

Flex industrial opportunity For Lease

**58 Antares Drive
Ottawa, ON**



Space Highlights

- Unit 1: +/- 3,825 sf of available space. can be subdivided to 2,325 sf ground floor space and 1,500 sf second floor
- This unit is comprised of open and enclosed office space
- Occupants can enjoy an easy commute as this location is close to public transit as well as the amenities of Hunt Club and Merivale Road
- [IG5] General Industrial Zone. Well-suited for office and light industrial users
- Warehouse space with double man doors

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Get more information

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Property

For Lease

58 Antares Drive
Ottawa, ON

Address: 58 Antares Drive
Nepean, ON K2E 7W

Location: Close to the corner of Auriga
Drive and Antares Drive

Available Area: Unit 1 Total = +/- 3,825 sf
Unit 1 1st Floor = +/- 2,325 sf
Unit 1 2nd Floor = +/- 1,500 sf

Net Rent: \$11.50 sf

Additional Rent: \$5.47 sf (plus utilities)

Pin: 154280001

Zoning: [IG5] General Industrial

Parking: Two (2) reserved parking spots
and onsite available parking

Legal Description: UNIT 1, LEVEL 1, CARLETON
CONDOMINIUM PLAN
NO. 428, PT
LT 26 CON A (RF),
PTS 5, 6 4R5119;
S/T 428491, 428638 AS IN
SCHEDULE 'A' OF DECLARATION
562355 NEPEAN

Key Highlights:

- The space also includes two (2) washrooms (one with a shower), large boardroom, reception area, and a kitchenette
- Warehouse height of 15 ft to deck.
- Double man door of 5.11 ft wide, 6.11 height



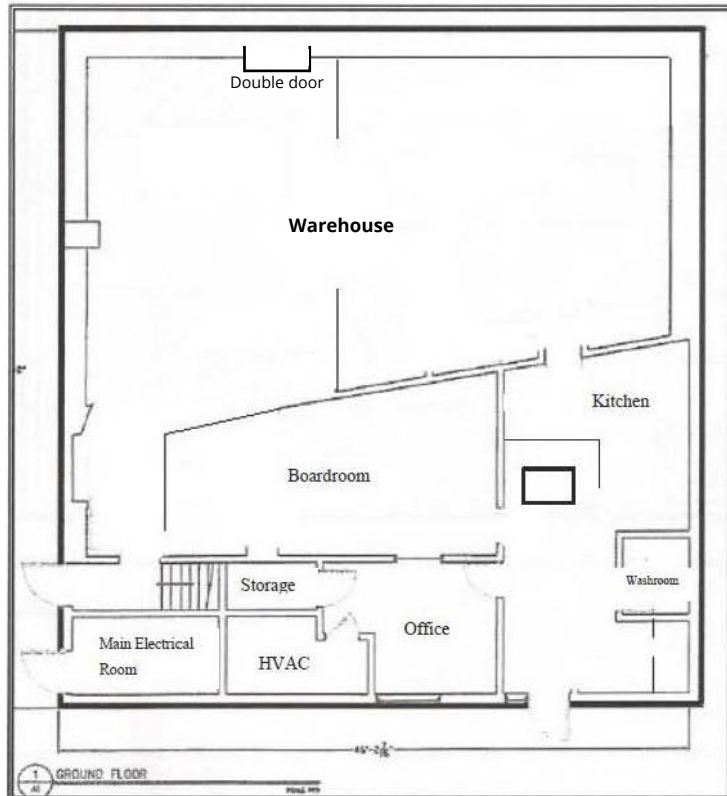
Floor Plan

For Lease

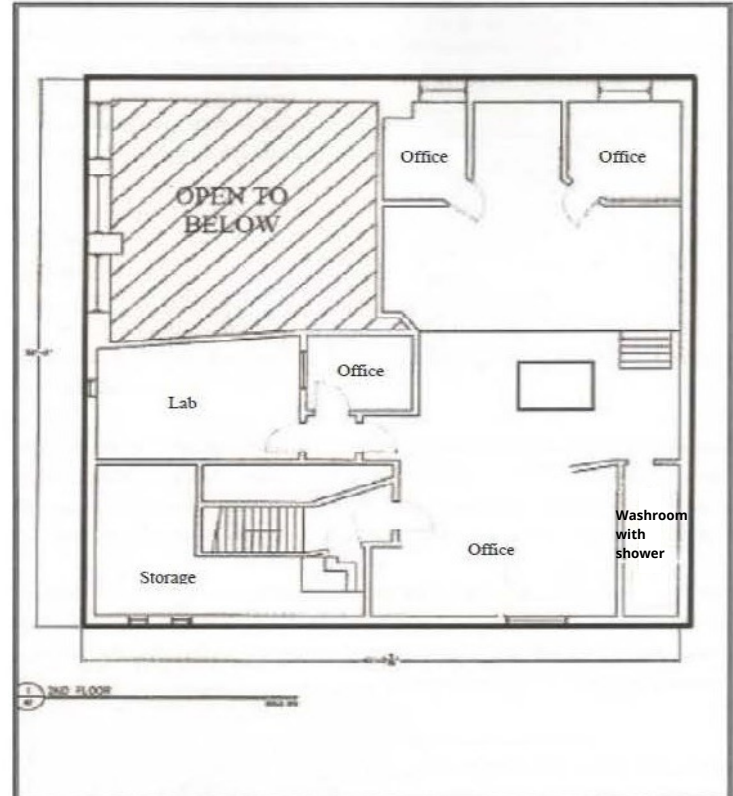
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Ground Floor = +/- 2,325 sf

Second Floor = +/- 1,500 sf



Ground Floor



Second Floor

Floorplan not to scale

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Gallery

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Map

For Lease

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Location: Located close to the corner of Auriga and Antares Drive



SUBWAY



Loblaws

Tim Hortons

Rexall



BMO



COSTCO WHOLESALE

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