

# KANATA INDUSTRIAL SPACE

## 135 Iber Road, Unit 6

2,000 SQ. FT. AVAILABLE • \$8.50 NET PER SQ. FT.



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### Highlights

- 2,000 sq. ft. available April 1, 2010
- 17 to 19 foot clear ceiling height
- Grade level loading
- 100 amp 208 volt 3 phase
- 500 sq. ft. mezzanine office
- Warehouse/Showroom area is 2,000 sq. ft.
- Net Rental Rate : \$8.50 per sq. ft.

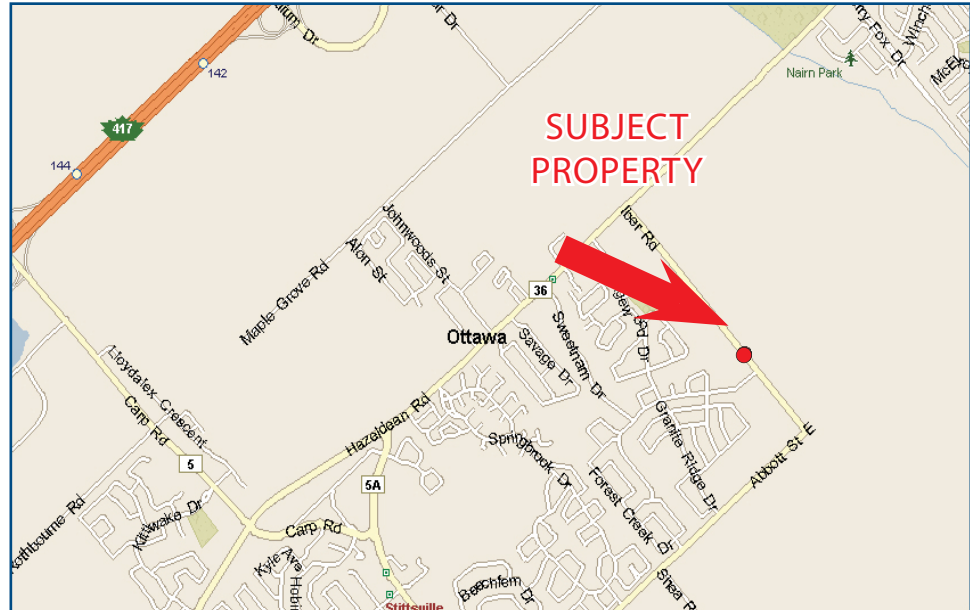
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### LOCATIONAL MAP



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### OPERATING EXPENSES:

Items check-marked are included in the Operating Expenses  
which are estimated at \$5.16 per sq. ft. for 2010.

- |               |                |
|---------------|----------------|
| ✓ Janitorial  | ✓ Realty Tax   |
| ✓ Maintenance | ✓ Hydro        |
| ✓ Insurance   | ✓ Heat         |
| ✓ Security    | ✓ Snow Removal |
| ✓ Water/Sewer | ✓ Landscaping  |

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Our Knowledge is your Property®