

PRIME RETAIL UNITS AVAILABLE

Central 1 (Ottawa, ON)

1,550 SF

**455 Bank Street
UNIT 2**

1,550 SF

**455 Bank Street
UNIT 3**

Property Details

Retail Units

Units	Unit 2 Unit 3	
Square Feet	Unit 2: 1,550 SF Unit 3: 1,550 SF	
Possession	Unit 2: Immediate Unit 3: TBD	
Additional Rent (2026)	Operating costs:	\$11.97
	Tax:	\$11.63
	Management fee:	\$2.93
	Total:	\$26.53 PSF
Location	North Corner of Bank Street & Gladstone Avenue, Ottawa, ON	

Building Specifications



Parking available
(Daily/Monthly)
Inquire for more info



Public transit



Brokers protected

Unit 2 Specifications

Currently built out including:



Modern washrooms



Changing rooms



Showers



Washer/dryer connections

Unit 3 Specifications

As is condition including:



Washrooms will remain in-tact



Backsplash, 3 Comp Sink



Water heater



Plumbing and electrical will be capped



Broom swept condition

CONTACT

Teddy Taggart

Director of
Leasing

teddy.taggart@taggart.ca

O: 613-234-7000

C: 647-464-6642

Angela Boddy

Commercial Leasing
Manager

angela.boddy@taggart.ca

O: 613-234-7000

C: 613-325-4978

TAGGART
REALTY MANAGEMENT

www.taggart.ca

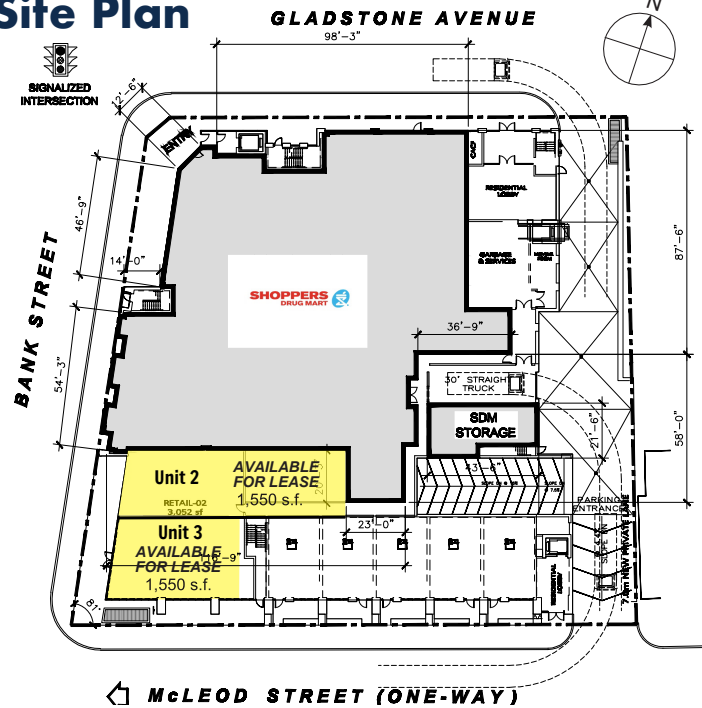
Highlights

- ▶ Prime location with frontage on one of Ottawa's busiest streets
- ▶ Surrounded by a dense residential community including Central 1 - 237 units, Central 2 - 141 units & 46 Flora Street - 115 units
- ▶ Anchored by national neighbour Shoppers Drug Mart, this site offers excellent visibility and accessibility
- ▶ Currently built out with bathrooms, Changing Rooms, Showers and Washer/Dryer Connections
- ▶ Move in ready for retail, fitness or service base businesses

Exterior Photo



Site Plan



This document has been prepared by Taggart Realty Management for advertising and general information only. Taggart Realty Management makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Taggart Realty Management excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Taggart Realty Management and /or its licensor(s). © 2025. All rights reserved.

225 Metcalfe Street Suite 708,
Ottawa K2P 1P9
leasing@taggart.ca
www.taggart.ca

TAGGART
REALTY MANAGEMENT