imperial] | Ownership: Freehold |
| Base Year: | Property Size: | Acreage: 0.00 |
| Est Com Charges: | Building Size: | Occupant: OWNER/TENANT/VACANT |
| Include Prop Taxes: | Space Allotmnt: | Unit Descriptions: |
| Condo Fee: | Ceiling Ht.: | Residential = 0 Retail = 0 Industrial = 0 |
| Handicap: | Rental Equip: None | Office = 0 Institutional = 0 Total = 0 |
| Mortgage: Not Applicable | Roof: | Washrooms: |
| Parking: / Outdoor = 1 | Flooring: | Water Supply: Municipal |
| Sewer: Sanitary Connected | | Natural Gas: |
| Exterior Finish: | | Power: |
| Fire Protection: | | Loading: RDOOR 1 |
| Construction: | | NONE 0 |
| Use: Office | | NONE 0 |
| Site Influences: | | NONE 1 |
| | | Bay Size: |
| | | Elevator /Escalator: |

Office/Ret/Res HVAC:

Warehouse HVAC:

Virtual Tour:

Features

Tenant Pays

Directions/Cross Street

See Page 2 for more Listing Information, REALTOR(R) Remarks and Internet Ad.

| | | | | |
|---------------------|--------------------------------------------------------------------------------------------------------------------------------------------------|----------------------|----------------------|-----------------------|
| Primary/Sec: | Key: | Sign: N | Contact After Exp: N | Possession: TBD |
| Deposit Req: | Lock Box:N | | UFFI: N | Spcl Provisn: None |
| Sellers: | KARL VANDERKUIP | | Appointments: LA | |
| Brokerage: | RE/MAX GARDEN CITY REALTY INC, BROKERAGE- ST.CATH. Ph:905-641-1110 F: 905-684-1321 http://www.remax-gc.com | | | |
| Slsprsn/Brkr 1: | KARL VANDERKUIP - Ph:905-641-1110 Karl@CallKarl.ca | | | Comm.Date: 09/18/14 |
| Slsprsn/Brkr 2: | | | | Expiry Date: 12/31/14 |
| Brokerage 2: | | | | |
| SB Comm: 0 | | Brkrg Trust Acct: IB | | Perm to Advertise: |
| Sell Brokerage: | | | | CSale Date: |
| Sell Slsprsn/Brkr1: | | | | Selling Date: |
| Sell Slsprsn/Brkr2: | | | | Closing Date: |
| Sell Commnts: | | | | Selling Price: |
| | | | | Sell Lse Rte: |

Business Information

Business Name/Type: THE UPHOSUE
 Business Hours: 8:30-5:00PM
 Capacity: 4
 Years Operated: 0
 Full-Time Employees: 3
 Part-Time Employees: 0
 Expiry Date Of Lease: 12/31/2014
 Base Rent: \$ 310.00
 Additional Rent: \$ 0.00
 Gross Rent: \$ 0.00
 Percentage Of Rent: 0.0 %
 Renewal Options: 0

Industrial Information

Total Sq.Ft. Available:
 % Office/Showroom:
 % Warehouse:

Institutional Information

Total Sq.Ft. Available:
 Use:

Office Information

% Usable:
 % Rentable:
 % Gross Up:
 Total Sq.Ft. Available:

Retail Information

Retail:
 Warehouse/Storage:
 Rentable:
 Gross-Up:
 Total Sq.Ft. Available:

Mixed Use Information

Retail:
 Office:
 Residential:
 Total Sq.Ft. Available:

Financial Information

| | | | |
|-------------------|---------------------|---------------------|---------------------------|
| Actual/Projected: | Operating Expenses: | Operating Expenses: | Other Expenses: |
| Year Ending: | Property Tax: | Water & Sewer: | |
| Proforma Avail: N | Insurance: | Management Fee: | |
| Gross Rental Inc: | Heat: | Administr. Fee: | Total Operating Expenses: |
| Vacancy Allow: | Hydro: | Laundry Rentals: | Net Operating Income: |
| | Rep & Maint: | Superintend. Fee: | |

REALTOR(R) Remarks

The UPHOUSE is the St. Catharines Queen St. heritage district's newest collaborative work space. A collection of various civic minded businesses that have the passion to learn, grow, share, dream and dream BIG. A place where thing are on the UP & UP and the fundamental understanding that as individuals we can be successful, on our own, but together we are even stronger together. Features & Amenities: A truly wonderful Montebello Park location, Industrial Lofty work space community. WI-FI internet. Multipurpose informal board/conference call room (The Creative Lounge) High ceilings, concrete floors. Private British style phone booth. Beer on tap (for celebrations, naturally) in fully accessorized kitchenette. Pool table for 9 ball or concept table. Private shower & storage. Tech-forward. Unlimited colour laser printer. Turtle pond.

Internet Ad Copy

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