

**917 RICHMOND RD.**

OTTAWA, ON K2A 0G8

# RETAIL FOR LEASE

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# EXECUTIVE SUMMARY

917 RICHMOND ROAD  
OTTAWA, ON K2A 0G8



## OFFERING SUMMARY

|                        |                     |
|------------------------|---------------------|
| <b>AVAILABLE SF:</b>   | 1,476 SF            |
| <b>LEASE RATE:</b>     | \$45.00 SF/yr (NNN) |
| <b>INSURANCE:</b>      | \$4,465.80 (2026)   |
| <b>PROPERTY TAXES:</b> | \$21,449.84 (2026)  |
| <b>UTILITIES:</b>      | Extra               |

## PROPERTY OVERVIEW

Excellent opportunity to lease an established restaurant space at 917 Richmond Road. This approximately 1,476 SF premises offers an existing restaurant configuration with key back-of-house infrastructure already in place, providing an incoming operator with an excellent foundation to customize and launch their concept.

The space features a walk-in cooler, dedicated dry storage, separate customer and staff washrooms, rear shipping access, and on-site parking. The existing restaurant layout and service infrastructure can significantly reduce the work required compared with converting a conventional retail space to restaurant use.

## PROPERTY HIGHLIGHTS

- Turnkey restaurant space available for lease
- Existing walk-in cooler
- Ample onsite parking
- Zoned MSI[2497] H(30) (March 2026) for a broad range of commercial uses
- Available March 1<sup>st</sup>, 2027

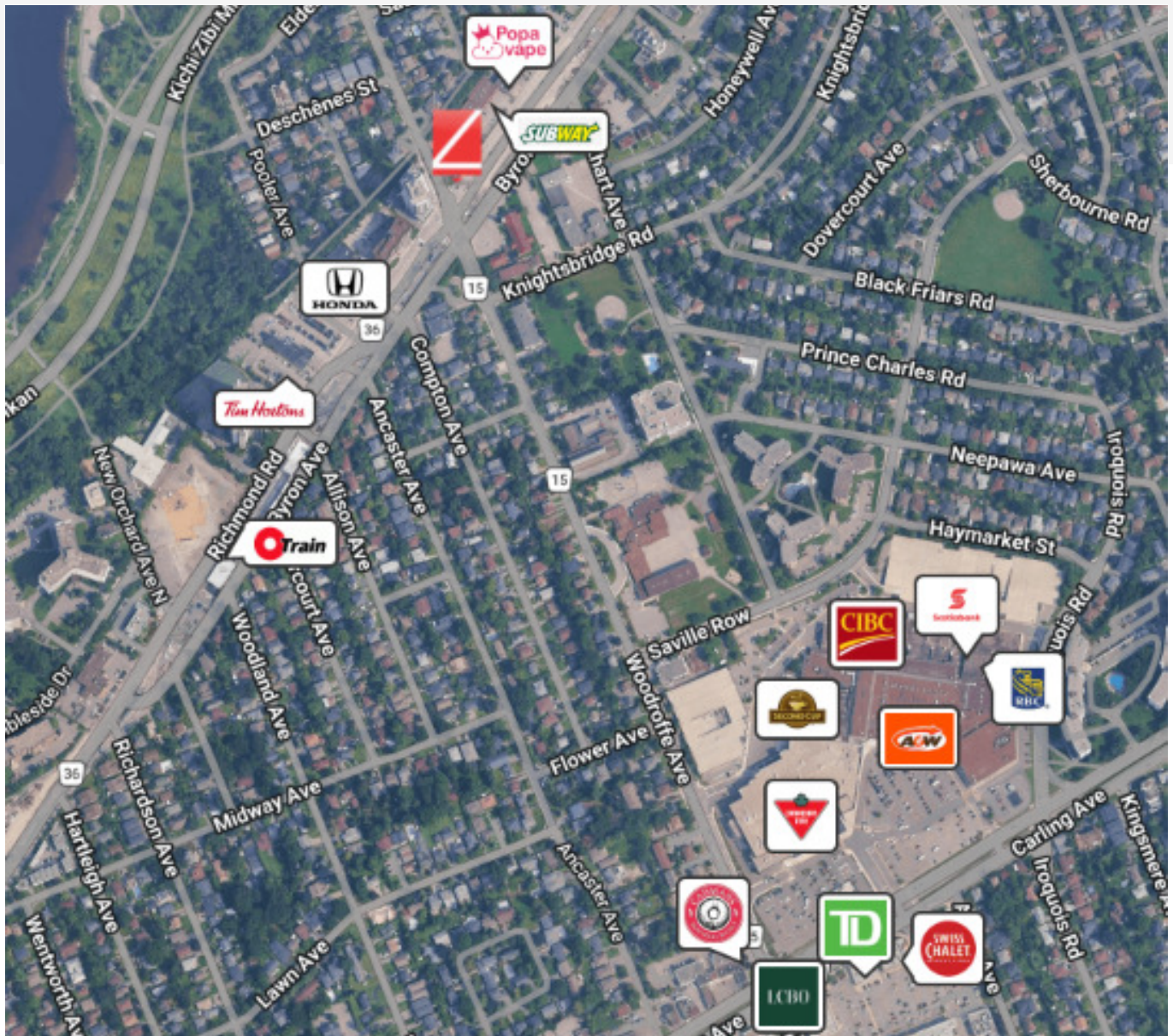
# ADDITIONAL PHOTOS

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# RETAILER MAP

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## WITHIN WALKING DISTANCE

- Subway
- Popa Vape
- Ottawa Honda
- Tim Hortons
- O Train - New Orchard Station
- Scotia Bank
- RBC
- Second Cup
- Canadian Tire
- CIBC
- Cadmans Bagels
- LCBO
- TD Bank
- Swiss Chalet
- A & W

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# THANK YOU

We would love to tour the property and discuss a leasing opportunity.

Please contact one of our representatives, and we can get started!

## CONTACT

**JOHN ZINATI**

613.880.4106

john@zinatirealty.com

**TANYA WOLFGRAM**

613.447.2205

tanya@zinatirealty.com