

**FOR LEASE  
PREMIUM RESTAURANT  
RETROFIT PAD**

**299 KING STREET WEST, OSHAWA**



**Links:**

[Google Streetviews](#)

[Google Aerial Map](#)

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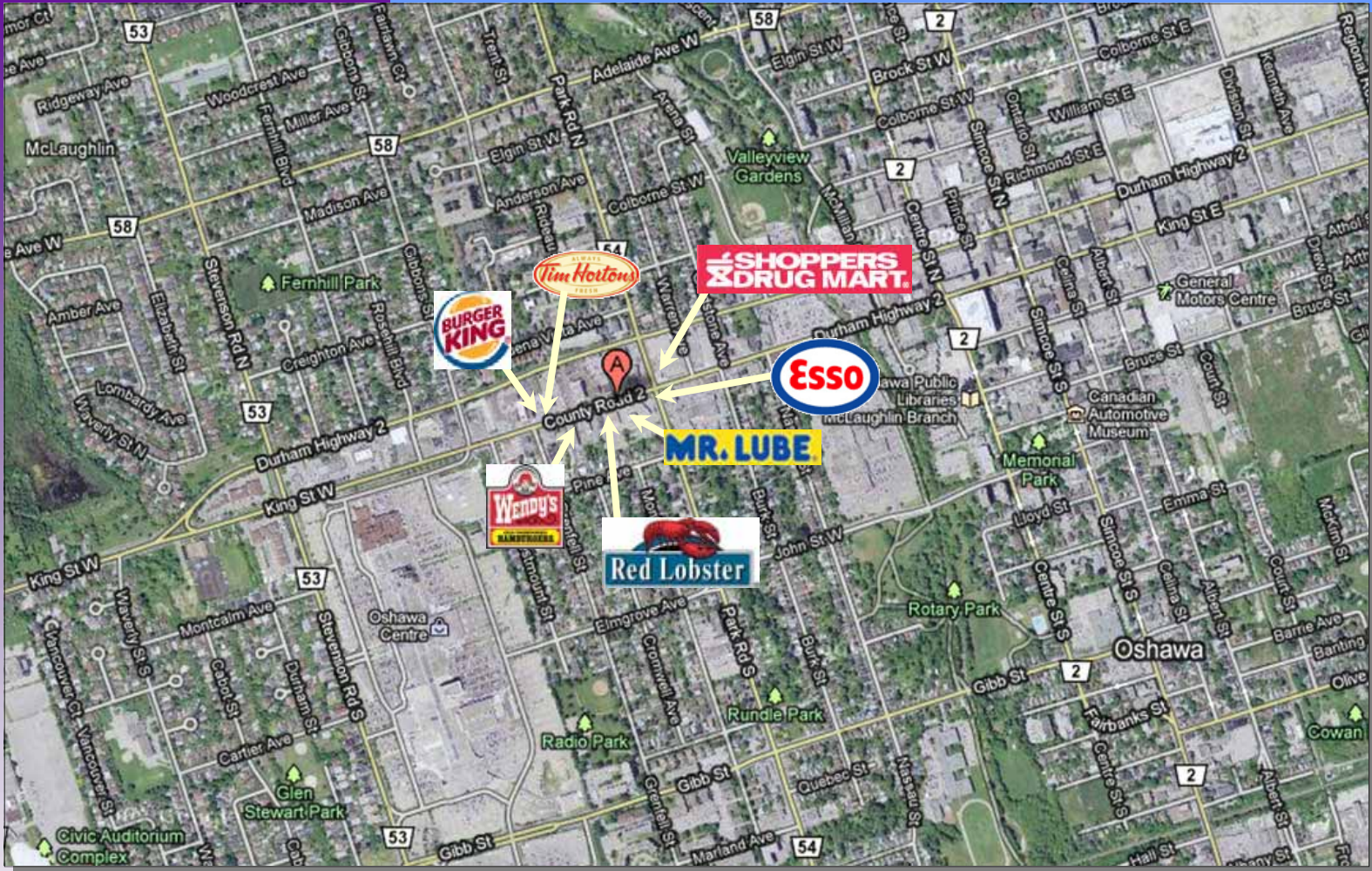
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- **Size:** 4,470 sq ft gross floor area
- **Restaurant retrofit** (see anticipated Chattels, p.3))
- **Traffic count:** 23,630 (2008)
- Standalone pad      Ample parking
- Main street location (1/2 block west of Park Road North)
- **Available:** June 15, 2011
- **Shadow Anchors:** Red Lobster, Wendy's, Burger King, Tim Horton's, Shoppers Drug Mart
- **Lease rate:** \$26.00 net      **TMI:** TBD (estimate by landlord to be about \$5.15 more or less)
- **Seats:** 125 (more or less)
- **Zoned:** IC-1



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Click [here](#) to enlarge panoramic ↓

↑ Click [here](#) to enlarge panoramic



125 seats more less = about 36 table chairs, 89 bench seats



**Chattels** (anticipated to be included)

Hood	Prep table	Pasta table
Walk-in cooler	Beverage cooler	Tables
Chairs	3-compartment sink	Dining room mostly intact

## Restaurants

Red Lobster	0.1
Pizza Hut	0.1
Wendy's Old Fashioned Hamburgers	0.1
Teddy's Restaurant & Deli	0.1
Pizza Pizza	0.2
Mary Browns	0.3
Dines Family Restaurant	0.3
East Side Mario's	0.5
Taco Bell	0.5
Caseys Bar & Grill	0.6
Harpo's Restaurant	0.7
Fazio's Restaurant & Wine Experience	1.0
Rainbow Restaurant Oshawa	1.0
The Keg Steakhouse & Bar	1.0
New Globe Restaurant	1.1

## Coffee

Tim Hortons	0.6
Coffee Culture & Eatery	0.9
Tim Hortons	0.9
Country Style	1.2
Kings Court Catering	1.2
Shez J J's Cafe	1.2
Golden Tai Cafe & Restaurant	1.2
Tim Hortons	1.3

## Groceries

Siva's Mart	0.4
Metro (Supermarkets)	0.5
Fruits & Passion	0.5
Mega Food Market	1.0
Real Canadian Superstore	1.1
New Helen's Mini Supermarket	1.2
Braemor Garden Fresh Market	1.5
One Stop Shopping	1.5
Cubert Milk & Variety	1.6
Oshawa Discount Centre	1.6
C & H Variety Store	2.1
Price Chopper	2.5
Sobeys	3.1
Price Chopper	3.3

## Shopping

Shoppers Drug Mart	0.3
Medico Pharmacy	0.3
American Eagle Outfitters	0.5
West 49 Oshawa Shopping Centre	0.5
Rexall Pharma Plus	0.5
Churchills Crossings Men's Wear	0.5
Danier Leather	0.5
Gap	0.5
Garage Clothing Co (The)	0.5
Lululemon athletica Oshawa Centre	0.5
Rexall Pharma Plus	0.5
Shoppers Drug Mart	0.5
Sport Chek	0.5
Tip Top Tailors	0.5
Mark's Work Wearhouse	0.5
Zellers Pharmacy	0.6

## Banking

Credit Union Central of Ontario LTD	0.1
TD Canada Trust	0.2
CIBC	0.5
BMO Bank of Montreal	0.6
Scotiabank	0.7
Bank of Nova Scotia	0.7
TD Canada Trust	0.7
RBC Royal Bank of Canada	0.8
Province of Ontario Savings Office	0.8
Auto Workers Community Credit Union	0.9
CIBC	0.9
BMO Bank of Montreal	0.9

## Schools

Oshawa Speech And Language Centre	0.3
Durham Alternative Secondary School	0.4
Trillium College (Oshawa)	0.6
Career School Of Hair & Nails	0.7
Durham Continuing Education	0.8
Oshawa Central Collegiate Institute	0.9
Art & Technique Academy Of Hairstyling	1.0
Grade Expectations Learning Centres	1.0
Happy Tots Day Nursery	1.0
Village Union Public School	1.1
St. Gregory Catholic School	1.2
Durham Business & Computer College	1.2
Waverly Public School	1.2
Durham Catholic District School Board	1.3

## Parks

McLaughlin Park	1.9
Bathe Park	1.9

## Books

Oshawa Public Library	0.8
Paraphernalia Books 'N' Stuff	0.9
High Tech	0.9
Worlds Collide	1.0
Computer Mechanics (The)	1.1
Skyfox Games	1.3

## Pubs

Murphy's Pub And Grill	0.9
The Stags Head Pub And Grill	1.0
Riley's Pub	1.3

## Entertainment

Famous Players Oshawa Centre 8	0.6
Port Hope Drive In	0.9

## Fitness

Chathamson Tai Chi	0.1
Platinum Family Fitness	0.5
GoodLife Fitness 24 Hour	0.5
Eternal Hot Yoga	0.6
Your Pilates Place	0.6
Arts Resource Centre	0.6
Wong's Institute Of Martial Arts Inc	0.9
Rhythm Dynamix Dance	0.9
Yoga, The Conference and Show	0.9
CNIB (Cdn Nat'l Institute For The Blind)	1.2
Durham Family YMCA	1.3
Motor City Amateur Boxing Club	1.4
Civic Auditorium Complex	1.5
Curves	2.2
Premier Fitness	4.6

**Distance (in km) from the  
Subject Property to Other  
Retailers and Amenities**