

Integrity. Dedication. Professionalism.  
RETAIL SPACE FOR LEASE

555 March Road, Ottawa



**Price:** \$15.00/sf  
**OPC:** \$12.00/sf

**18,000 sf**

Immediately Available

- Ceiling Height: 10' clear
- Zoning: GM[2907] S484-h

CONTACT:  
**613-759-8383**  
leasing@districtrealty.com

**Darren Clare**  
Director, Leasing & Investment Sales  
Sales Representative

Highly visible retail building on busy March Road in Kanata. Currently fit for an athletic centre with showers and lockers. Suitable for a wide variety of uses. Plenty of natural light and a parking lot on-site with about 120 spaces.

Located in the Kanata tech hub, close to the intersection of Terry Fox Drive. High traffic retail node surrounded by large commercial offices and retail plazas featuring national brands.

There is a daytime population of approx. 24,915 within a 2 km radius. High traffic area with approx 21,785 cars passing daily.\*

Quick access to and from HWY 417. Bus stops nearby.

\* open.ottawa.ca Transportation Midblock Volume 2023



1 555 March Road, Ottawa

District Realty Corporation Brokerage  
districtrealty.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 square footage and other information contained herein are approximate and subject to change. Prospective Purchasers/Tenants shall not construe the information as legal advice. All properties are subject to change or withdrawal without notice.



FURNITURE & EQUIPMENT NOT AVAILABLE



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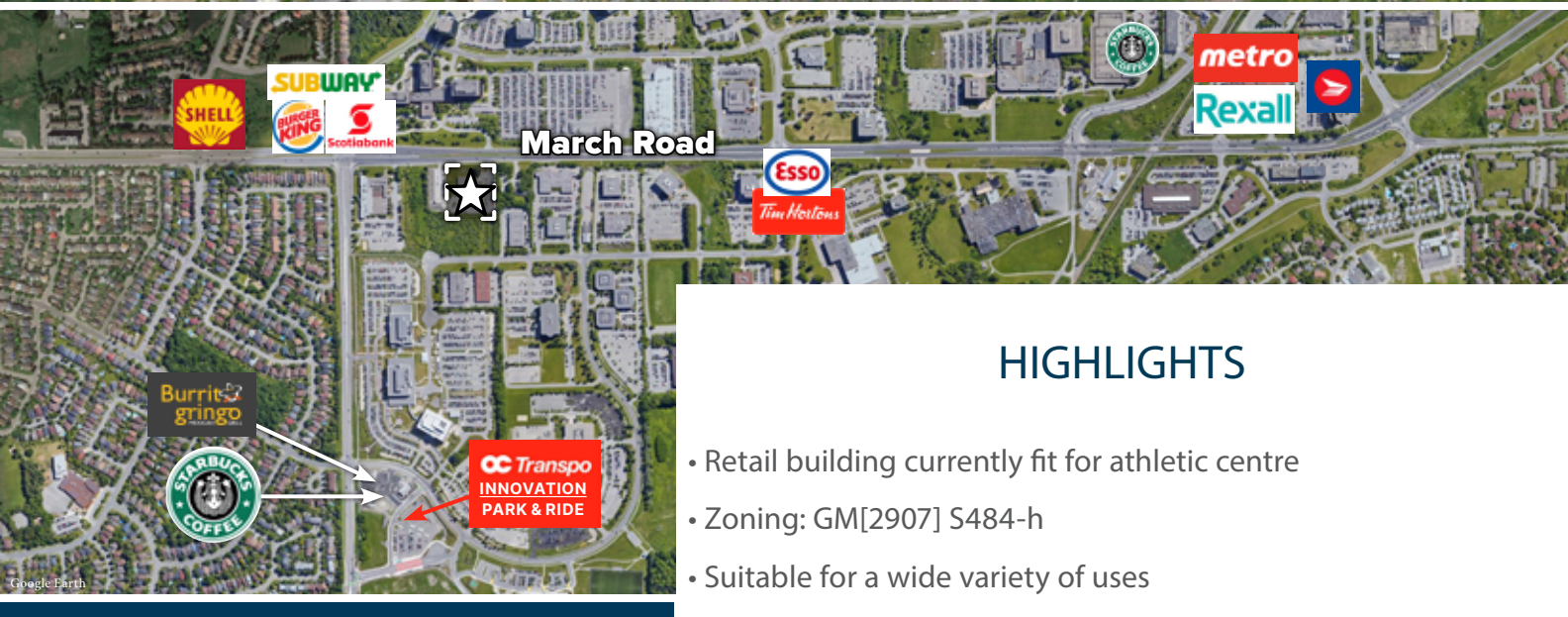


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## HIGHLIGHTS

- Retail building currently fit for athletic centre
- Zoning: GM[2907] S484-h
- Suitable for a wide variety of uses
- Highly visible site with building and pylon signage
- 120 parking spaces on-site
- Grade loading door
- Bus stops nearby, and short walk to Innovation Station
- Located in the Kanata tech hub
- Retail node with national brands driving traffic to the area

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3

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