



1.89 ACRES

*Approximate Boundary Lines*

# BRUNSWICK

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BROKERS  
COMMERCIAL REAL ESTATE

**High-Profile, Multifamily Development Land  
in Historical Summerside**

## FOR SALE

### 354-358 WATER STREET

Summerside | PEI



# 354-358 Water Street | Summerside, PEI



First established as a town in 1877 and then incorporated as a city in 1955, Summerside is home to many beautiful heritage buildings and a close-knit community of dedicated, locally-supportive residents. The downtown core hosts both old and new establishments, countless friendly faces and picturesque ocean views from its location on the Northumberland Strait (Source: Downtown Summerside)

## Property Highlights

This purchase opportunity represents just under two (2) acres of high-profile land in Summerside, Prince Edward Island.

Strategically situated on the shores of Summerside's Harbour, this ideal multi-residential development land is in close proximity to all downtown amenities and Holland College's Summerside Waterfront Campus.

The property is well-shaped to allow for great views and green space, nestled between the water and the Confederation Trail.

Be a part of Summerside's revitalization! Call the listing agent today for more details.

SALE PRICE  
**\$750,000**

LOT SIZE  
**1.89 acres**

<b>LISTING ID</b>	20112
<b>PIDs</b>	300020 & 300012
<b>ZONING</b>	Downtown District 3
<b>ASSESSED VALUE (2019)</b>	\$89,200
<b>PROPERTY TAXES (2019)</b>	\$1,998

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**Paul Moore**  
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12 Smythe St, Suite 104  
Saint John, NB  
E2L 5G5

# 354-358 Water Street | Summerside, PEI



PROVINCE OF PEI DEPARTMENT OF  
PROVINCIAL TREASURY  
GEOMATICS INFORMATION CENTRE  
11 KENT ST. CHARLOTTETOWN  
PEI C1A 7N8  
PHONE: 902-368-5167  
FAX: 902-368-5255  
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GRAPHICAL REPRESENTATION. IT IS NOT  
INTENDED TO BE USED TO CALCULATE  
EXACT DIMENSIONS OR AREAS.  
SCALE: 1:2003  
DATE: Jul 22, 2008  
TIME: 04:28:29 PM  
ACREAGE: 1.58  
WORK UNIT: 7826

**354-358 Water St,  
Summerside, PE**

**PID 300012**



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EXACT DIMENSIONS OR AREAS.  
SCALE: 1:2002  
DATE: Jul 22, 2008  
TIME: 04:29:17 PM  
ACREAGE: 0.31  
WORK UNIT: 7826

**354-358 Water St,  
Summerside, PE**

**PID 300020**



## Downtown District 3 – Permitted Uses

### **Various Commercial Uses Including:**

- Retail
- Day care
- Restaurant
- Microbrewery
- Bar

### **Residential Uses Including:**

- Apartment building
- Multi-use commercial / residential building
- Nursing home

### **Institutional Uses Including:**

- Community centre
- College / university § Place of worship
- Library
- Museum Industrial Uses

### **Including:**

- Light industrial
- Wharf
- Boat loading / unloading facility

### **Other Uses Including:**

- Park

*\*Interested parties should consult the City of Summerside for a complete list of permitted uses under Zone 'Downtown District 3'*



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