

FOR LEASE: Dental Space

222 Daly Avenue, Ottawa



DESCRIPTION:

- ✓ Dental Centre space located in the densely populated Sandy Hill neighbourhood of downtown Ottawa, between Nelson Street and Friel Street.
- ✓ Close proximity to Rideau Centre, Byward Market, Parliament Hill, Ottawa University, National Arts Centre, National Gallery, LRT Rideau Station, Hwy 417 and bridge to Quebec.
- ✓ Ottawa's downtown area is currently benefitting from a large growth in residential condos and apartments in the immediate vicinity.

SPACE AVAILABLE:

- ✓ Approximately 1,700 square feet rentable.

RENTAL RATE:

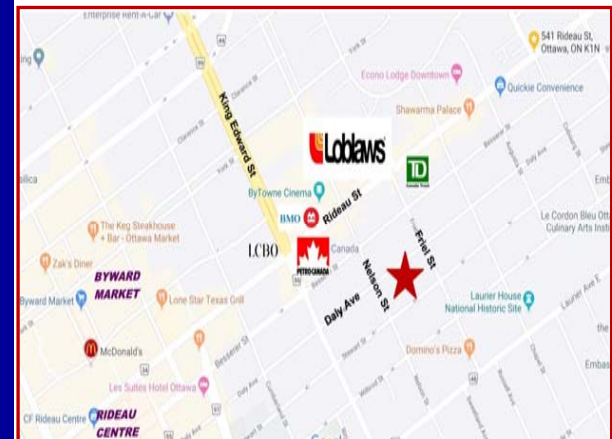
- ✓ \$30.00 per square foot per annum net.

OPERATING COSTS:

- ✓ \$12.09 per square foot [CAM (\$3.12) and Realty Tax (\$8.97)] (estimate).

SIGNAGE, ACCESS & PARKING:

- ✓ Prominent front signage available.
- ✓ Excellent access by car, bike or public transportation.
- ✓ Street parking and on-site parking.



For more information please contact:

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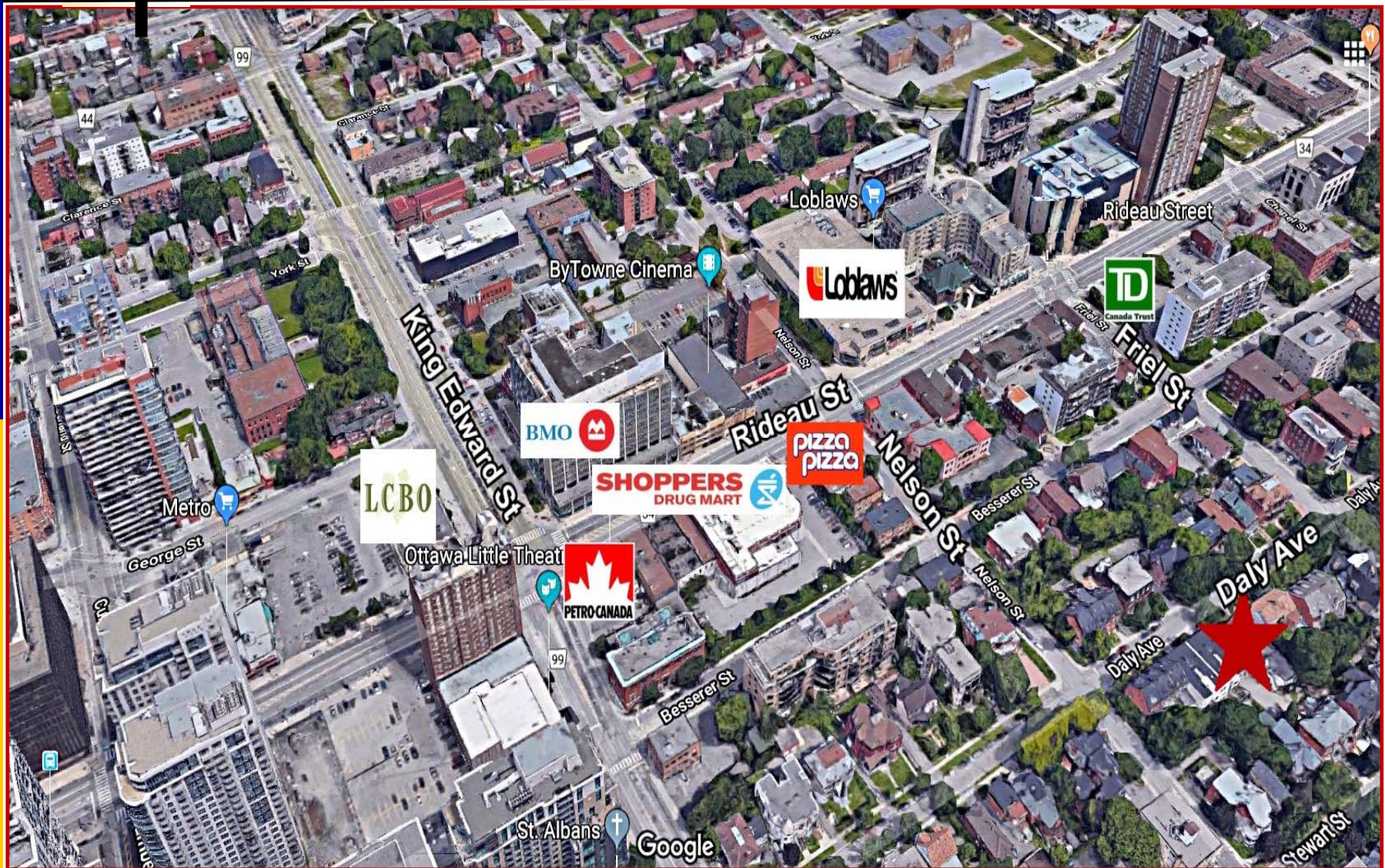
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