

Construction Starting

15,750 SF LEASED!
Carleton Place, Ontario



For Lease: Industrial / Showroom / Office

51 Roe Street

Up to 11,250 SF on 2.43 acres available for lease.

Lennard: Imagine the *Possibilities*.

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51 Roe Street

Up to 10,000 SF of mixed light industrial available for lease in Carleton Place.



Available Space

Up to **11,250 SF**
(Minimum available is to 2,500 SF)

Clear Height
22'



Zoning

General Industrial



Parking

120 parking stalls



Rent

\$18.00 PSF

Operating Costs & Taxes

\$7.50 PSF (2024 approx.)



Availability

Q1 2025



Listing Agent

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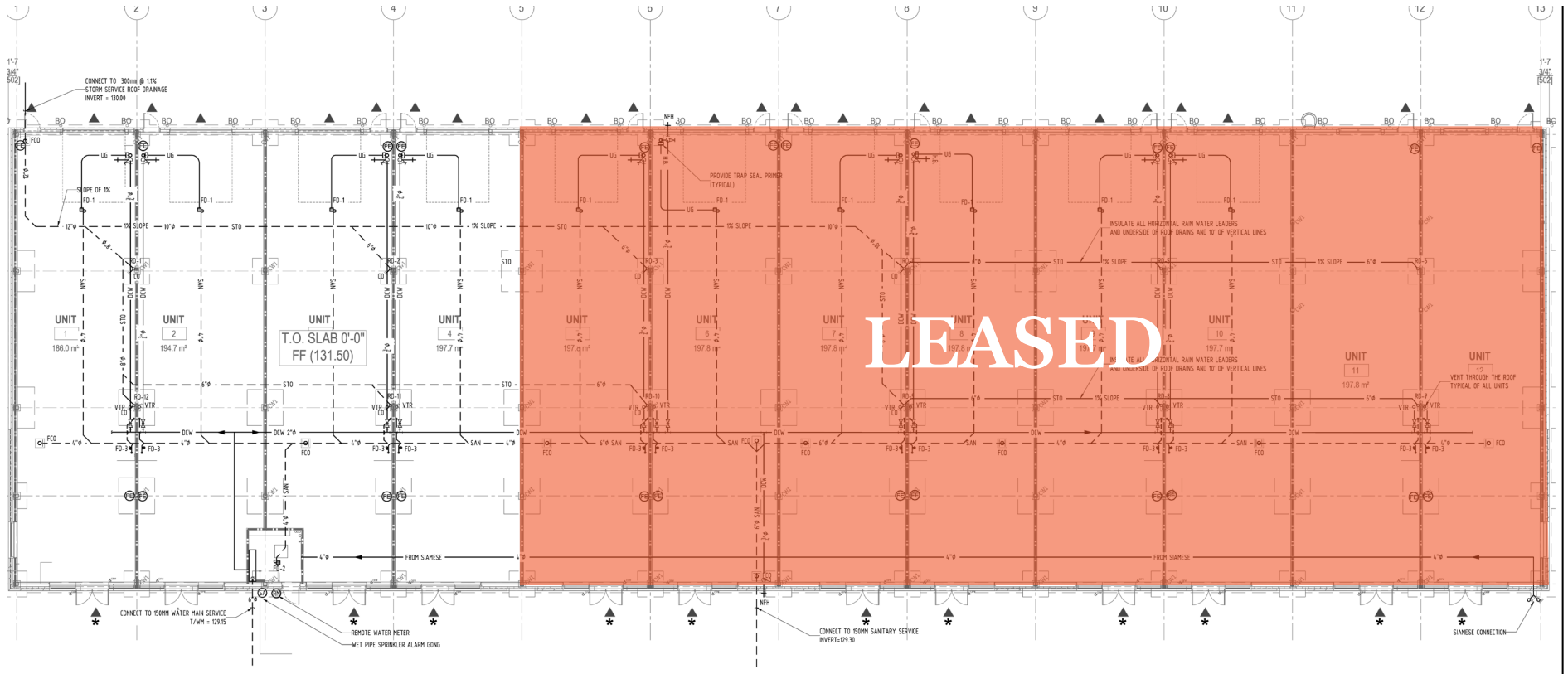
*Sales Representative

Property Highlights

- Building sits on 2.43 acres
- 4 drive in doors (1 per bay)
- Wide range of uses available including office/ showroom/ warehouse
- 1.5 km from HWY 7 via McNeely Road
- 30-minute drive outside of Ottawa

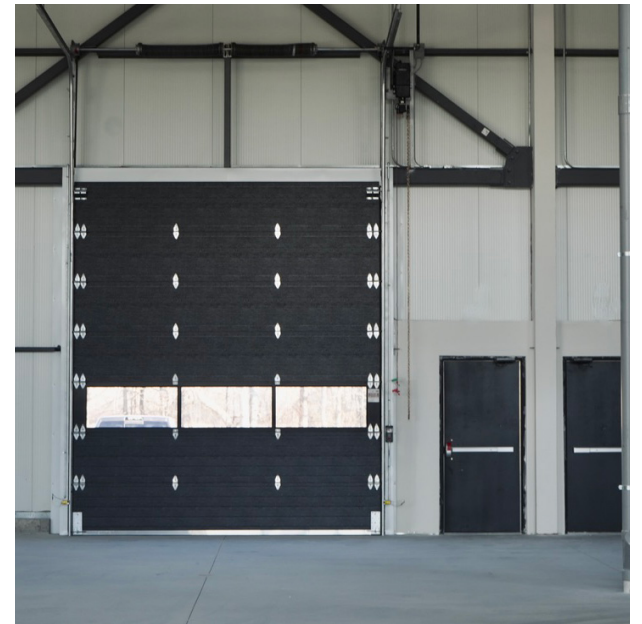
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Site Concepts



51 Roe Street

Photos



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