

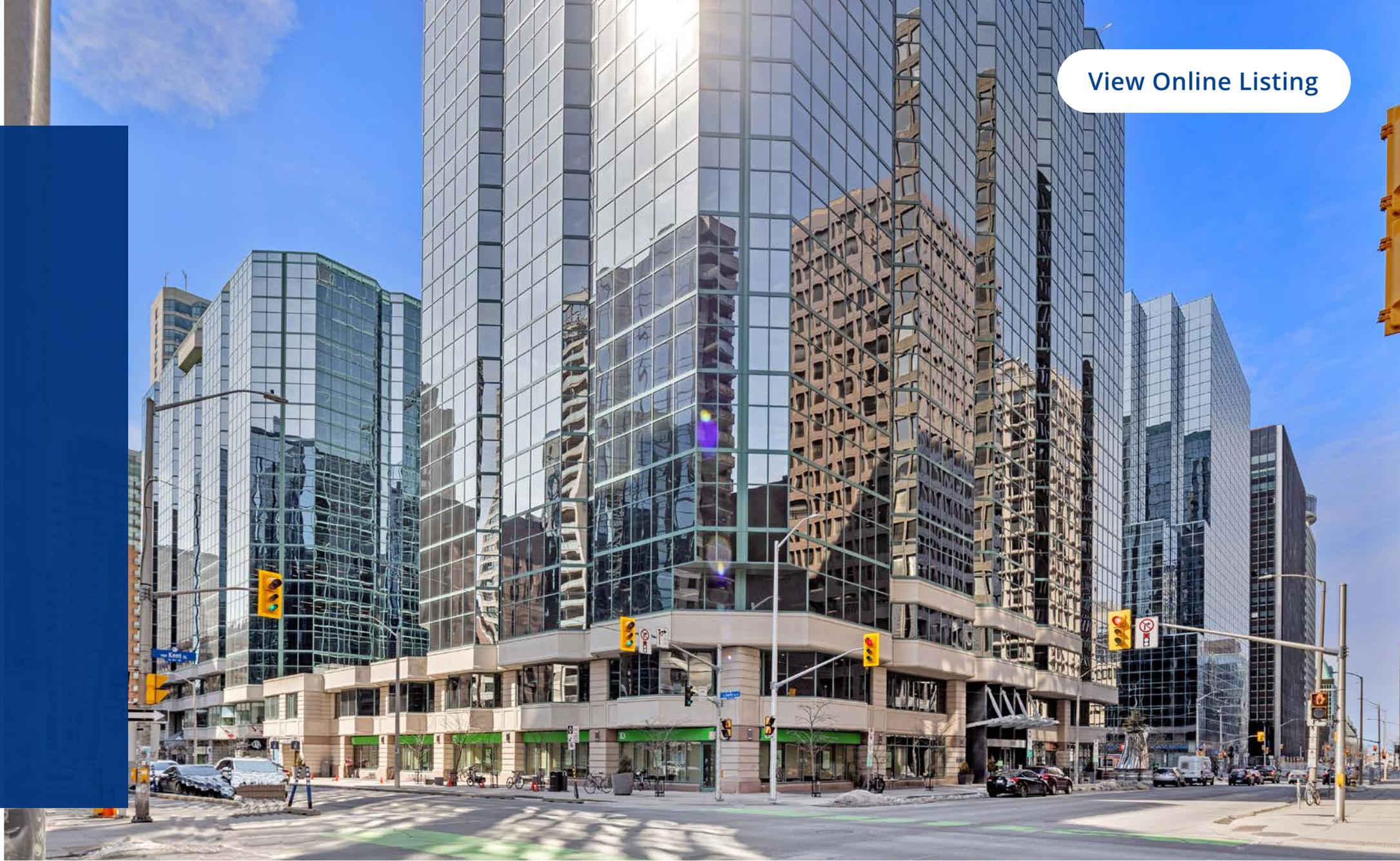
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Retail For Lease

Minto Place

Bright and Professional
Retail Opportunity!

407 Laurier Avenue



Ottawa | Ontario

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Accelerating success.

* Sales Representative

Property Overview

This is the best place to expand your business - right in the heart of Ottawa.

Address: 407 Laurier Avenue

Building Size: 80,353 SF

Unit 5 703 SF

Additional Rent: \$32.68 PSF (2024)

Unit 12 445 SF

Additional Rent: \$28.18 PSF (2023)

Unit 15 3,274 SF

Additional Rent: \$28.18 PSF (2023)

Unit 22A 816 SF

Additional Rent: \$31.43 PSF (2023)

Rentable Area:

Unit 52B 657 SF

Additional Rent: \$31.59 PSF (2024)

Unit 180-3 463 SF

Additional Rent: \$27.97 PSF (2023)

Unit 180-4 936 SF

Additional Rent: \$25.71 PSF (2024)

Net Rent: Contact listing agent

Notable Tenants



407 Laurier Avenue
481.16 SF available



Underground parking available

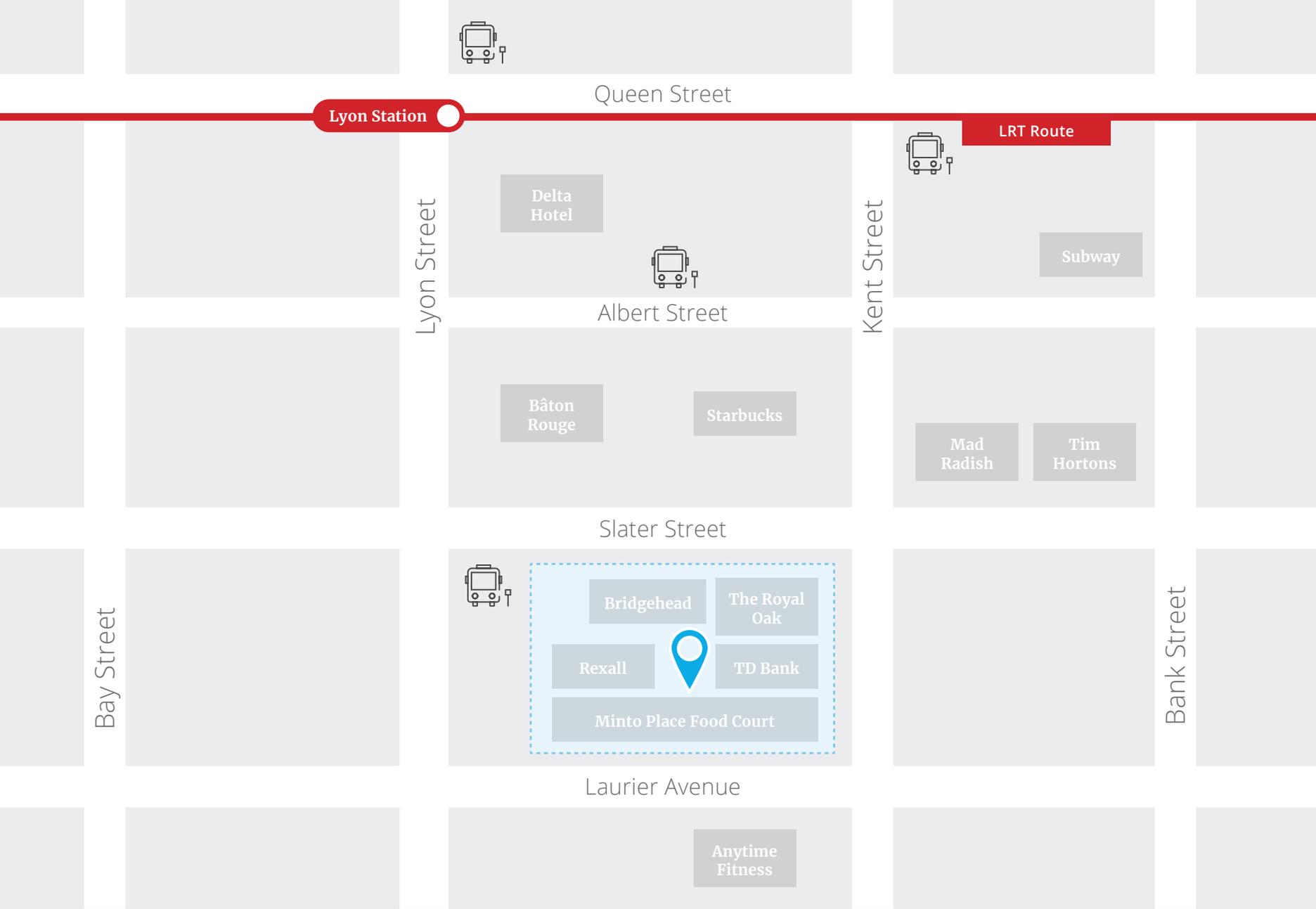


Amenity rich location



3 minute drive to Highway 417

Immediate Area & Building Specifications



Demographics 5km Radius



Total Population

237,641



Average Household Size

1.9



Average Age

41.8



Average Household Income

\$106,629.73



Average Household Expenditure

\$109,550



Bike Score

98



Transit Score

90



Walk Score

97

Travel Distances

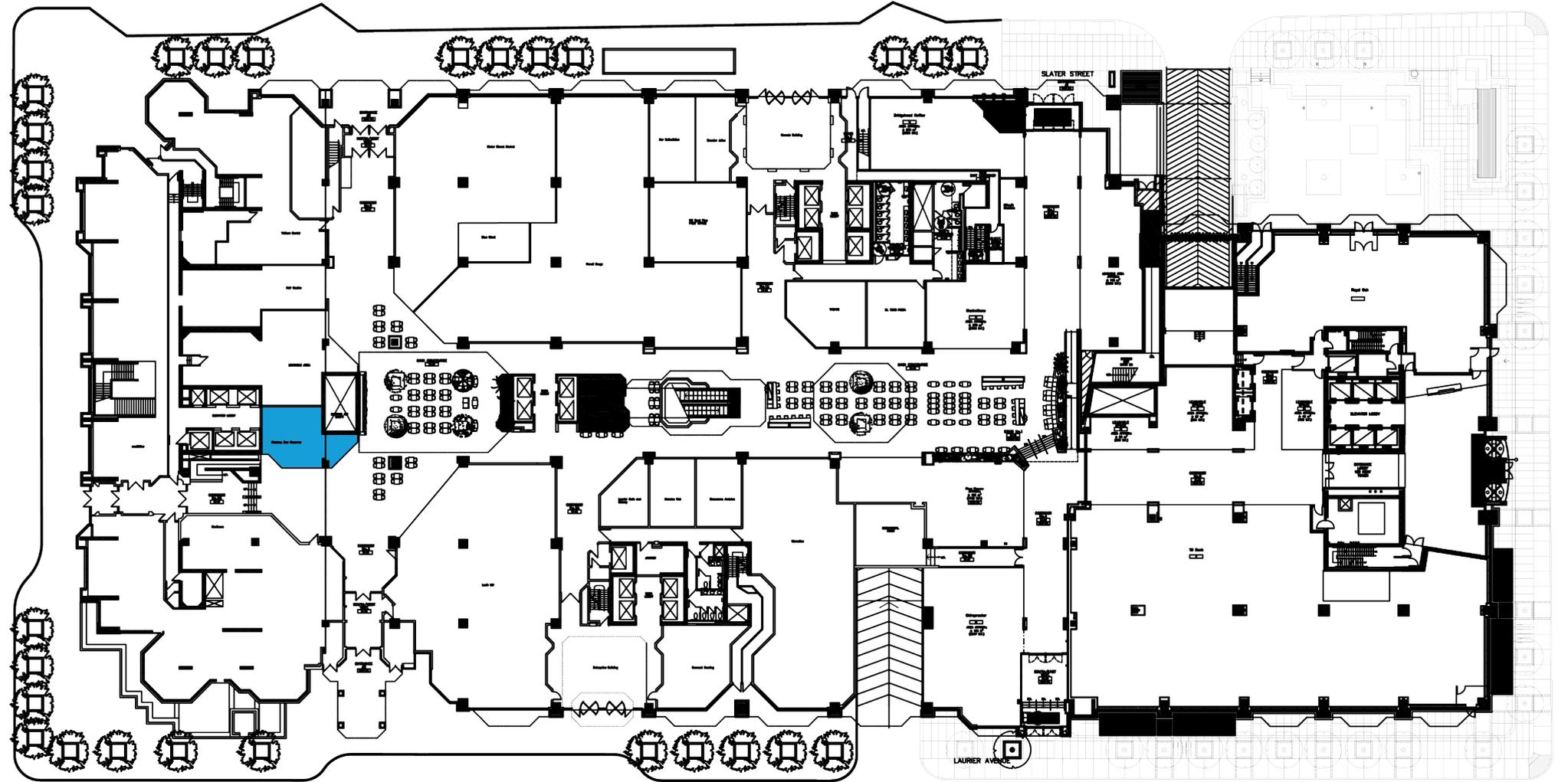
Highway 417	1.2 km 3 Min
Gatineau, Quebec	9 km 13 Mins
Nepean, Ottawa	12 km 20 Mins
Kanata, Ottawa	20 km 18 Mins
Ottawa International Airport	12 km 15 Mins

Available Space

407 Laurier Avenue - Unit 5 - 703 SF

Net Rent:
Contact Listing Agent

Additional Rent (2024):
\$32.68 PSF

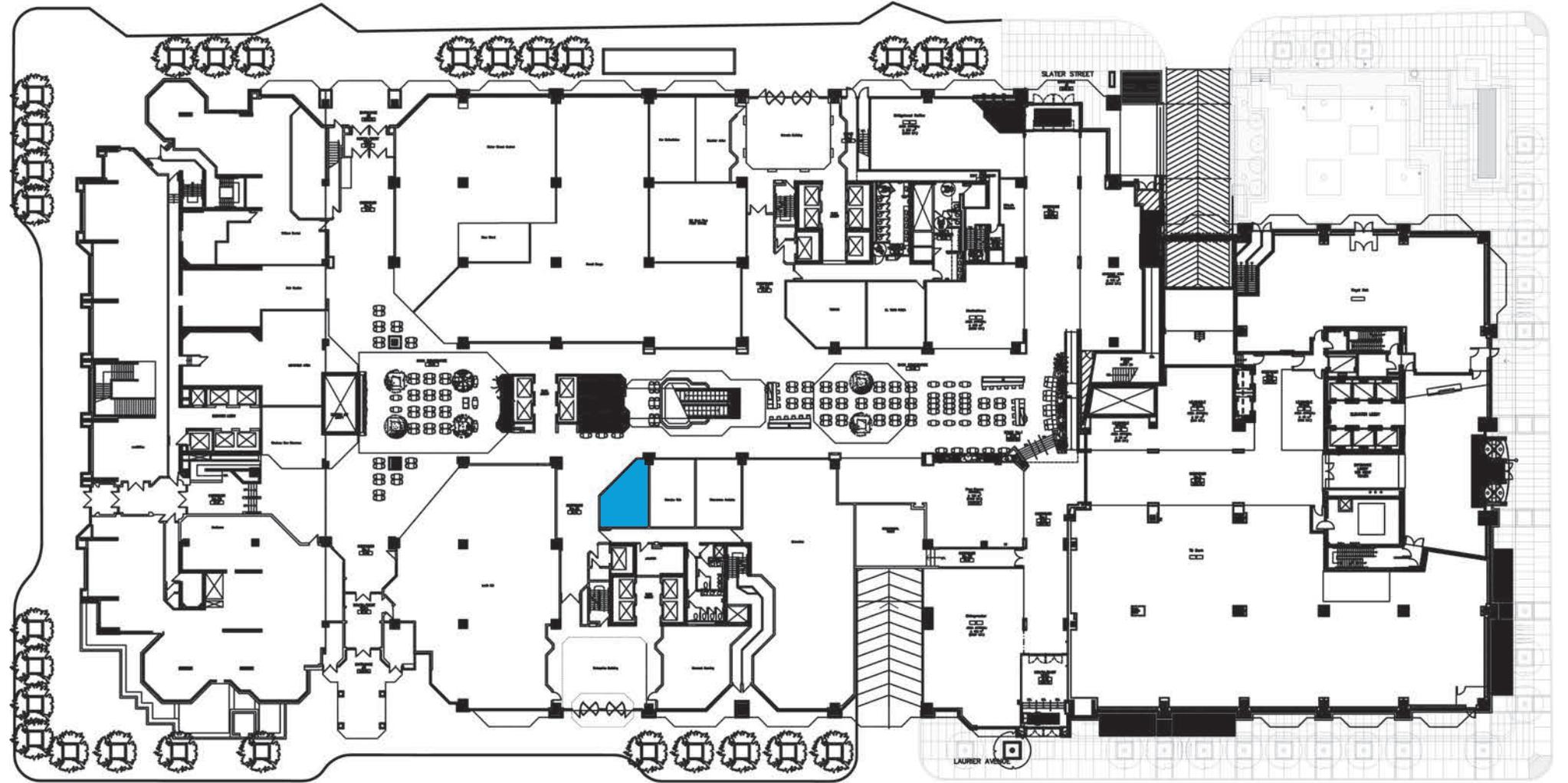
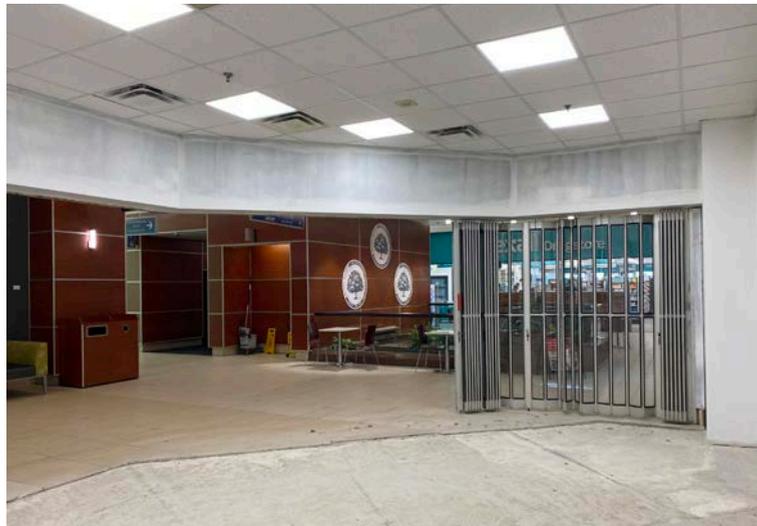


Available Space

407 Laurier Avenue - Unit 12 - 445 SF

Net Rent:
Contact Listing Agent

Additional Rent (2023):
\$28.18 PSF

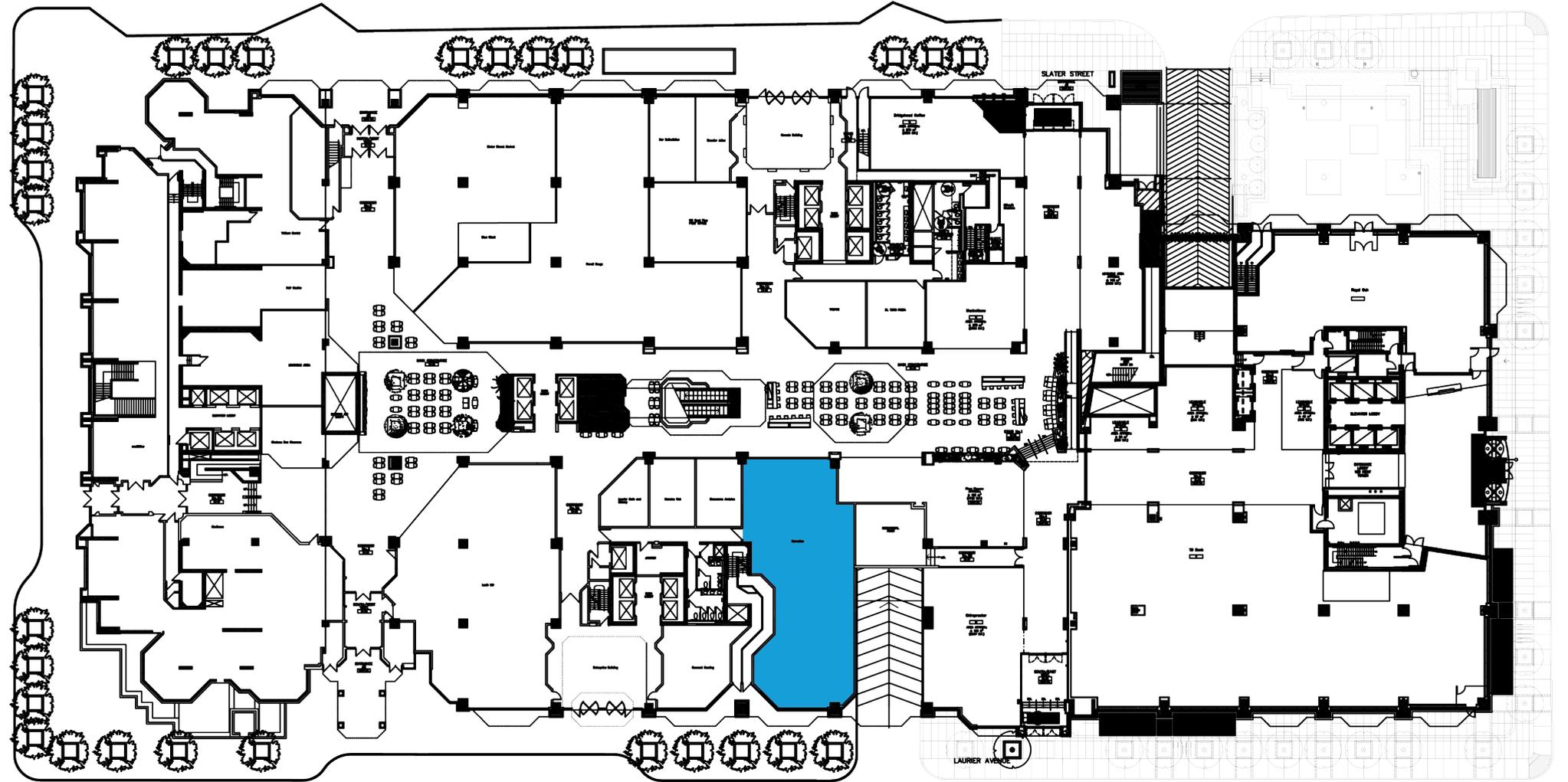


Available Space

407 Laurier Avenue - Unit 15 - 3,274 SF

Net Rent:
Contact Listing Agent

Additional Rent (2023):
\$28.18 PSF

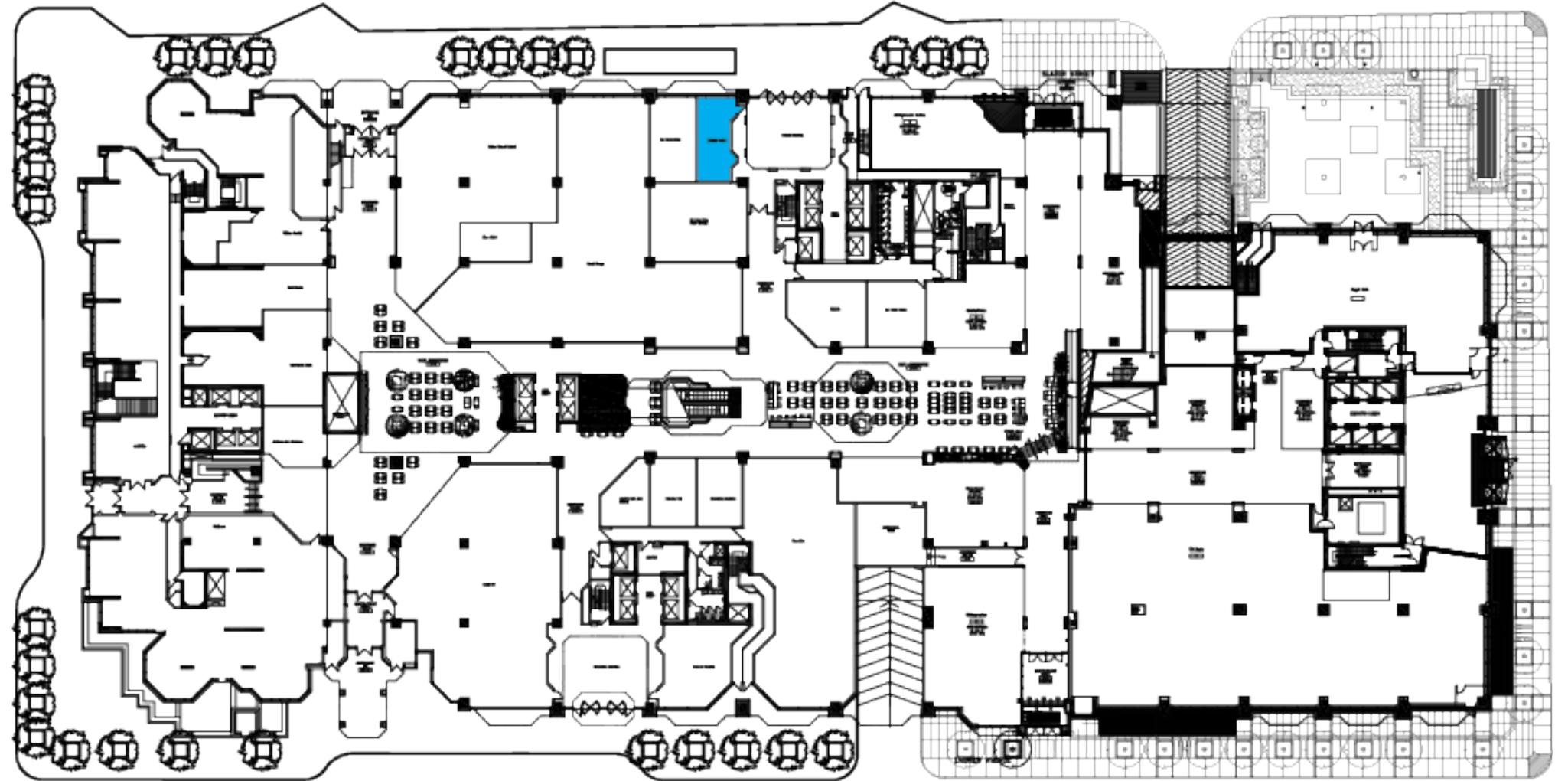


Available Space

407 Laurier Avenue - Unit 22A - 816 SF

Net Rent:
Contact Listing Agent

Additional Rent (2023):
\$31.43 PSF

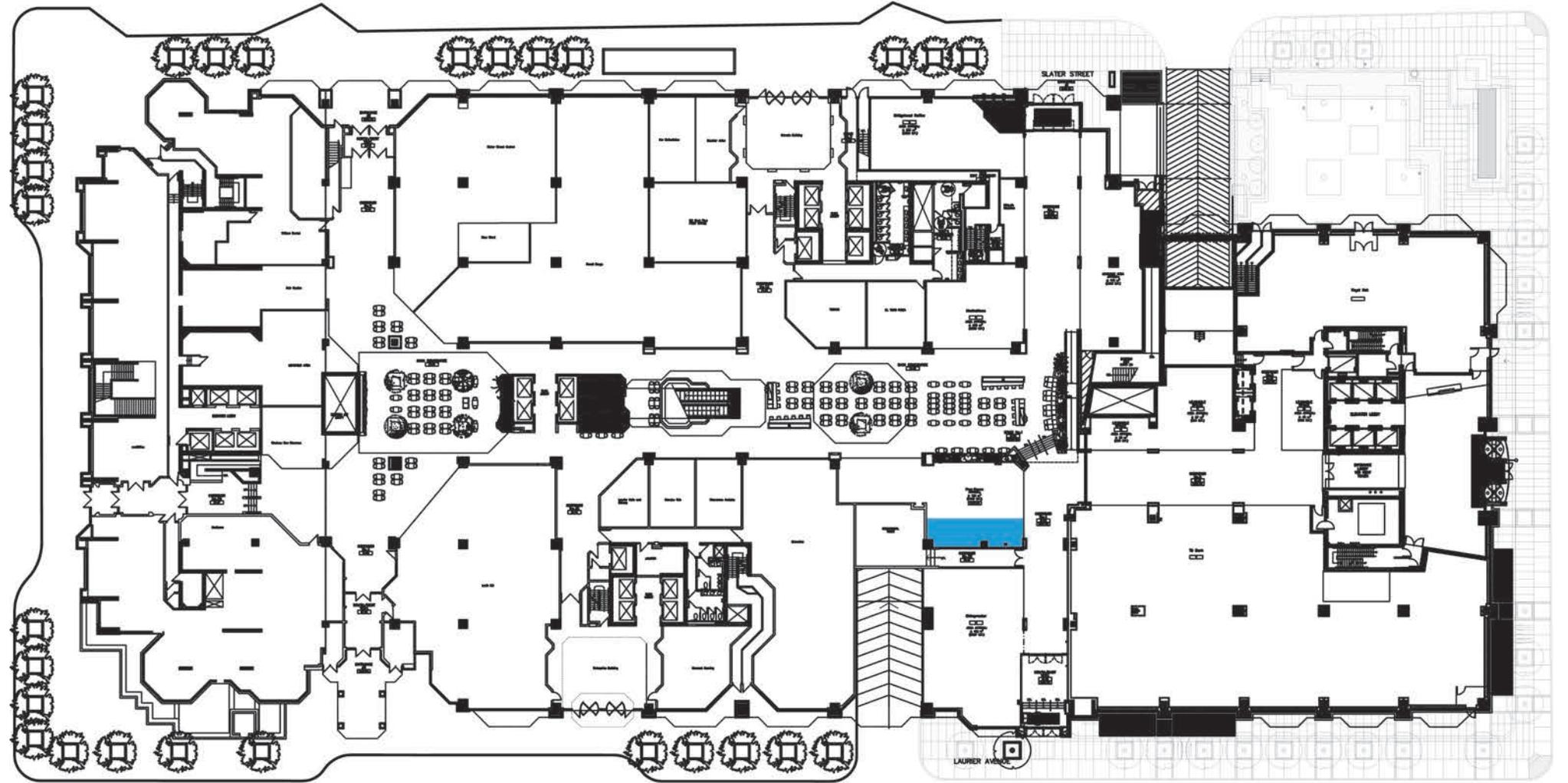


Available Space

407 Laurier Avenue - Unit 52B - 657 SF

Net Rent:
Contact Listing Agent

Additional Rent (2024):
\$31.59 PSF

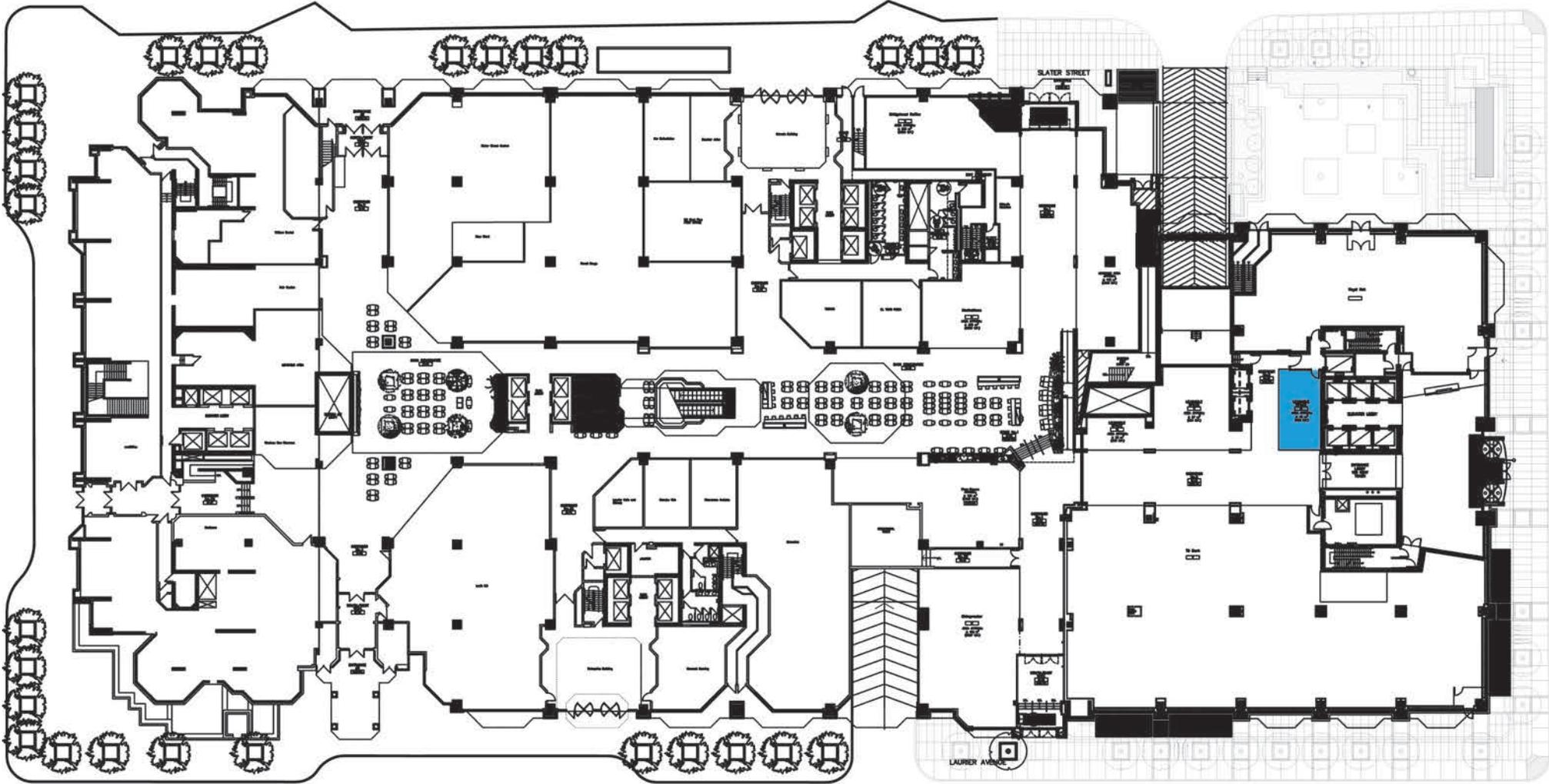


Available Space

407 Laurier Avenue - Unit 180-3 - 463 SF

Net Rent:
Contact Listing Agent

Additional Rent (2023):
\$21.97 PSF

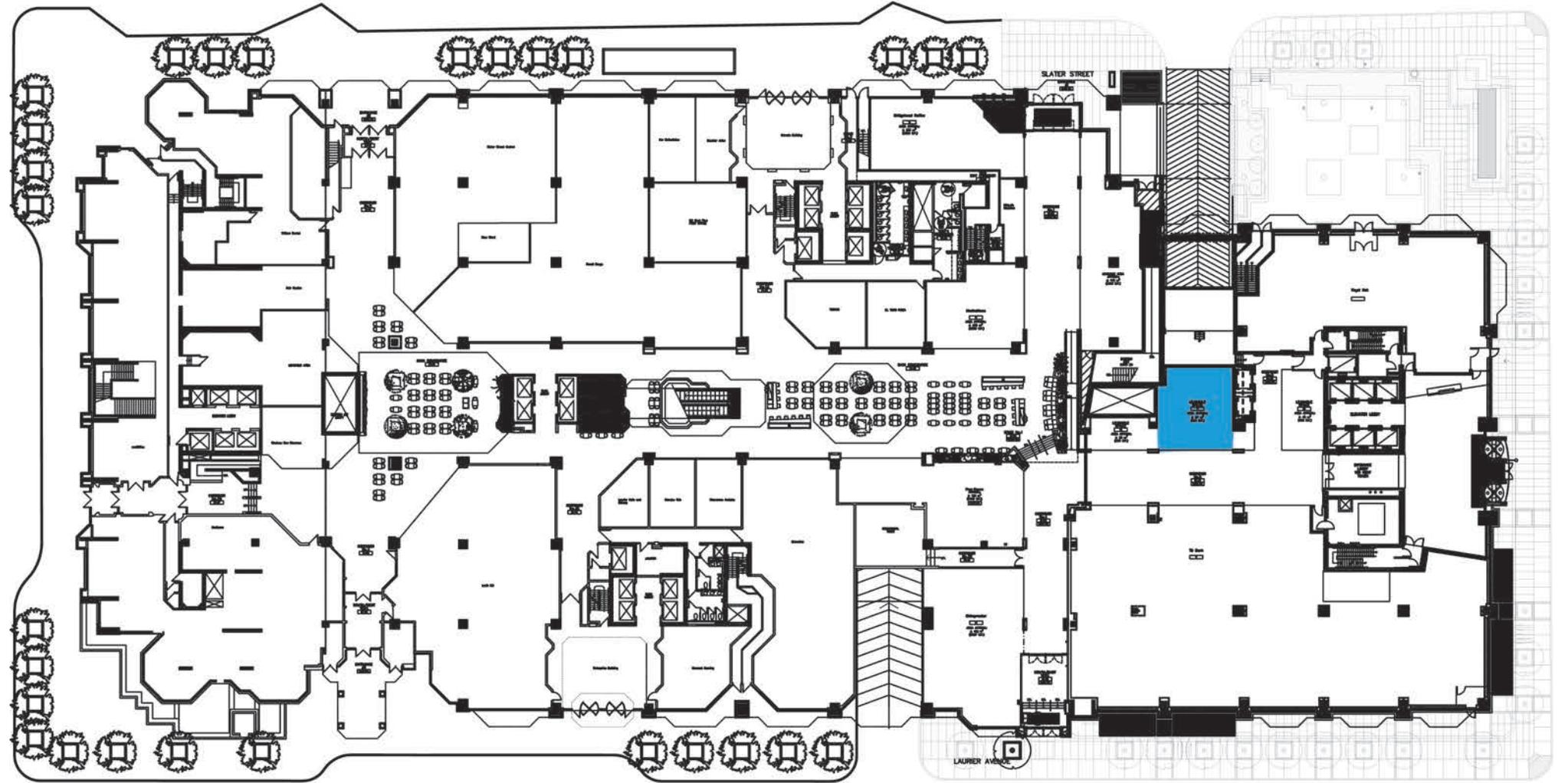
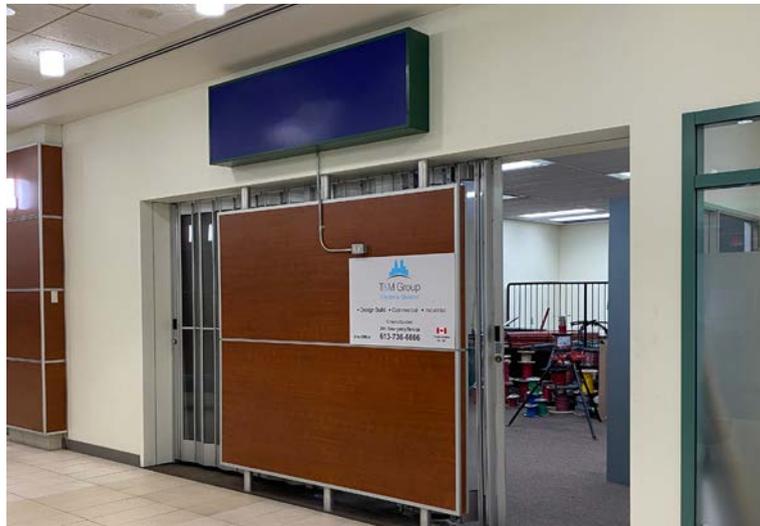


Available Space

407 Laurier Avenue - Unit 180-4 - 936 SF

Net Rent:
Contact Listing Agent

Additional Rent (2024):
\$25.71 PSF



180 Kent Street - Atrium



Units Available





[View Online Listing](#)

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