GORDONS
REAL ESTATE BROKERAGE

For many people, buying or selling a home is part of something bigger. A move to retirement living. A downsizing decision. The settlement of a family estate.

When life changes, there can be a lot to manage. You don't need to know every step. **Just the first one.**

At Gordons Real Estate Brokerage, we help families, estate trustees, and professionals navigate life's major transitions with confidence. From real estate services to downsizing and estate settlement support, everything works together under one roof.

Since 1958, we've been the trusted partner people turn to when the details feel overwhelming. Our experienced realtors, project managers, downsizing specialists, and appraisers work together to ensure every project is managed professionally, efficiently, and with care.

Thank you for your interest in this property. If you have any questions, our team would be pleased to help.

Learn more at **gogordons.com**

UNDER ONE ROOF.

PROPERTY INFORMATION

A rare opportunity to own a historic limestone farmhouse on approximately 3.5 acres just north of Highway 401. Offering country living within the City of Kingston, this unique property includes a substantial limestone home, a previously severed vacant lot, and a collection of older barns, workshops, sheds, and outbuildings.

Centrally located with a short commute to CFB Kingston, Queen's University, Kingston General Hospital, and Hotel Dieu Hospital, this property combines privacy, space, and convenience in a highly desirable location.

Built in the 1840s, this timeless country home stands as a testament to the craftsmanship and durability of a bygone era. Rich in character but requiring renovation, the residence features many original details, and a wood-burning fireplace. The flexible layout offers three bedrooms, two bathrooms, and significant potential for those looking to restore, renovate, or reimagine the space.

Set on a gentle rise and surrounded by gardens and open green space, the property offers endless possibilities for the visionary buyer. The inclusion of the previously severed vacant lot adds tremendous value and flexibility, while the numerous outbuildings provide ample space for hobby farming, workshops, storage, or a variety of agricultural and recreational uses.

Whether your dream is a country estate, restoration project, hobby farm, or rural retreat, this unique offering provides an exceptional beginning to bring your vision to life. Properties offering this combination of acreage, historic character, extensive outbuildings, and a previously severed lot are increasingly difficult to find.

PROPERTY DETAILS

ADDRESS: 1000 Unity Road, Kingston ON K0H 1S0 & Vacant Lot
TYPE: Rural Single Family Home
LEGAL DESCRIPTION: See Schedule B

SQ. FT:	2,600 Sq ft
BEDROOMS:	3 Upper floor
BATHS:	2; 1 3-piece main floor, 1 3-piece second floor
BASEMENT:	Natural
AGE:	186 years – Built in 1840 (MPAC)
ELECTRICAL:	200 AMP breaker
ROOF:	Asphalt Shingles
FOUNDATION:	Stone
FLOORS:	Carpet/Laminate
EXTERIOR:	Stone, Vinyl
INTERIOR:	Plaster/Drywall
PARKING:	Circular driveway, multiple parking spaces
GARAGE:	Attached no inside entry – 1 Car
LOT SIZE:	Total size of both House and approx. vacant lot is 3.534 Acres
ZONING:	Residential

PROPERTY DETAILS *continued*

TAXES:	House and vacant Lot $7,451.64 (2026)
ROLL #:	101108027026500 & 101108027026500
PIN #:	362940369 & 362940369
HEATING:	Boiler Oil
COOLING:	None
RENTALS:	HWT if rented
WATER:	Dug well. Note there are two additional wells in unknown condition.
WASTE:	Septic
HOME INSPECTION:	Full version at: www.gogordons.com
LOT DESCRIPTION:	Quiet country living, mature trees, private, meadow.
INCLUSIONS:	None Known
FIXTURES EXCLUDED:	None Known
SUGGESTED DEPOSIT:	$20,000
SUGGESTED CLOSING:	Immediate

Visit **gogordons.com** for:

- Full Home Inspection Report
- Full Zoning Provisions
- Total Property Video
- Schedule B
- Floor Plans
- Virtual Tour

One team.
Every detail.



FOR DOWNSIZERS.
ESTATE TRUSTEES.
POWERS OF ATTORNEY.
UNDER ONE ROOF.®

GORDONS®
REAL ESTATE BROKERAGE

1-800-267-2206 gogordons.com