



**JOHN L. ZAGERMAN REAL ESTATE SERVICES LTD., BROKERAGE**  
**73 Charing Road, Ottawa, ON, K2G 4G3**  
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**john.zagerman@rogers.com**

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**GROUND FLOOR COMMERCIAL**

**SPACE FOR LEASE**

**1735 COURTWOOD CRES., OTTAWA**

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- free standing two-storey building in the Carlington Business Park at Woodward Dr.
- excellent access to Highway 417 from Maitland Ave. and Kirkwood Ave.
- great on-site free parking; three (3) hour free street parking
- signage available
- central air-conditioning
- approx. 800 sf (north side) @ \$18.50/sf basic rent
- approx. 961 sf (south side) @ \$18/sf basic rent
- contiguous units can be combined to approx. 1,761 sf @ \$16.50/sf basic rent
- plus property taxes and operating costs approx. \$7.87/sf plus HST (2024)

**FOR FURTHER INFORMATION**

**PLEASE CONTACT:**

**JOHN L. ZAGERMAN, BROKER OF RECORD**

**613-723-4545**

The information contained herein is considered reliable, but is not guaranteed. Offering is subject to change, prior sale/lease or withdrawal without notice by owner.