

Net Lease
UNIT 102 — 300 RICHMOND ROAD, OTTAWA, ON



UNIT SPECIFICATIONS

Availability Date: Immediately

Unit Type: Retail

Sqftage: 990.70 sq.ft.

Estimated Op Costs: \$9.19 sq.ft.

Estimated Realty Taxes: \$6.51 sq.ft

Utilities: Proshare Water, Hydro and Gas
at additional cost

Electrical: 200 Amp

HVAC: Central HVAC

Ceiling Height: 12 ft.

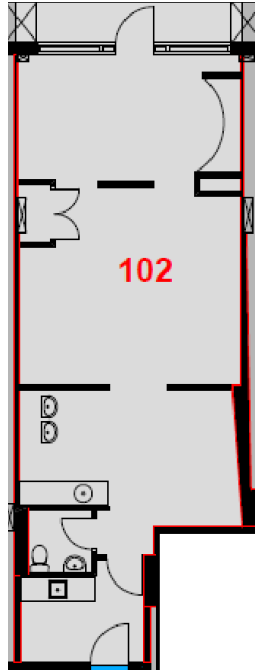
Washrooms: Unisex Unit Insuite

Signage: Sign Box Signage

Parking: Onsite parking at additional cost

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UNIT FLOORPLAN



UNIT PHOTOS



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ADDITIONAL PHOTO



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BUILDING HIGHLIGHTS

Building Area: 32,840 sq.ft.
Zoning: Commercial - TM H(16)

Other Tenants:

- Blackiron Agency Inc.
- HDR Architecture
- Pietro's Corner
- The Sofa Bed Store
- Westboro Closet Candy

Features and Amenities:

- In the heart of Westboro
- Unsurpassed Commercial Street Exposure
- Interior On-site Parking at additional cost
- Easy access to public transit
- Close to Downtown
- Surrounded by Current & Future Residential Condos
- Surrounded by an array of restaurants, shops and cafes

Estimated Operating Costs: \$15.70/sq.ft. (2019)

Operating Costs Include:

- Window Cleaning
- Realty Taxes
- Building Common Area Cleaning
- Building General Repairs
- Quarterly HVAC Maintenance
- Building Insurance
- Snow Removal
- Waste Removal & Recycling

BUILDING LOCATION

