



**SYNERCAPITAL**  
Investment Realty, Brokerage & Asset Management



**FOR SALE**

**48 Raglan Street  
South, Renfrew  
ON,**



**KWESI BOURNE, Broker**

Tel: (613) 860-3500 ext. 410

Fax: (613) 523-2931

Email: [kbourne@klbinvesting.ca](mailto:kbourne@klbinvesting.ca)

Website: [www.klbinvesting.ca](http://www.klbinvesting.ca)



# FOR SALE

This building is fit for all of what a franchise company or growing small business would need:

- **ASKING PRICE : \$675,000.00**
- 8,917.02 sqft of open space on the first level.
- 4,429 in the basement of open space.
- Clear height ceilings 12 feet.
- Three-phase Hydro system with 1400 amp service installed.
- Frate elevator to bring heavy loads up and down between floors.
- Large main street windows.
- Laundry with washer and dryer.
- Full kitchen in the basement.

The space has flexible commercial zoning allowing for many uses including an assembly hall, medical clinic, custom woodworking, restaurant, retail store, office, veterinarian clinic, tavern, financial institution, and much more



**ASKING PRICE**

**\$675,000.00**

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# LOCATION

The town of Renfrew, ON is a community with a deep history in Manufacturing, Tourism, and Athletics. Renfrew is a hardworking town within Renfrew County. The county includes other towns and cities such as Arnprior, ON Pembroke, Petawawa, and others. Collectively the county holds a population of over 88,000 people the town of Renfrew specifically is currently just under 9,000 people. The Town of Renfrew is also home to the Renfrew Victoria Hospital a fully accredited facility, offering, surgical, medical, and complex continuing care. Special in-patient services include a Special Care Unit, Palliative Care, and Pastoral Care.



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# MAIN FLOOR



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# MAIN FLOOR / ENTRANCE



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# BASEMENT / OPEN SPACE



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# ADDITIONAL PHOTOS



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# BASEMENT / KITCHEN / BATHROOM / LAUNDRY



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# FLOOR PLAN / ENTIRE BUILDING



GROSS INTERNAL AREA  
Below Ground: 909 sq. ft, FLOOR 2: 0 sq. ft, FLOOR 3: 206 sq. ft  
EXCLUDED AREAS: ROOM: 11184 sq. ft, ELECTRICAL ROOM: 65 sq. ft, HALL: 184 sq. ft,  
UNDEFINED: 73 sq. ft  
TOTAL: 1115 sq. ft

ALL IMAGES, DIMENSIONS, AND OTHER INFORMATION CONTAINED HEREIN ARE APPROXIMATE AND FOR ILLUSTRATIVE PURPOSES ONLY, AND SHALL NOT BE RELIED UPON BY ANY PARTY. NEXT DOOR PHOTOS MAKES NO REPRESENTATIONS OR WARRANTIES, AND DISCLAIMS ANY AND ALL LIABILITY ARISING FROM USE OF THIS INFORMATION. ALL INFORMATION HEREIN SHALL BE SUBJECT TO THE TERMS AND CONDITIONS FOUND AT NEXTDOORPHOTOS.COM/TC.

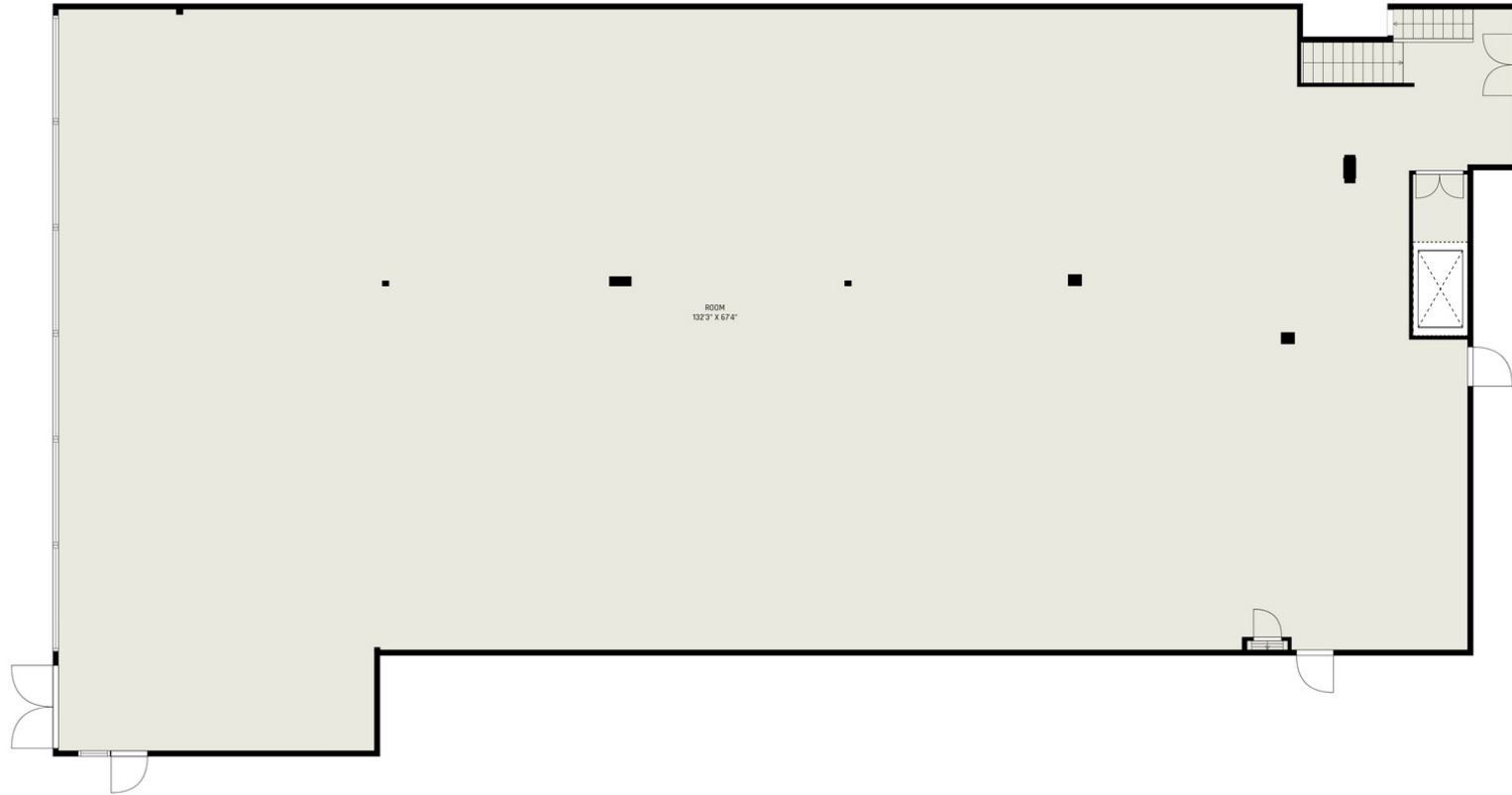
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# FLOOR PLAN / GROUND FLOOR



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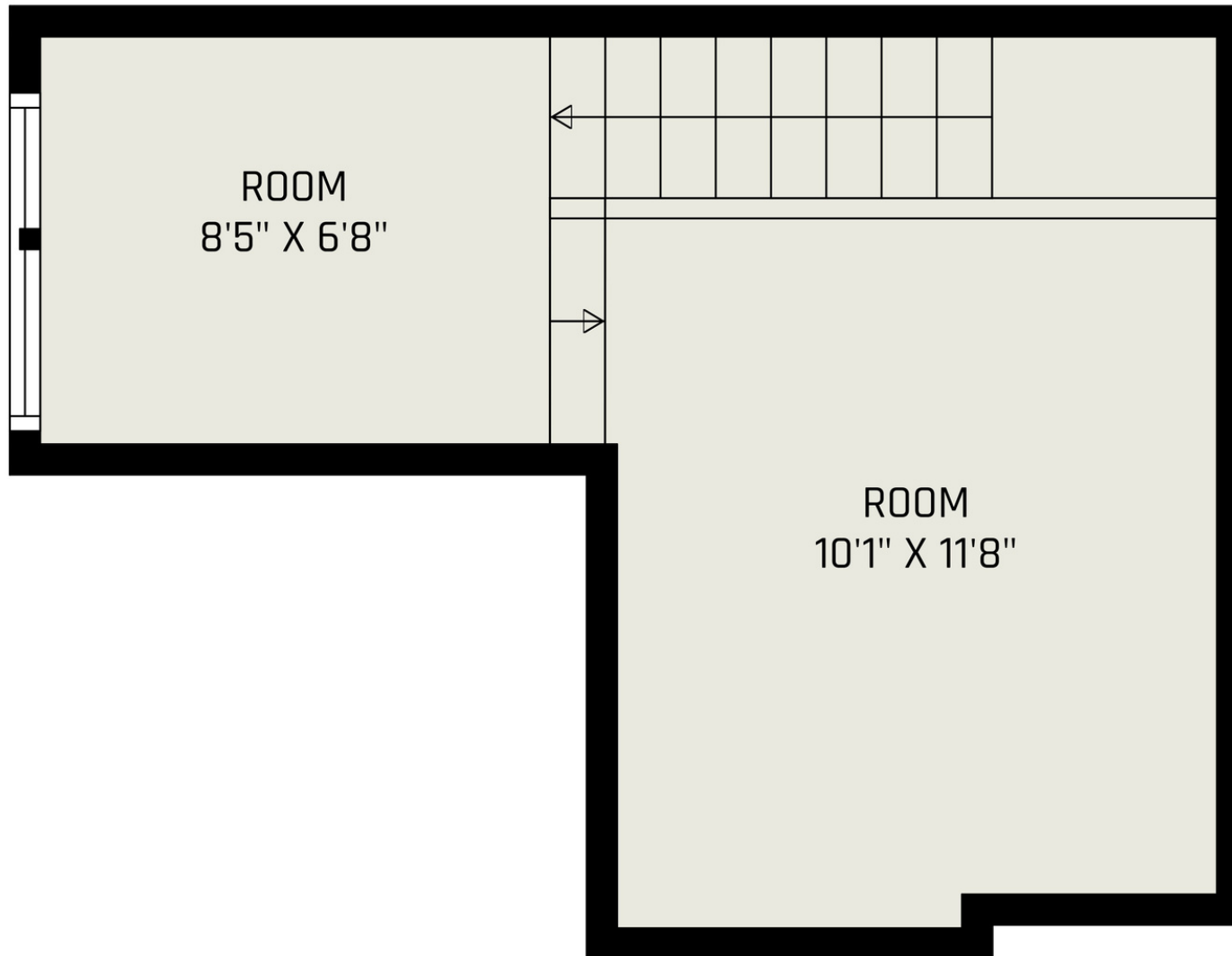
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# FLOOR PLAN / MEZANNINE



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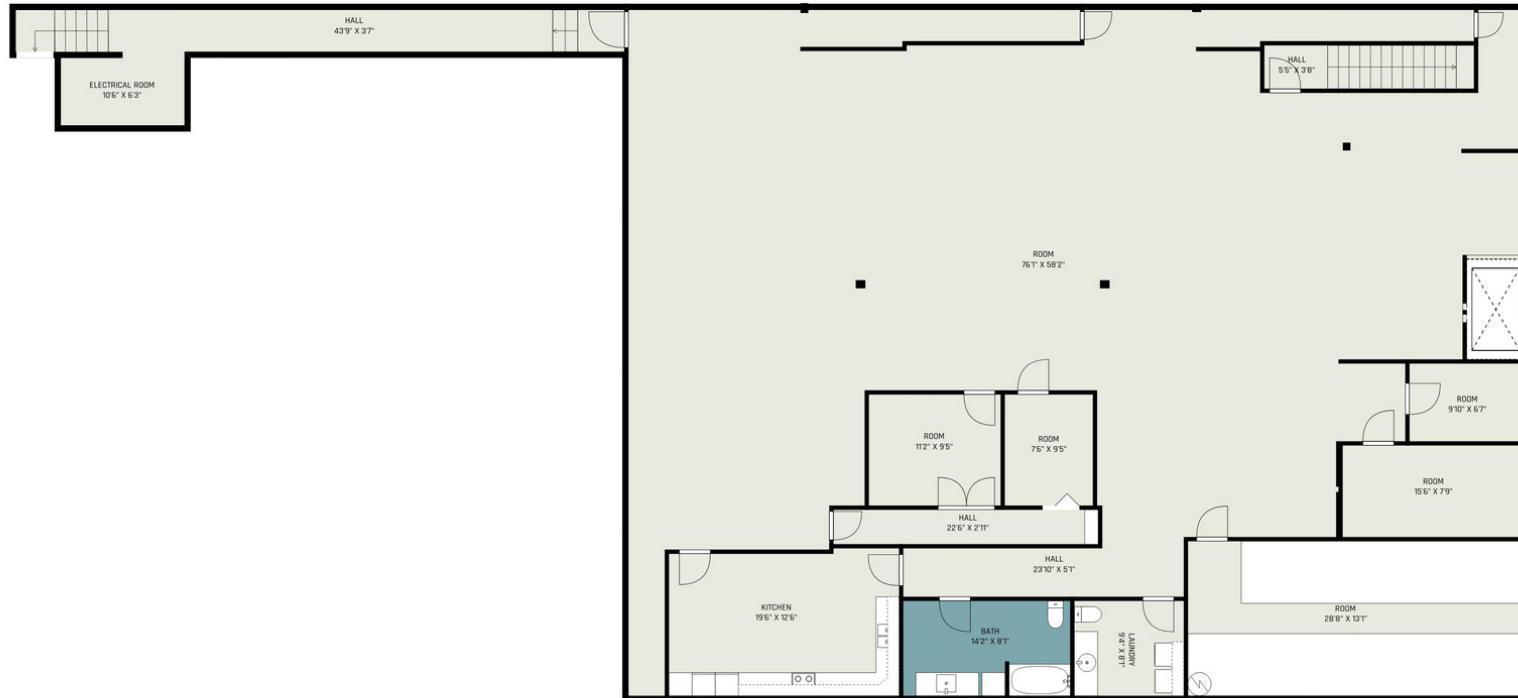
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# FLOOR PLAN / BASEMENT



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