

FOR LEASE

# 25 WEBSTER COURT KENTVILLE, NOVA SCOTIA

Charming leasing opportunity  
in Kentville's downtown



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# 25 WEBSTER COURT | KENTVILLE, NOVA SCOTIA

## Charming leasing opportunity in Kentville's downtown

Nestled in Kentville's endearing downtown core, 25 Webster Court is a charming two-storey, multi-use property with fantastic curb appeal. This well-maintained property has been updated with interior finishes, including refinished flooring, renovated bathrooms, thermal windows and four Daikin ductless heat pumps.

The entire premises, totalling 2,040 sf, is available for lease. The building's current configuration consists of six offices, a boardroom, reception area, a small kitchen, two bathrooms, a partially finished basement and an upstairs area that can be converted to residential. The property is zoned C-1 General Commercial, permitting a broad range of uses.



2,040 Square Feet



Storage Area



On-Site Parking

LISTING ID	10273
ADDRESS	25 Webster Court
LOCATION	Downtown Kentville
PROPERTY TYPE	Multi-Use (commercial & residential)
PID	55255830
ZONING	C-1 General Commercial
NO. OF FLOORS	Two (2) plus attic
LOT SIZE	3,660 sf
SIZE AVAILABLE	2,040 sf
PARKING	Gravel driveway; four (4) stalls
AVAILABILITY	Immediately
BASE RENT	By negotiation (contact the listing agent)
ADDITIONAL RENT	\$4.00 psf







Four (4) Daikin ductless heat pumps

Updated lighting and flooring

Convenient and quick access to Highway 101

Fully municipal serviced lot

Built circa 1930; renovated in 2015

Corner site property

Close proximity to commercial amenities

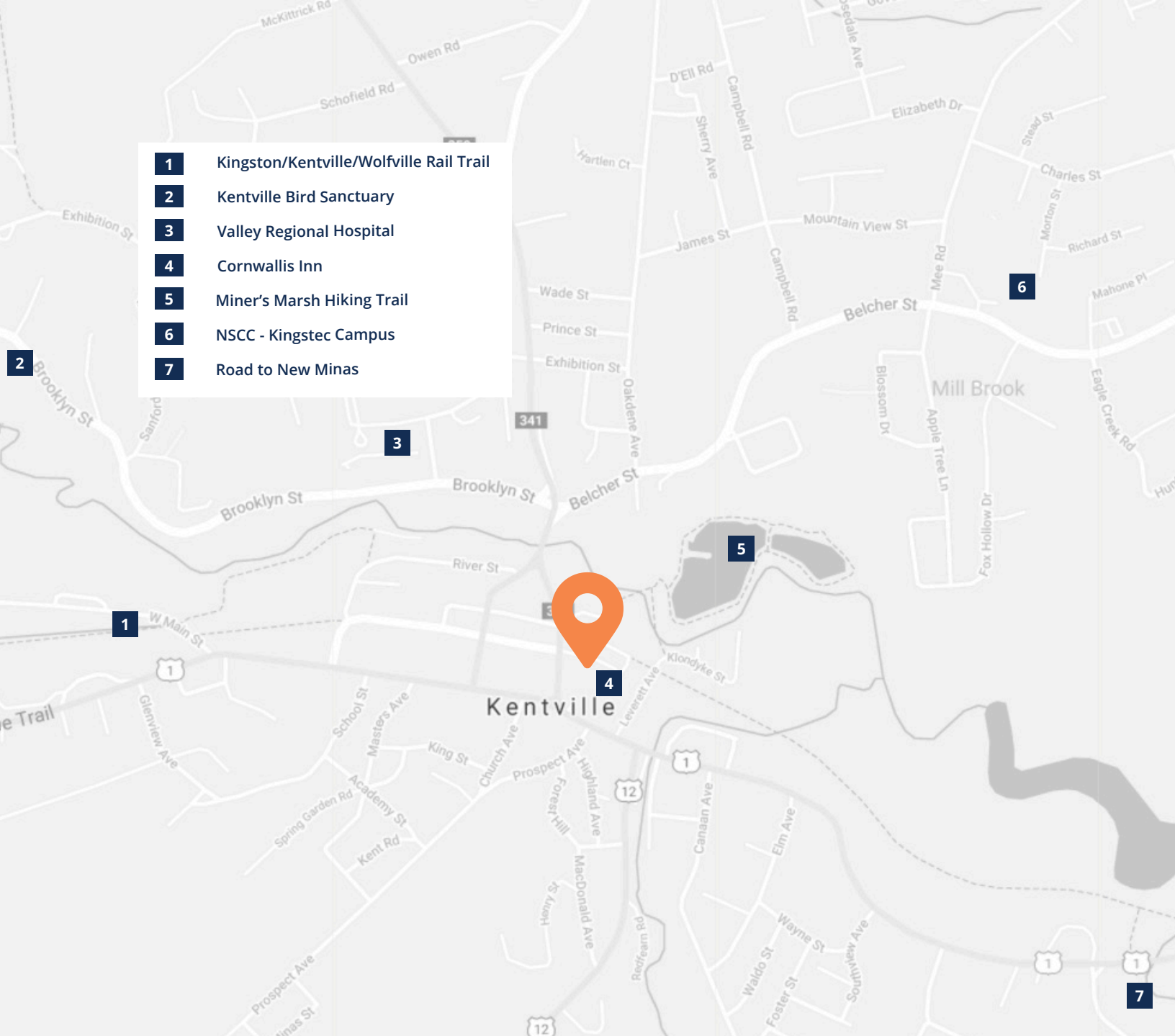
Partially finished basement

New roof installed in 2015








- 1 Kingston/Kentville/Wolfville Rail Trail
- 2 Kentville Bird Sanctuary
- 3 Valley Regional Hospital
- 4 Cornwallis Inn
- 5 Miner's Marsh Hiking Trail
- 6 NSCC - Kingstec Campus
- 7 Road to New Minas



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