

OFFICE SPACE

117 CENTREPOINTE DRIVE, #340

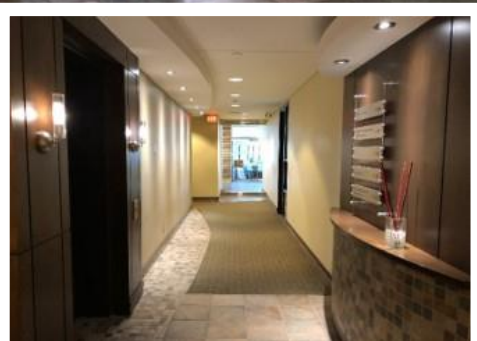
Ottawa, Ontario

SUMMARY

Turnkey professional third floor office space available. Location offers ample parking and is within walking distance of College Square, Centrepointhe Theatre, Ben Franklin Place, Algonquin College, and OC Transpo's Baseline Station. Royal Oak Restaurant on site. Beautifully well-maintained building. Current layout includes one large open area combined with two enclosed offices featuring large windows facing north.

PROPERTY DETAILS

SIZE	Approx. 804 sq.ft
RENTAL RATE	\$20.00 per sq.ft. triple net
ADDITIONAL RENT	\$18.08 per sq.ft. (estimated) year ending December 21, 2022 Includes heat & hydro
MONTHLY RENT	\$2,551.36 plus HST
PARKING	Ample, on site
AVAILABILITY	Immediate



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The particulars are submitted to the best of our knowledge and are subject to change without notice.

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117 CENTREPOINTE DRIVE, SUITE 340

