

\$6,625 - 6683 Fourth Line Road, Ottawa

MLS® #X12464421

\$6,625

0 Bedroom, 0.00 Bathroom, 5,300 sqft

Retail on 0.00 Acres

8009 - North Gower, Ottawa, Ontario

Exceptionally constructed and built to last, this impressive 5,300 sq. ft. standalone commercial building offers a highly functional layout ideal for a wide range of uses. Formerly leased to RBC (Royal Bank of Canada), the property features two secure vaults, seven or more private offices, meeting rooms, a staff lunchroom, and washroom facilities all designed to accommodate professional, medical, dental, retail, or institutional tenants. With 28 on-site parking spaces, prominent street signage, a durable metal roof, 400-amp electrical service, and forced-air HVAC, this property is move-in ready and fully equipped to meet the needs of a modern business. The site operates on well and septic systems, offering independence and cost efficiency. Located in the heart of North Gower, this property enjoys excellent visibility and accessibility, with close proximity to Highway 416, providing convenient access to Ottawa and surrounding communities. Nearby amenities include restaurants, shops, local services, and community facilities making this a practical and strategic choice for your business. Ready for occupancy May/June 2026 (id:6289)



Essential Information

Listing # X12464421

Price \$6,625

Bathrooms	0.00
Square Footage	5,300
Acres	0.00
Type	Retail

Community Information

Address	6683 Fourth Line Road
Subdivision	8009 - North Gower
City	Ottawa
Province	Ontario
Postal Code	K0A2T0

Amenities

Parking Spaces	28
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Interior

Heating	Natural gas Forced air
Cooling	Fully air conditioned

Exterior

Lot Description	Bldg=184.35 x 236.26 FT ; 0
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Listing Details

Listing Office	COLDWELL BANKER FIRST OTTAWA REALTY
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Listing information last updated on November 4th, 2025 at 9:01am EST