

1960 SCOTT STREET

Ottawa, Ontario

2,904 sq.ft

ONE UNIT REMAINS!



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**COLONNADE
BRIDGEPORT**

Realty Inc., Brokerage

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LEASE DETAILS

Rental Rate: Please Contact
Taxes & Operating: \$25.40/sq.ft. per annum

Operating costs, tax estimates and rental ranges are based on 2024 figures and are subject to change.

OPPORTUNITY

Retail Unit 1 - 101 2,904 sq.ft.

HIGHLIGHTS

✓ Phase One of the much-heralded LRT Confederation line opened in late 2019, with Phase 2 beginning immediately to extend the existing line to points further East and West

This realignment away from Ottawa's traditionally bus-oriented transit policy has generated significant commercial and residential interest along Scott St. and in the neighbourhoods surrounding it

✓ Join Natural Food Pantry on the ground floor, neighbour to Alterna, Pythian, Farm Boy, and Bridgehead

✓ 25 storeys, 277 apartments. An additional 138 fully occupied apartments adjacent

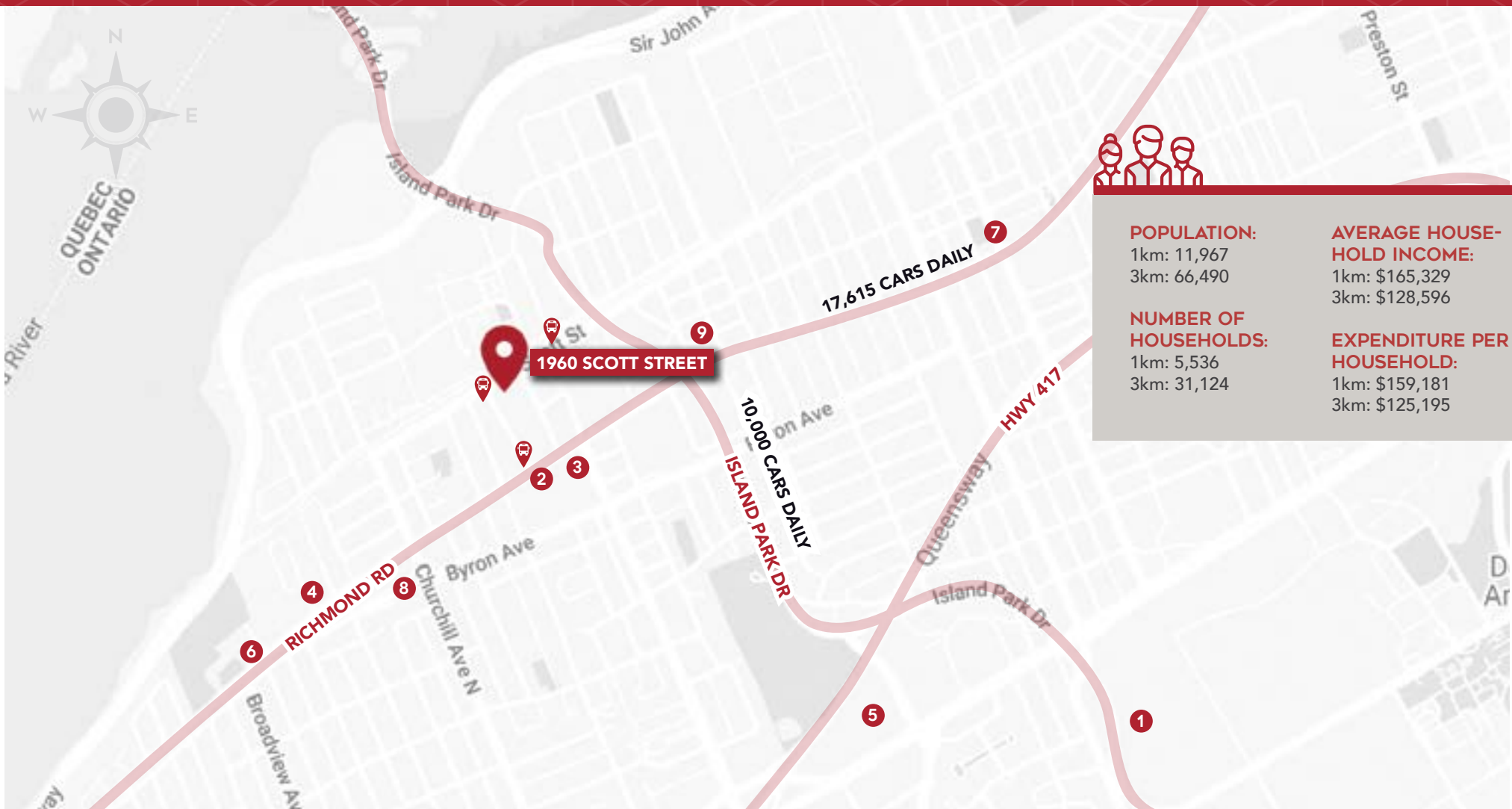
1 block to Westboro Village

✓ From a development perspective, the Scott St. corridor could be considered one of the most active areas of the City

✓ New build high-rise rentals and luxury infill properties are becoming commonplace throughout the Westboro, Hintonburg and West Wellington neighbourhoods



AREA MAP



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Located onsite in Westboro Connection: FarmBoy, Bridgehead Coffee, Reform Fitness, Alterna Savings, various commercial offices

- 1 Ottawa Hospital
- 2 LCBO
- 3 Real Canadian Superstore
- 4 Starbucks
- 5 Westgate Shopping Centre
- 6 Ottawa Farmers' Market
- 7 Parkdale Farmers Market
- 8 MEC
- 9 Metro

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FLOOR PLAN

