



For Lease

5977 Hazeldean Road

16,000 SF of industrial space available in Stittsville, Ontario.

Lennard: Imagine the *Possibilities*.

lennard.com

5977 Hazeldean Road

16,000 SF of industrial space located near Hazeldean Road and Carp Road.



Available Space

Unit A/B:
16,000 SF



Zoning

AM9

Clear Height

15'10"



Net Rent

\$18.00 PSF

Additional Rent

\$5.85 PSF (approx.)



Availability

Immediate



Listing Agent

Ian Shackell*

Partner

D. 613.963.2633

C. 613.761.0177

ishackell@lennard.com

Matt Shackell*

Vice President

D. 613.963.2636

C. 613.612.8812

mshackell@lennard.com

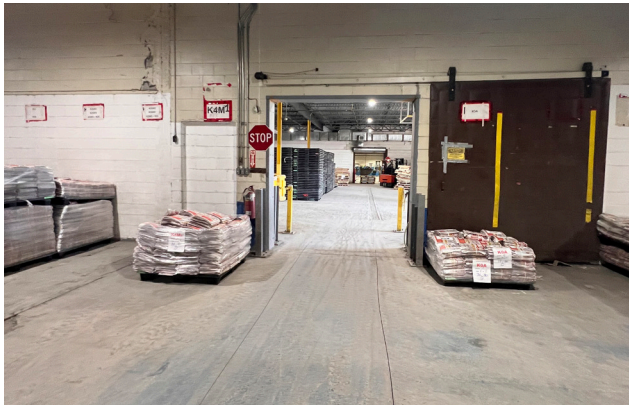
*Sales Representative

Property Highlights

- 16,000 SF remaining in front of building
- 3 phase / 600/347 volt, 1200 amp electrical service
- 3 dock loading doors
- Outside storage compound approx. 10,000 SF available at an additional cost
- Ample free parking available on site
- 6-minute drive to HWY 417 at either Carp Road or Terry Fox Drive

5977 Hazeldean Road

Photos



Lennard:

lennard.com

5977 Hazeldean Road

Photos

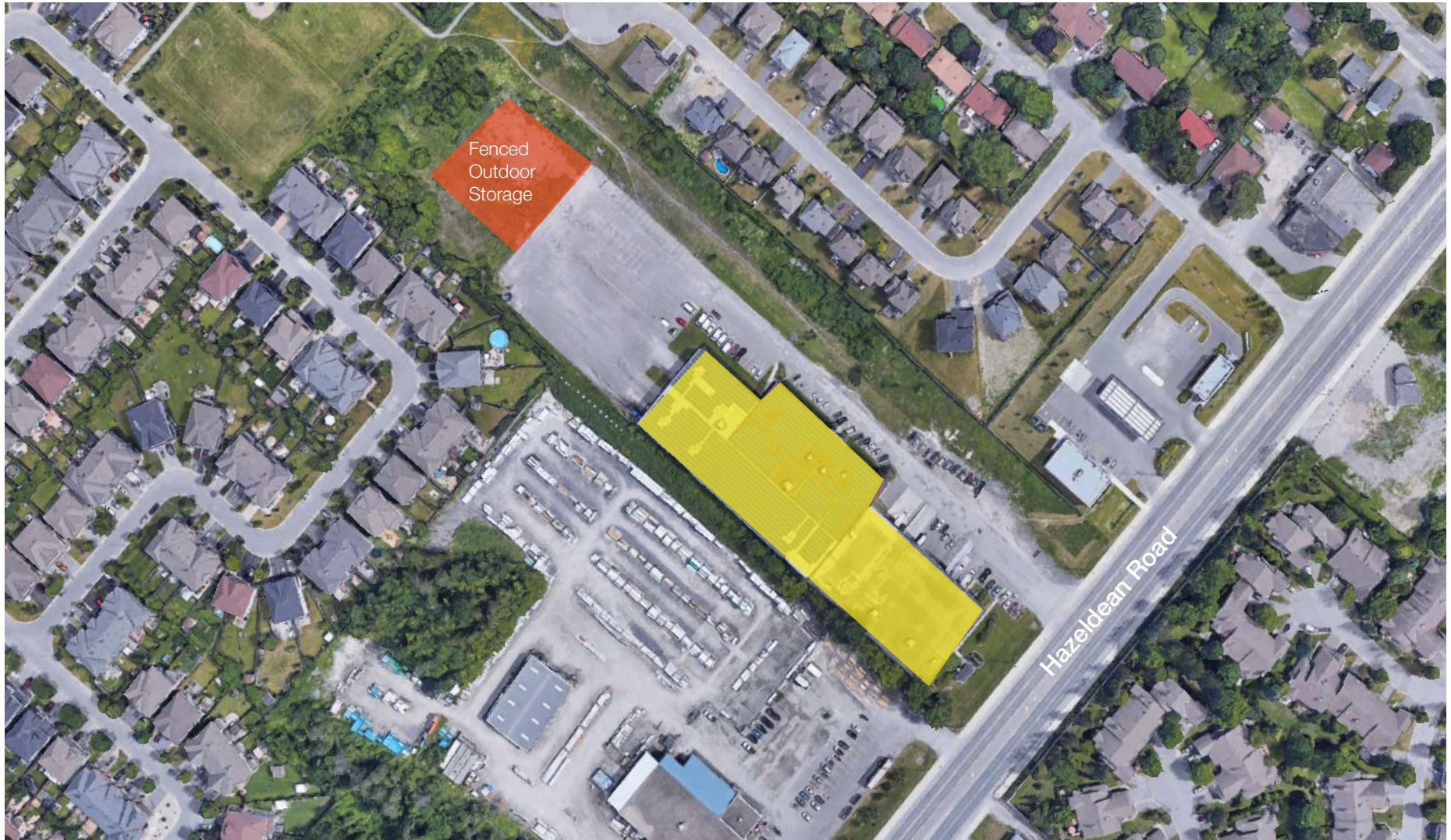


Lennard:

lennard.com

5977 Hazeldean Road

Aerial View

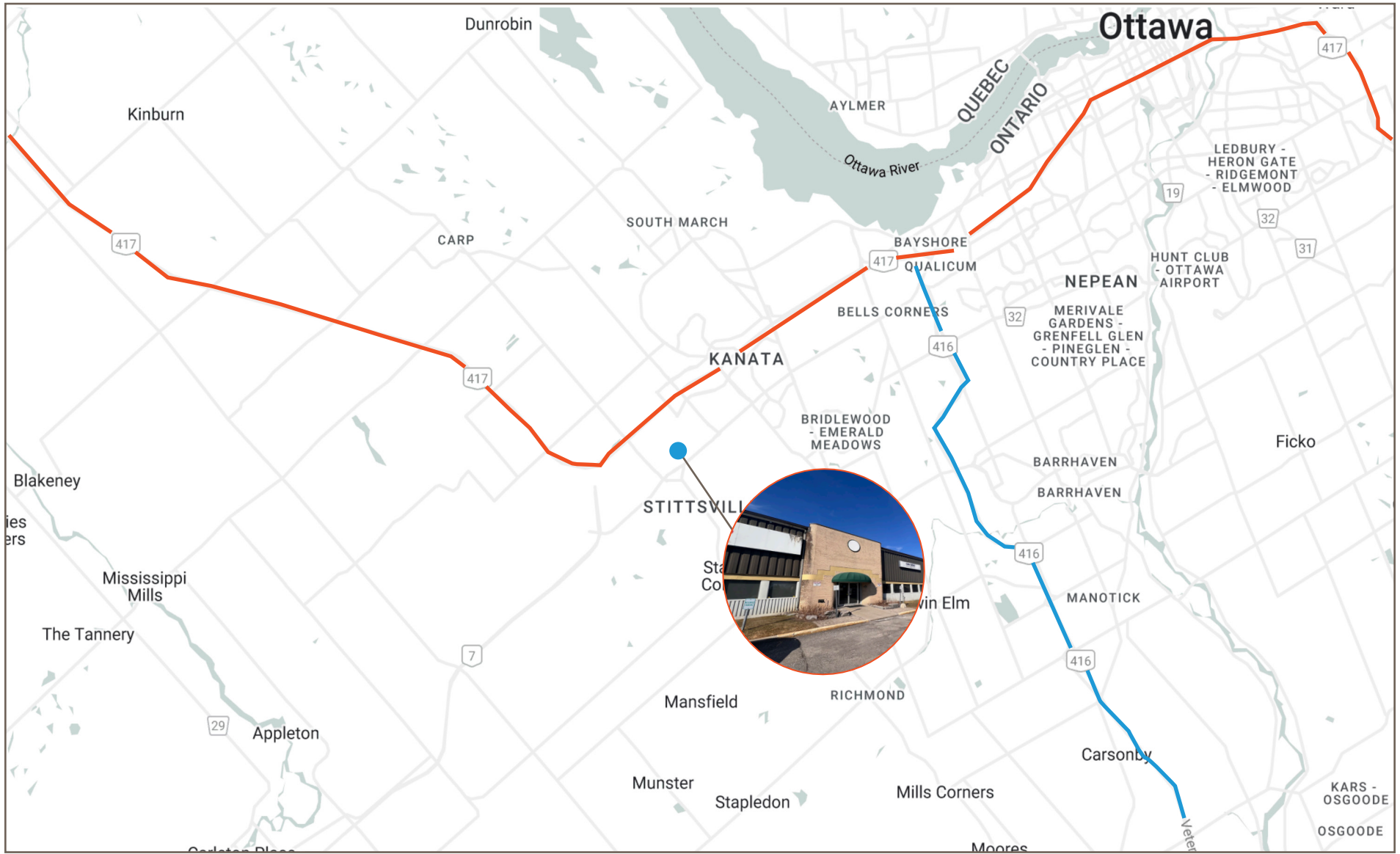


Lennard:

lennard.com

5977 Hazeldean Road

Location Map



Lennard:

lennard.com

Lennard:

Ian Shackell*, Partner

D. 613.963.2633

C. 613.761.0177

ishackell@lennard.com

Matt Shackell*, Vice President

D. 613.963.2636

C. 613.612.8812

mshackell@lennard.com

333 Preston Street, Suite 420

Ottawa, ON K1S 5N4

613.963.2640

lennard.com

*Sales Representative

Statements and information contained are based on the information furnished by principals and sources which we deem reliable but for which we can assume no responsibility. Lennard Commercial Realty, Brokerage 2023.