



CANTOR
REALTY CORP.

RETAIL PROPERTY FOR LEASE

770 Brookfield Road | Ottawa, ON

Executive Summary



OFFERING SUMMARY

Lease Rate:	\$30.00 - 45.00 SF/yr (NNN)
Building Size:	\$18.75 SF/yr
Available SF:	597 - 6,244 SF
Total Available Retail:	23,520 SF
Units 1-8 Possession Date:	Q1 2024
Units 9-16 Possession Date:	Q4 2025
Utilities:	Separately Metered
Ceiling Height:	12'-4"
Student Res Pop:	1,410
Retail Parking:	40 @ Grade
Underground Parking:	\$150/month

PROPERTY OVERVIEW

With phase 1 recently completed and fully leased out to 705 students and phase 2 construction commencing Q1 2024, The Revalie student residence will house 1,410 students with an available 23,520 sqft of retail space once completed, in Q4 2025. Located within a 6 minute walk of the Mooney's bay LRT Station with connecting access to all stations including University of Ottawa, Carleton University, Algonquin College, next to Brookfield High School (approx. 650 students), directly across the street from Canada Post's head office and a 6 minute walk to Mooney's Bay Beach. This purpose-built, high-end student residence consists of beautiful indoor/outdoor student amenity space with at-ground and under-ground parking for students, visitors and retailers. The Revalie is ideal for many different QSR users, retail services such as hair salon, nail salon, cell phone store, convenience store and more.

PROPERTY HIGHLIGHTS

- Sizes ranging from 597 sqft to 6,244 sqft;
- Up to 7 available ventilation shafts for food users between Phase 1 and 2;
- Units have been designed to accommodate ample electrical, plumbing, HVAC and ventilation requirements for QSR;
- Rear access from all units excluding 3 and 14.



CANTOR
REALTY CORP.

CANTOR REALTY CORP., BROKERAGE
COMMERCIAL SALES AND LEASING

DAVID CANTOR

Broker of Record

613.762.8911

cantorrealty.com

david@cantorrealty.com

343 Preston Street 11th Floor Ottawa, ON K1S-1N4

The information set out herein, including, without limitation, any projections, images, opinions, assumptions and estimates obtained from third parties (the "Information") has not been verified by CANTOR REALTY CORP., and CANTOR REALTY CORP. does not represent, warrant or guarantee the accuracy, correctness and completeness of the Information. CANTOR REALTY CORP. does not accept or assume any responsibility or liability, direct or consequential, for the information or the recipient's reliance upon the Information. The recipient of the Information should take such steps as the recipient may deem necessary to verify the Information prior to placing any reliance upon the Information. The Information may change and any property described in the Information may be withdrawn from the market at any time without notice or obligation to the recipient from CANTOR REALTY CORP.

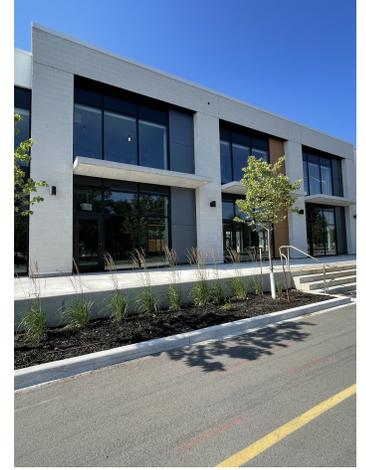
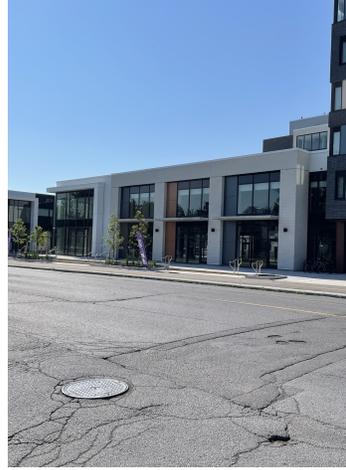


CANTOR
REALTY CORP.

RETAIL PROPERTY FOR LEASE

770 Brookfield Road | Ottawa, ON

Additional Photos



CANTOR
REALTY CORP.

CANTOR REALTY CORP., BROKERAGE
COMMERCIAL SALES AND LEASING

DAVID CANTOR

Broker of Record

613.762.8911

cantorrealty.com

david@cantorrealty.com

343 Preston Street 11th Floor Ottawa, ON K1S-1N4

The information set out herein, including, without limitation, any projections, images, opinions, assumptions and estimates obtained from third parties (the "Information") has not been verified by CANTOR REALTY CORP., and CANTOR REALTY CORP. does not represent, warrant or guarantee the accuracy, correctness and completeness of the Information. CANTOR REALTY CORP. does not accept or assume any responsibility or liability, direct or consequential, for the information or the recipient's reliance upon the Information. The recipient of the Information should take such steps as the recipient may deem necessary to verify the Information prior to placing any reliance upon the Information. The Information may change and any property described in the Information may be withdrawn from the market at any time without notice or obligation to the recipient from CANTOR REALTY CORP.



RETAIL PROPERTY FOR LEASE

770 Brookfield Road | Ottawa, ON

CANTOR
REALTY CORP.

Floor Plan



LEGEND

Available

Available Soon

Unavailable



CANTOR
REALTY CORP.

CANTOR REALTY CORP., BROKERAGE
COMMERCIAL SALES AND LEASING

DAVID CANTOR

Broker of Record

613.762.8911

cantorrealty.com

david@cantorrealty.com

343 Preston Street 11th Floor Ottawa, ON K1S-1N4

The information set out herein, including, without limitation, any projections, images, opinions, assumptions and estimates obtained from third parties (the "Information") has not been verified by CANTOR REALTY CORP., and CANTOR REALTY CORP. does not represent, warrant or guarantee the accuracy, correctness and completeness of the Information. CANTOR REALTY CORP. does not accept or assume any responsibility or liability, direct or consequential, for the information or the recipient's reliance upon the Information. The recipient of the Information should take such steps as the recipient may deem necessary to verify the Information prior to placing any reliance upon the Information. The Information may change and any property described in the Information may be withdrawn from the market at any time without notice or obligation to the recipient from CANTOR REALTY CORP.



CANTOR
REALTY CORP.

RETAIL PROPERTY FOR LEASE

770 Brookfield Road | Ottawa, ON

Floor Plan

LEASE INFORMATION

Lease Type:	NNN	Additional Rent:	Estimated (2023) \$18.75 SF/yr
Total Space:	597 - 2,076 SF	Lease Rate:	\$30.00 - \$45.00 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
Unit 1	-	1,840 SF	NNN	-	Aisle 24
Unit 2	-	1,053 SF	NNN	-	Meltwich Food Co.
Unit 3	-	600 SF	NNN	-	Feras Barber Shop
Unit 4	-	2,054 SF	NNN	-	A2 Dental
Unit 5	-	1,135 SF	NNN	-	Subway
Unit 6	Available	1,614 SF	NNN	\$30.00 SF/yr	-
Unit 7	-	1,704 SF	NNN	-	Mezbaan Afghan Cuisine
Unit 8	-	1,791 SF	NNN	-	Popeye's Louisiana Chicken
Unit 9	Available Soon	1,793 SF	NNN	\$34.00 SF/yr	-
Unit 10	Available Soon	1,684 SF	NNN	\$30.00 SF/yr	-
Unit 11	Available Soon	1,635 SF	NNN	\$30.00 SF/yr	-
Unit 12	Available Soon	1,135 SF	NNN	\$40.00 SF/yr	-
Unit 13	Available Soon	2,076 SF	NNN	\$30.00 SF/yr	-
Unit 14	Available Soon	597 SF	NNN	\$45.00 SF/yr	-
Unit 15	Available Soon	1,309 SF	NNN	\$34.00 SF/yr	-
Unit 16	Available Soon	1,501 SF	NNN	\$30.00 SF/yr	-



CANTOR
REALTY CORP.

CANTOR REALTY CORP., BROKERAGE
COMMERCIAL SALES AND LEASING

DAVID CANTOR

Broker of Record

613.762.8911

cantorrealty.com

david@cantorrealty.com

343 Preston Street 11th Floor Ottawa, ON K1S-1N4

The information set out herein, including, without limitation, any projections, images, opinions, assumptions and estimates obtained from third parties (the "Information") has not been verified by CANTOR REALTY CORP., and CANTOR REALTY CORP. does not represent, warrant or guarantee the accuracy, correctness and completeness of the Information. CANTOR REALTY CORP. does not accept or assume any responsibility or liability, direct or consequential, for the information or the recipient's reliance upon the Information. The recipient of the Information should take such steps as the recipient may deem necessary to verify the Information prior to placing any reliance upon the Information. The Information may change and any property described in the Information may be withdrawn from the market at any time without notice or obligation to the recipient from CANTOR REALTY CORP.



CANTOR REALTY CORP.

RETAIL PROPERTY FOR LEASE

770 Brookfield Road | Ottawa, ON

Location Map



CANTOR REALTY CORP.

CANTOR REALTY CORP., BROKERAGE COMMERCIAL SALES AND LEASING

DAVID CANTOR

Broker of Record

613.762.8911

cantorrealty.com

david@cantorrealty.com

343 Preston Street 11th Floor Ottawa, ON K1S-1N4

The information set out herein, including, without limitation, any projections, images, opinions, assumptions and estimates obtained from third parties (the "Information") has not been verified by CANTOR REALTY CORP., and CANTOR REALTY CORP. does not represent, warrant or guarantee the accuracy, correctness and completeness of the Information. CANTOR REALTY CORP. does not accept or assume any responsibility or liability, direct or consequential, for the information or the recipient's reliance upon the Information. The recipient of the Information should take such steps as the recipient may deem necessary to verify the Information prior to placing any reliance upon the Information. The Information may change and any property described in the Information may be withdrawn from the market at any time without notice or obligation to the recipient from CANTOR REALTY CORP.