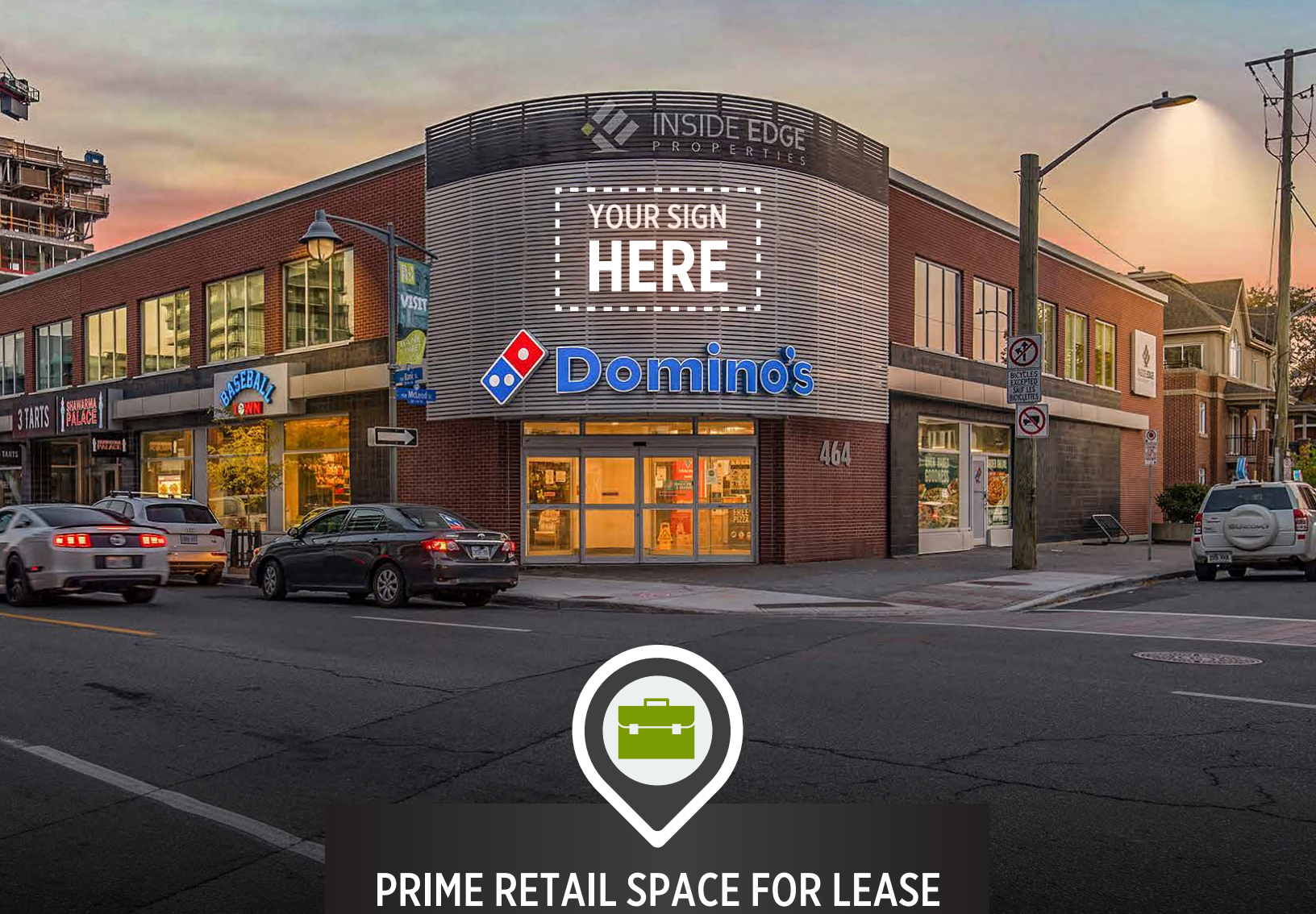




PRIME RETAIL SPACE FOR LEASE

464 | BANK STREET
UNIT 1B — OTTAWA, ONTARIO



FOR INQUIRIES, PLEASE CONTACT:
LEASING@IEPROPERTIES.COM

613.226.9902



INSIDE EDGE
PROPERTIES
BROKERAGE

464 BANK STREET — UNIT 1B



2,850 SQ.FT.

PRIME RETAIL SPACE FOR LEASE

NET RENT	\$35.00 PSF
ADDITIONAL COSTS	\$26.60 (UTILITIES NOT INCLUDED)
AVAILABILITY	MARCH 1, 2027
PARKING	4 SPACES



BUILDING
SIGNAGE RIGHTS
AVAILABLE



VARIETY OF
RESTAURANTS &
RETAIL NEARBY



PROXIMITY TO
HOTELS &
CENTRAL BUSINESS DISTRICT



FREIGHT
ELEVATOR
LOADING



CLOSE TO
PUBLIC
TRANSIT

WELL-LOCATED, PRIME RETAIL SPACE

464 Bank Street is situated in the Centretown neighbourhood with proximity to the central business district, the Glebe, and an array of shops, restaurants, and services. Centrally located on one of the city's main arteries, this highly visible building features excellent accessibility to Highway 417 and both regular and express bus routes.

LOCATION



POINTS OF INTEREST

- 1 Restaurants and Retail (Bank St.)
- 2 Restaurants and Retail (Elgin St.)
- 3 Lansdowne Park (5 min drive)
- 4 Marriott, Sheraton, and Lord Elgin Hotels
- 5 The Glebe (2 min drive)
- 6 Central Business District (4 min drive)
- 7 OC Transpo (1 min walk)
- 8 Hwy 417 East/West Ramps



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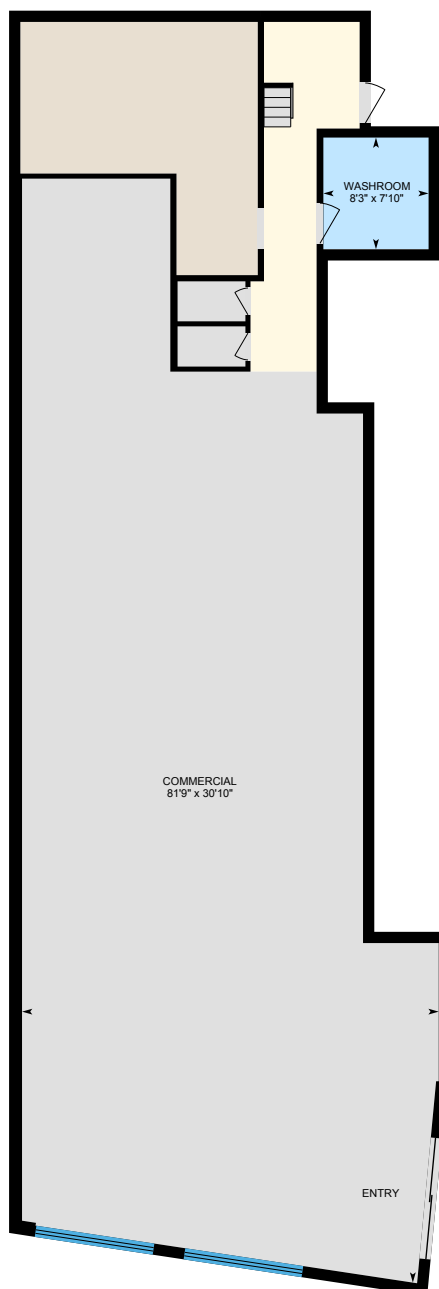


FLOORPLAN



[CLICK TO VIEW VR TOUR](#)

UNIT 1B
2,850 SQ. FT.

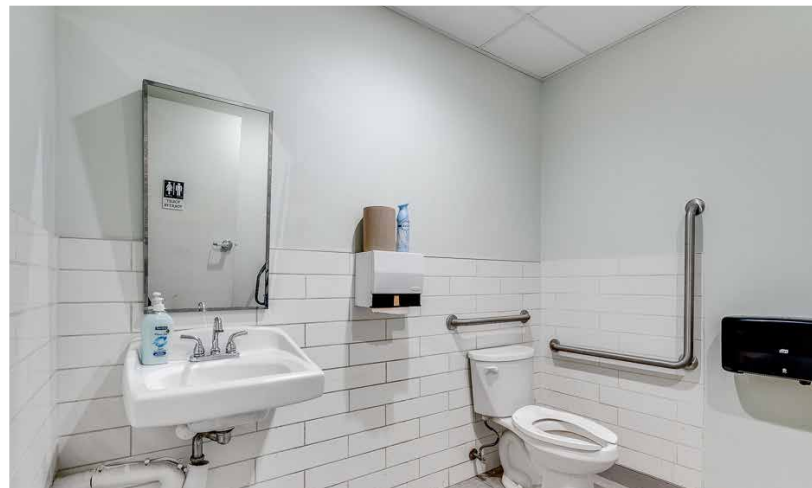


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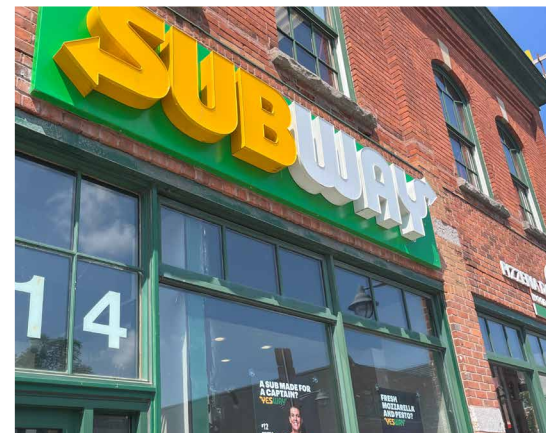
464 BANK STREET — UNIT 1B



NEARBY AMENITIES



41



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