

FOR LEASE - Retail Space

420 Hazeldean Road, Kanata, ON



DESCRIPTION:

- ✓ Van Leeuwen Centre is an established neighbourhood shopping centre located on the southwest corner of Hazeldean Road and Carbrooke Street, just east of Eagleson Road. Adjacent to Hazeldean Mall. Busy, well maintained plaza in the heart of Kanata's retail district. High vehicular traffic count along both roads. Good storefront signage available. Ample parking.
- ✓ This mall services the affluent and rapidly expanding community of Kanata in the City of Ottawa. Join Shoppers Drug Mart, Bank of Montreal (BMO), Alexanian Carpet & Flooring, Pizza Pizza, and Busters Bar & Grill.

SPACE AVAILABLE:

- ✓ **FULLY LEASED!**

NET RENTAL RATE:

- ✓ \$25.00 per square foot per annum net.

OPERATING COSTS:

- ✓ \$11.67 per square foot per annum. (CAM \$4.37 p.s.f.; Realty Taxes \$7.30 p.s.f.) estimate.
- ✓ Premises Utilities billed directly to the Tenant account.

SIGNAGE & PARKING:

- ✓ Good storefront signage available. Ample parking.

Van Leeuwen Centre



For more information please contact:

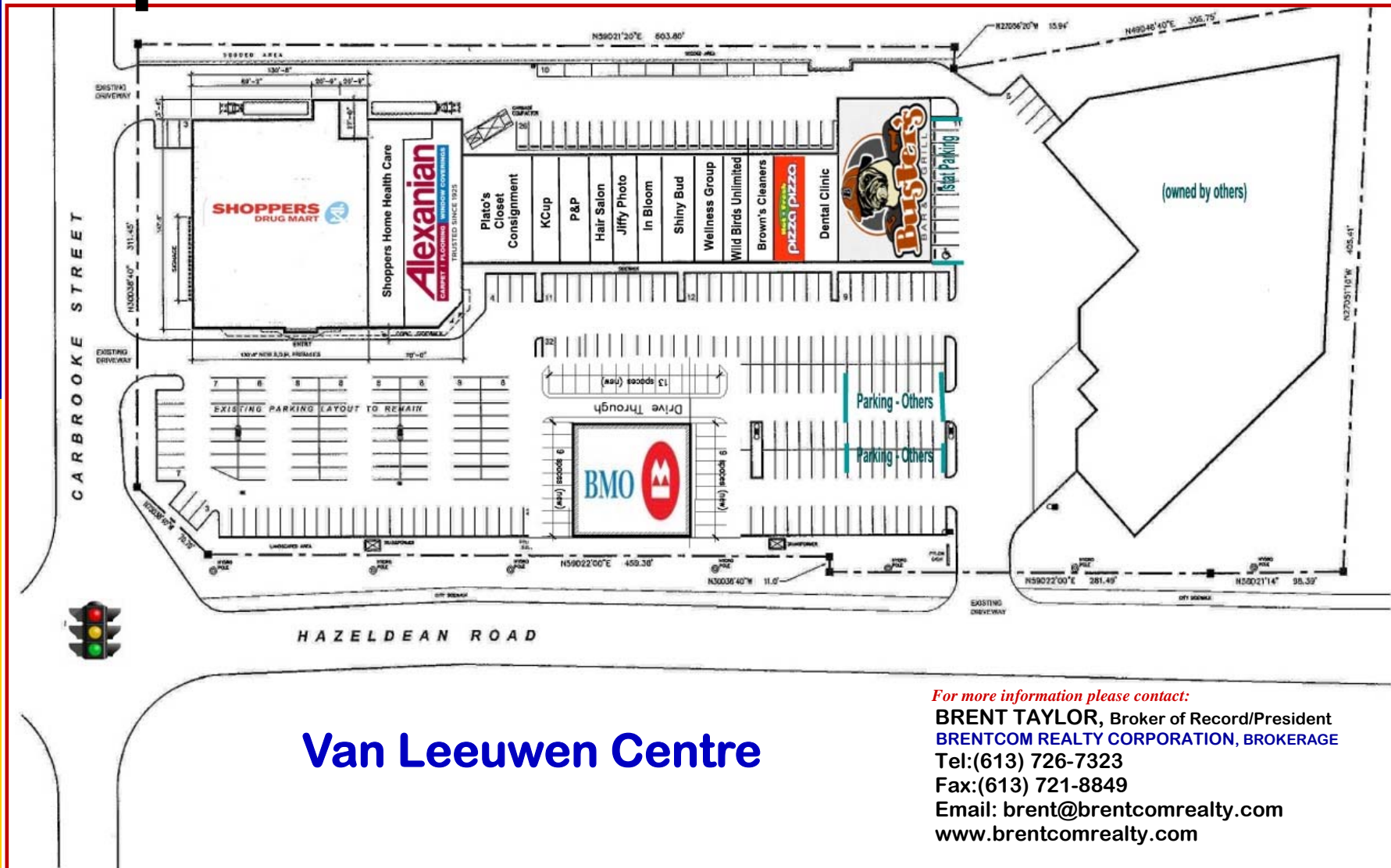
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