

700 HUNT CLUB ROAD OTTAWA, ON



RETAIL/OFFICE CONDOMINIUM OPPORTUNITY

FOR SALE/LEASE 700 HUNT CLUB ROAD OTTAWA, ON

For further details, please contact:

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*Sales Representative

PROPERTY HIGHLIGHTS

- Rare opportunity to own a newly built retail/office condo unit in high demand area in Ottawa south
- Units are available for sale or for lease and range in size from 550 SF and up
- The property will also feature a newly built Lonestar Restaurant as well as A & W free standing pad located on site
- The location benefits from excellent proximity to the Airport Parkway, South Keys Shopping Centre and Riverside Drive
- High exposure along Hunt Club Road
- Estimated occupancy date April 2014
- Condo fees are estimated to be \$1.80 per SF
- General Mixed-Use (GM) Zoning permits a wide variety of potential uses





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Unit/Suite #	Square Footage	Min. Divisible	Sale Price (psf)
Unit 101	1,825 SF	912 SF	\$350.00 (psf)
Unit 102	1,851 SF	925 SF	\$350.00 (psf)
Unit 103	1,057 SF	-	\$350.00 (psf)
Unit 104	1,940 SF	970 SF	\$350.00 (psf)
Unit 105	1,837 SF	918 SF	\$350.00 (psf)
Unit 106	1,851 SF	925 SF	\$350.00 (psf)
Unit 107	1,837 SF	918 SF	\$350.00 (psf)
Unit 108	1,851 SF	925 SF	\$350.00 (psf)
Unit 109	1,837 SF	918 SF	\$350.00 (psf)
Unit 110	1,851 SF	925 SF	\$350.00 (psf)
Suite 201	559 SF	-	\$300.00 (psf)
Suite 202	588 SF	-	\$300.00 (psf)
Suite 203	603 SF	-	\$300.00 (psf)
Suite 204	550 SF	-	\$300.00 (psf)
Suite 205	675 SF	-	\$300.00 (psf)
Suite 206	669 SF	-	\$300.00 (psf)
Suite 207	651 SF	-	\$300.00 (psf)
Suite 208	564 SF	-	\$300.00 (psf)

- ★** 700 Hunt Club Road
- ②** Ottawa Hunt and Golf Club
- ⑥** The Holiday Inn
- ①** Hunt Club Market Place; Moxie's, Harvey's, Second Cup, TD Canada Trust, Petro Canada, T&T Supermarkets
- ③** Tim Hortons
- ⑦** Ottawa MacDonald Cartier Airport
- ④** The Keg Steakhouse
- ⑧** Ernst & Young Centre
- ⑤** Shopper's Drug Mart
- ⑨** Hilton Garden Inn

CBRE Limited | 333 Preston Street, 7th Floor | Ottawa, Ontario | T 613 788 2708 | F 613 782 2296 | www.cbre.ca

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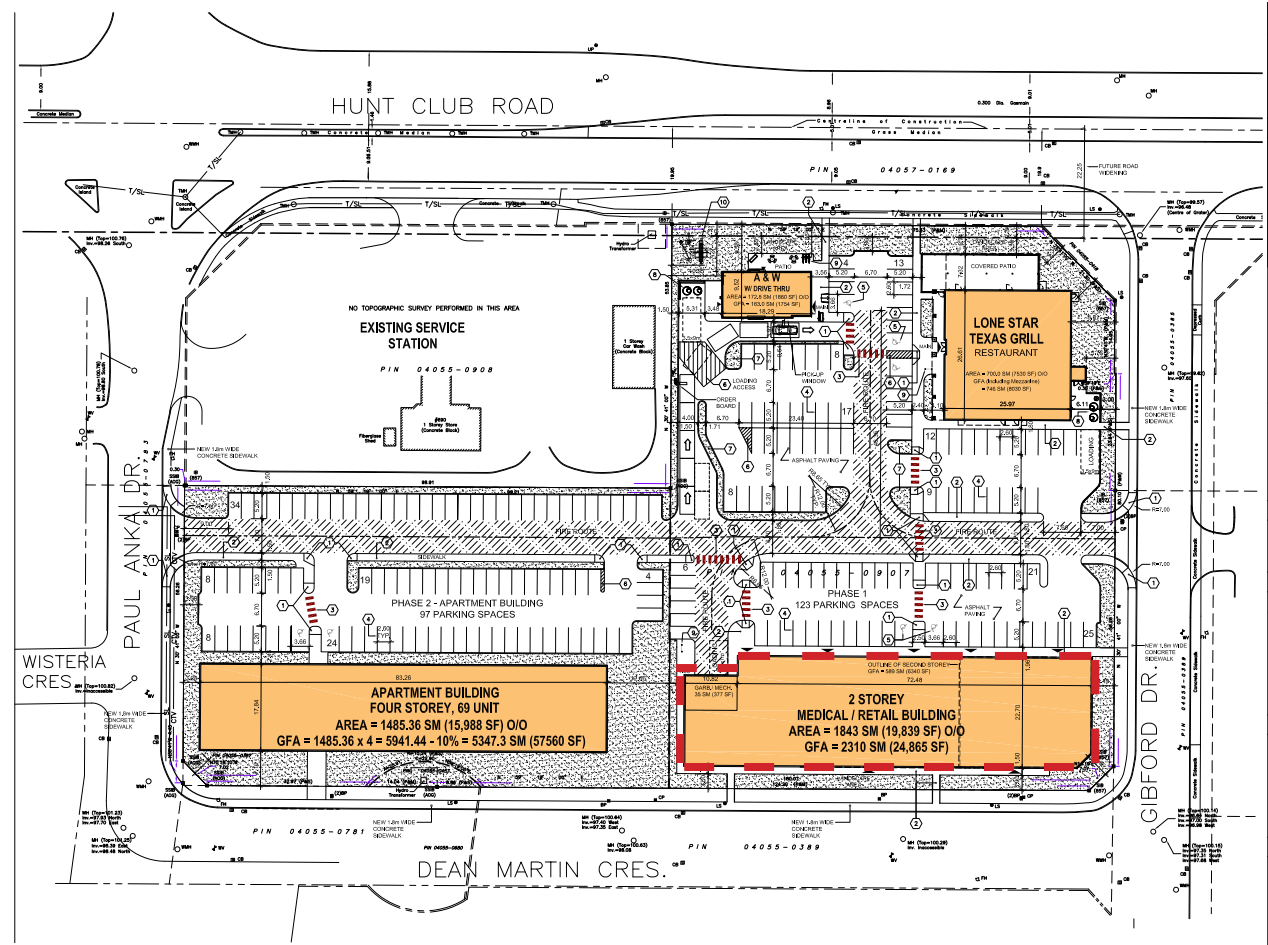


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SITE PLAN

Permitted Uses:

- retail store
- bank
- pharmacy
- medical facility
- office
- retail food store
- recreational and athletic facility
- technology industry
- training centre
- catering establishment
- convenience store
- municipal service centre
- animal care centre



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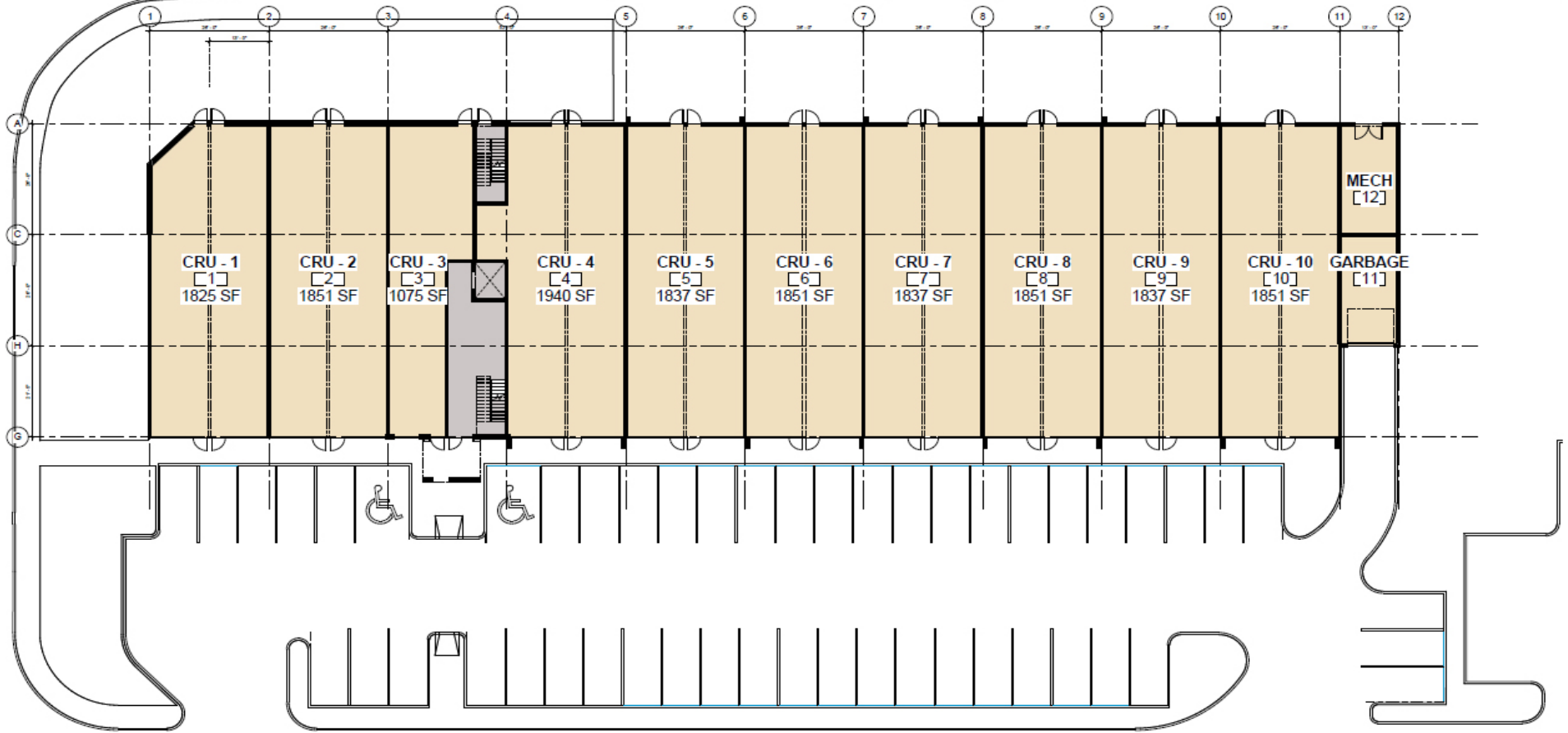
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GROUND FLOOR



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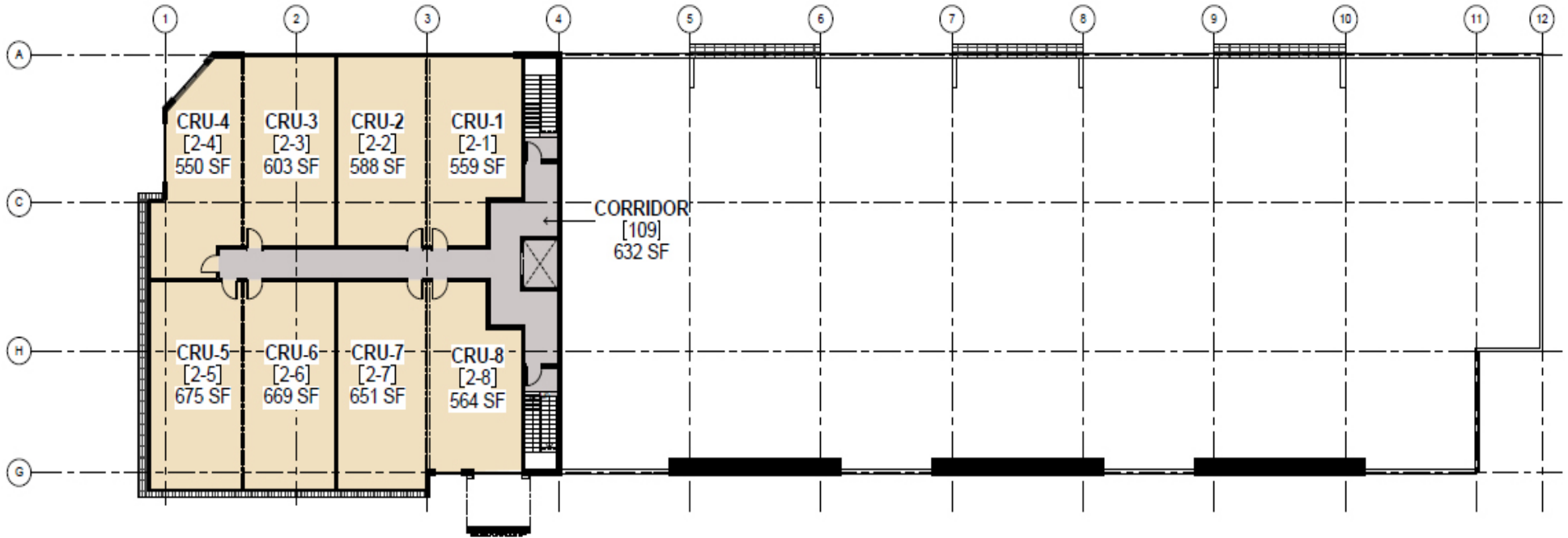
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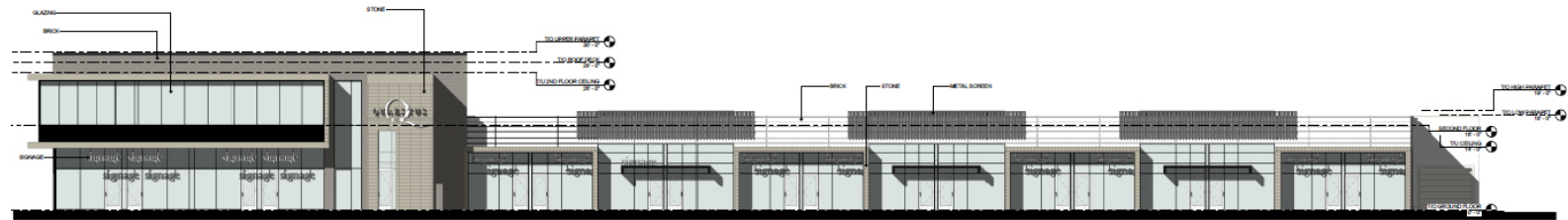


FOR SALE/LEASE
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SECOND FLOOR



ELEVATION



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