

**\$7.30 Per Square Foot  
Base Rent**

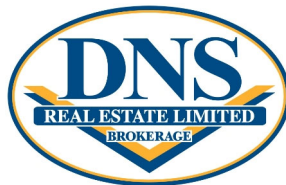
**159 KING ST. SUITE 203-B**

**MLS # 40240911**



**Approximately 480 SF bright office space in well maintained professional building. Directly across from King Street Parking Garage. Great location and ideal for individual looking to relocate out of home office. Within walking distance to city Bus Terminal and Peterborough Square Mall. Additional Rent Estimated at \$7.98/SF which includes Utilities. Wheelchair Accessible.**

- ◆ C-6 Zoning
- ◆ Wheelchair Accessible
- ◆ Monitored Alarm System



- ◆ Sprinkler System
- ◆ Forced Air Gas Heat
- ◆ Public Washrooms

**[dnsrealestate.ca](http://dnsrealestate.ca)**

**Dan Smith  
Sales Representative  
207 Simcoe Street  
Peterborough ON K9H 2H6**



**Phone: 705-749-1602  
Toll Free: 1-800-461-6419  
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Email: [dan@dnsrealestate.ca](mailto:dan@dnsrealestate.ca)**

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	<b>Square Feet</b>	<b>Rate</b>	<b>Yearly</b>	<b>Monthly</b>
<b>Base Rent</b>	<b>480</b>	<b>\$7.30</b>	<b>\$3,504.00</b>	<b>\$292.00</b>
<b>Additional Rent</b>	<b>480</b>	<b>\$7.98</b>	<b>\$3,830.40</b>	<b>\$319.20</b>
<b>Total</b>	<b>480</b>	<b>\$15.28</b>	<b>\$7,334.40</b>	<b>\$611.20</b>

$\$611.20 + \$79.46 \text{ (HST)} = \$690.66$

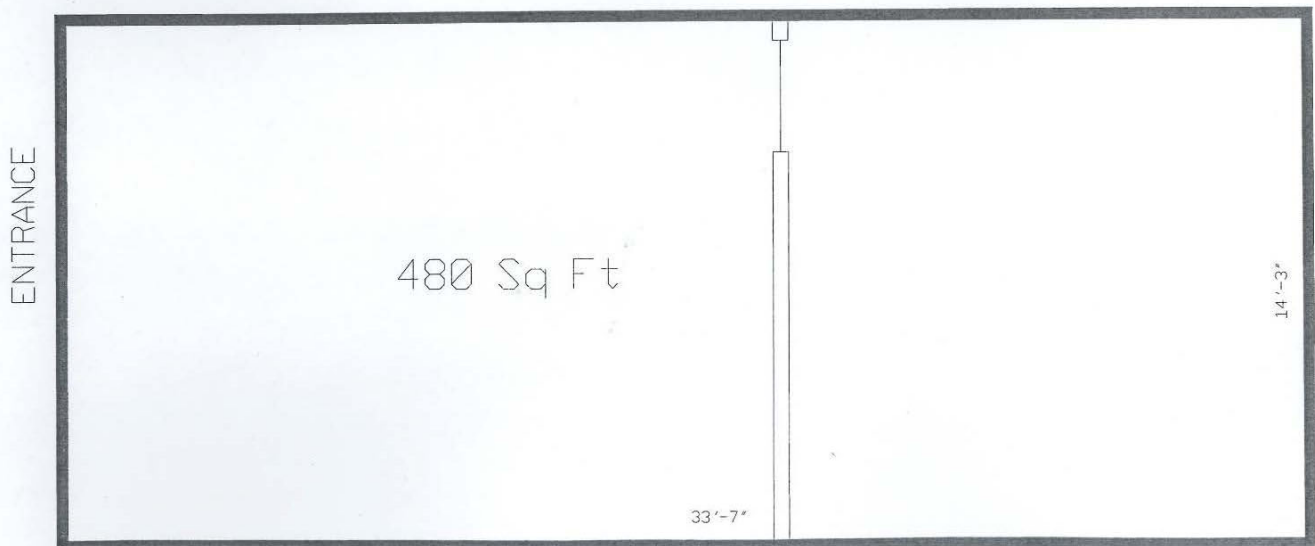
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GEORGE / KING CENTRE  
277 GEORGE ST. N. / 159 KING ST.  
2ND FLOOR SUITE 203-B



## COMMERCIAL DISTRICT 6 (C.6)

## PERMITTED USES

18.1 No person shall within any C.6 District use any land or erect, alter or use any building or part thereof for any purpose other than:

- (a) a retail establishment including a department store, convenience retail store, drug store or bakeshop but not including a purpose set forth in Section 16.1 (a) and 16.1 (l)
- (b) a rental establishment
- (c) a repair shop but not including a purpose set forth in Section 16.1 (n) and 16.1 (o)
- (d) a bank, financial institution or loan company
- (e) an office excluding a veterinary office
- (f) a clinic
- (g) a barber shop or beauty shop
- (h) a dry cleaning establishment - Class 2
- (i) a studio or craft workshop
- (j) a trade school
- (k) an art school, music school, dance school or fine arts school
- (l) a school
- (m) a library, museum or art gallery
- (n) a restaurant
- (o) a place of entertainment
- (p) a place of assembly
- (q) a gymnasium or health club
- (r) a club house or lodge hall
- (s) a church
- (t) a hotel
- (u) a taxi stand
- (v) a post office or sub-post office
- (w) a dressmaker or tailor shop
- (x) a parking lot or parking garage
- (y) a funeral parlour
- (z) a police station, jail or fire hall
- (aa) a hospital
- (ab) a nursing home (By-law 1986-163)
- (ac) a day nursery
- (ad) a boarding house
- (ae) a printing shop or publishing house
- (af) a transportation terminal
- (ag) a communication terminal
- (ah) a dwelling unit
- (ai) a place of amusement
- (aj) a home for the aged (By-law 1986-163)

