

FOR LEASE - **Retail Space**

350 Viewmount Drive, Ottawa, ON



DESCRIPTION:

- ✓ **Viewmount Plaza** is an established neighbourhood plaza with a captive residential audience in Fisher Glen/ Parkwood Hills/Borden Farm, in Ottawa West. Close to close to schools, parklands, shopping and major bus routes.
- ✓ Join Dentist and Chess Pizza in busy, well maintained plaza.

SPACE AVAILABLE:

- ✓ Unit 1 - 1,996 square feet rentable.
- ✓ Unit 2/3/4 - 1,500 square feet rentable.
- ✓ Unit 7/8/9 - 2,034 square feet rentable.

NET RENTAL RATE:

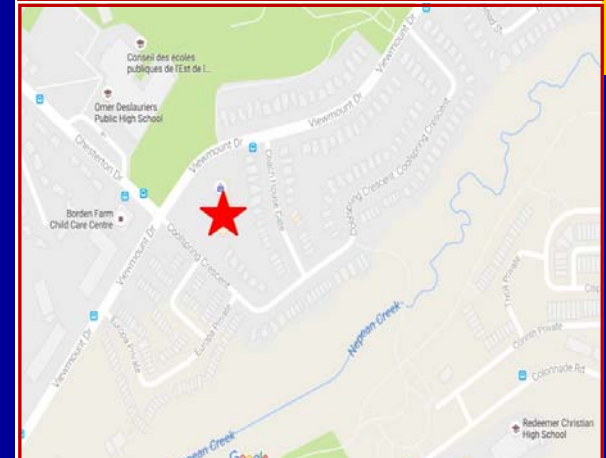
- ✓ \$ 20.00 per square foot net per annum.

OPERATING COSTS:

- ✓ \$ 16.13 per square foot (estimate) (CAM:\$9.95 and Realty Taxes: \$6.18).

SIGNAGE, PARKING, ACCESS:

- ✓ Excellent storefront signage available. Ample parking. Good access and Egress.



For more information please contact:

BRENT TAYLOR, Broker of Record/President
BRENTCOM REALTY CORPORATION, BROKERAGE
Tel: (613) 726-7323 Fax: (613) 721-8849
Email: brent@brentcomrealty.com

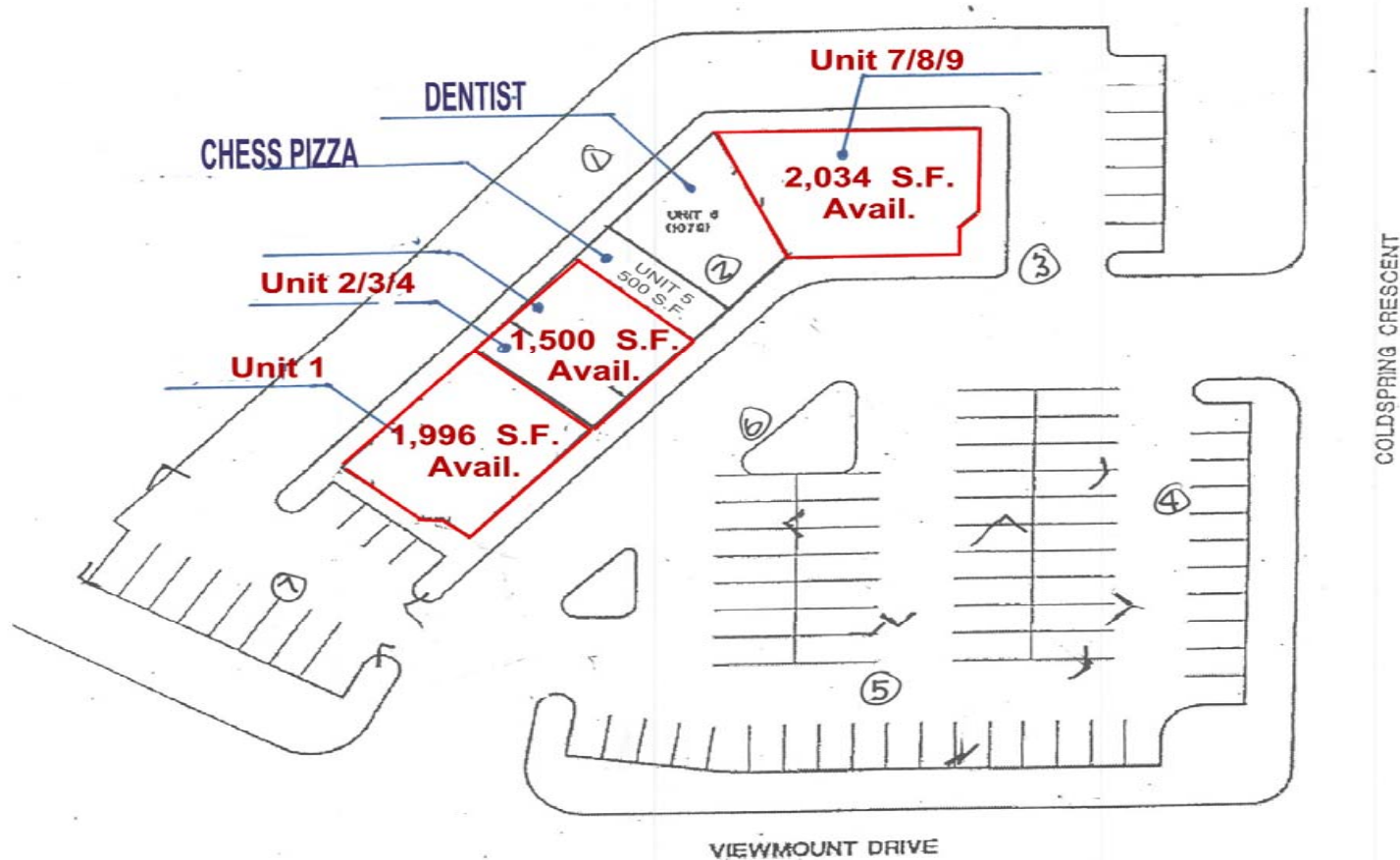
The information as herewith enclosed has been obtained from sources we believe to be reliable, but we make no representation or warranties, express or implied, as to the accuracy of the information. All references to age, square footage, income, expenses, data and other information contained herein are approximate and subject to change. Prospective purchasers or tenants shall not construe the information as legal or tax advice. Buyers or tenants should conduct their own independent investigations and rely only on those results. All properties subject to change or withdrawal without notice. E. & O. E.

FOR LEASE - Retail Space

350 Viewmount Drive, Ottawa, ON



SITE PLAN



The information as herewith enclosed has been obtained from sources we believe to be reliable, but we make no representation or warranties, express or implied, as to the accuracy of the information. All references to age, square footage, income, expenses, data and other information contained herein are approximate and subject to change. Prospective purchasers or tenants shall not construe the information as legal or tax advice. Buyers or tenants should conduct their own independent investigations and rely only on those results. All properties subject to change or withdrawal without notice. E. & O. E.