

# 33/43

## ROYDON PL

Nepean, Ontario

**Spaces ranging from:**

**738 sq.ft - 3,649 sq.ft.**



OFFICE SPACE  
FOR LEASE

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**COLONNADE  
BRIDGEPORT**

Realty Inc., Brokerage

# 33/43 ROYDON PLACE

Nepean, Ontario

## LEASE DETAILS

### 33 Roydon

**Rental Rate:** Please contact

**Taxes & Operating:** \$11.79/sq.ft.

### 43 Roydon

**Rental Rate:** Please contact

**Taxes & Operating:** \$11.99/sq.ft.

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

## OPPORTUNITY

### 33 Roydon

**Unit 201 - 1,661 sq.ft**

**Unit 205 - 3,649 sq.ft.**

**Unit 210 - 738 sq.ft**

### 43 Roydon

**Unit 202 - 927 sq.ft**

**Unit 208 - 1,658 sq.ft**

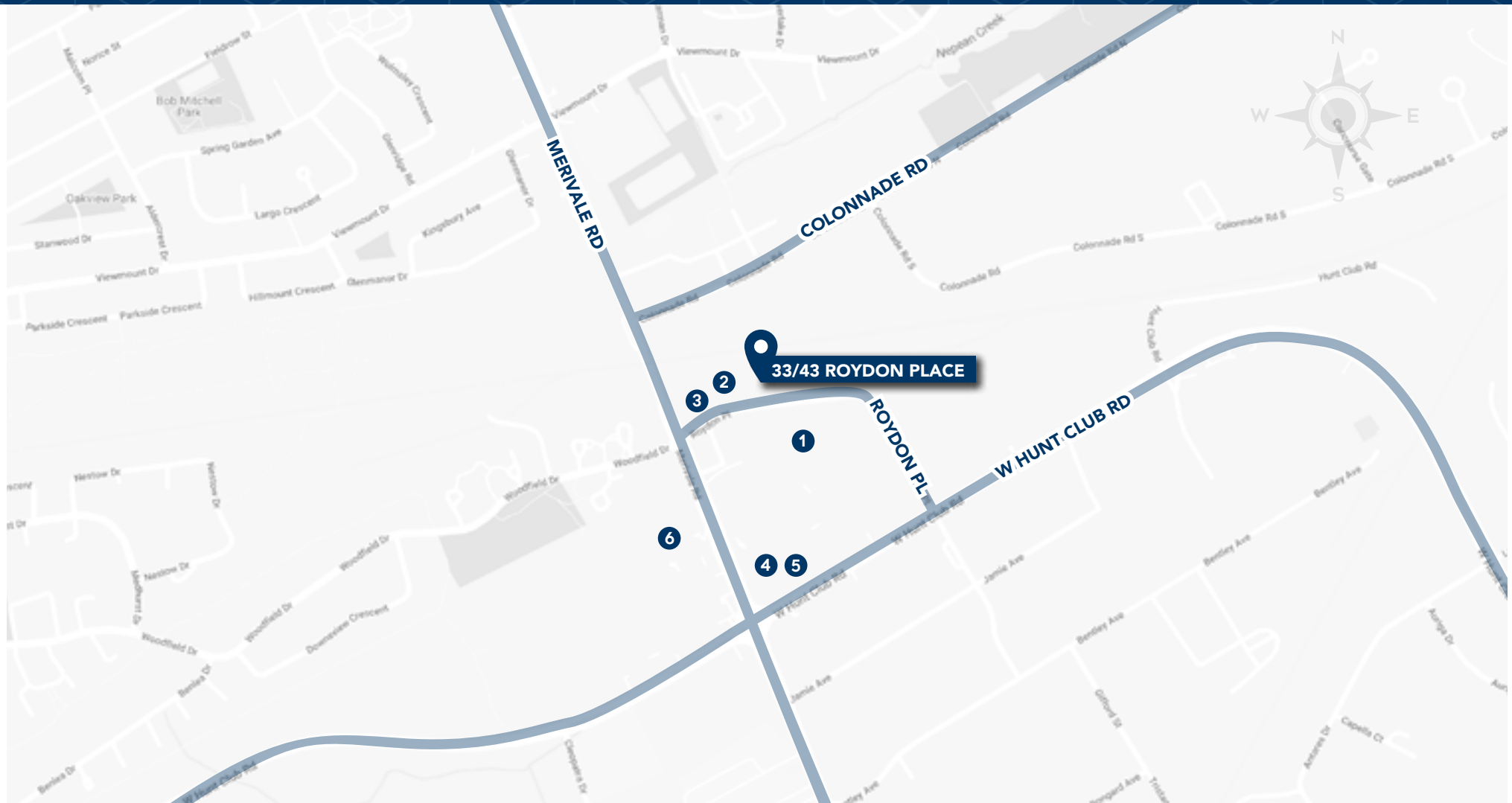
**AVAILABLE NOW**

## HIGHLIGHTS

- ✓ First floor retail with second-storey walk-up office
- ✓ Just off of Merivale Rd., near Hunt Club Rd.
- ✓ Neighbours Costco and Goodlife Fitness and minutes from many shops, restaurants and amenities
- ✓ Ample free parking
- ✓ 10 minutes from the airport



# AREA MAP



## 33/43 ROYDON PLACE

Nepean, Ontario

- 1 Costco Wholesale
- 2 Goodlife Fitness
- 3 Hardstone Grill
- 4 Tim Hortons
- 5 Shell
- 6 Canadian Tire