Colliers

Tenant Incentives Available

Please contact agents for details

36 Solutions Drive | Halifax, NS

Ravine Centre.
Where **life-work balance** is achieved.

Greg Brewster, LEED AP
Senior Vice President, Office Leasing
+1 902 488 7873 (Mobile)
Greg.Brewster@colliers.com

Matthew Graham
Senior Sales and Leasing Representative
+1 902 210 5096 (Mobile)
Matthew.Graham@colliers.com

Property Overview

Ravine Centre

Promoting productivity for the modern workforce.

Ravine Centre. An inviting business campus with welcoming office environments and space flexibility, allowing for efficient solutions and appeal that will bring employees back to the office.

The property offers a serene vibe with green spaces and wooded walking trails, ideal for relaxing and recharging. Perfectly located in Clayton Park West, employees will appreciate being minutes from great amenities and public transit access. The overall result is less stress, and a greater sense of well-being that benefits everyone.

Features

- Surface and below grade parking available (partially enclosed)
- Electric vehicle charging stations
- Rooftop patio
- Ground floor patio with community garden
- On-site property management
- Flexible floor plates
- Shared enclosed/secure loading bay
- On-site security and patrols

It’s all about the location.

- Just off Lacewood Drive, the main traffic route through Clayton Park West & Bayers Lake
- Surrounded by beautiful green space, parks, and wooded walking trails
- Steps away from countless amenities:
  Canada Games Centre, Mainland Commons, restaurants, cafes, banking, shopping, grocery, hotel
- 3 minute walk to Lacewood Transit Terminal
- Close proximity to Highway 102 allows for timely commutes to major areas of HRM:

Bedford	10 minutes (10km)
Lower Sackville	11 minutes (14km)
Downtown Halifax	18 minutes (11km)

Close to main traffic routes

Steps away from transit

Numerous walking trails, parks

Countless amenities

Ravine Centre One

Address	36 Solutions Drive
Year Built	2001
Site Area	81,732 SF, over four floors
Parking	Surface, ~3.5:1,000 SF Below grade (partially enclosed)

Available Space

Suite	Size	Availability
Second Floor	up to 16,176 SF	Subject to negotiation
406	2,118 SF	Immediately

Rents

Net Rent	$19.00 PSF
Additional Rent	$20.27 PSF (2026) est. **includes in-suite cleaning, power*

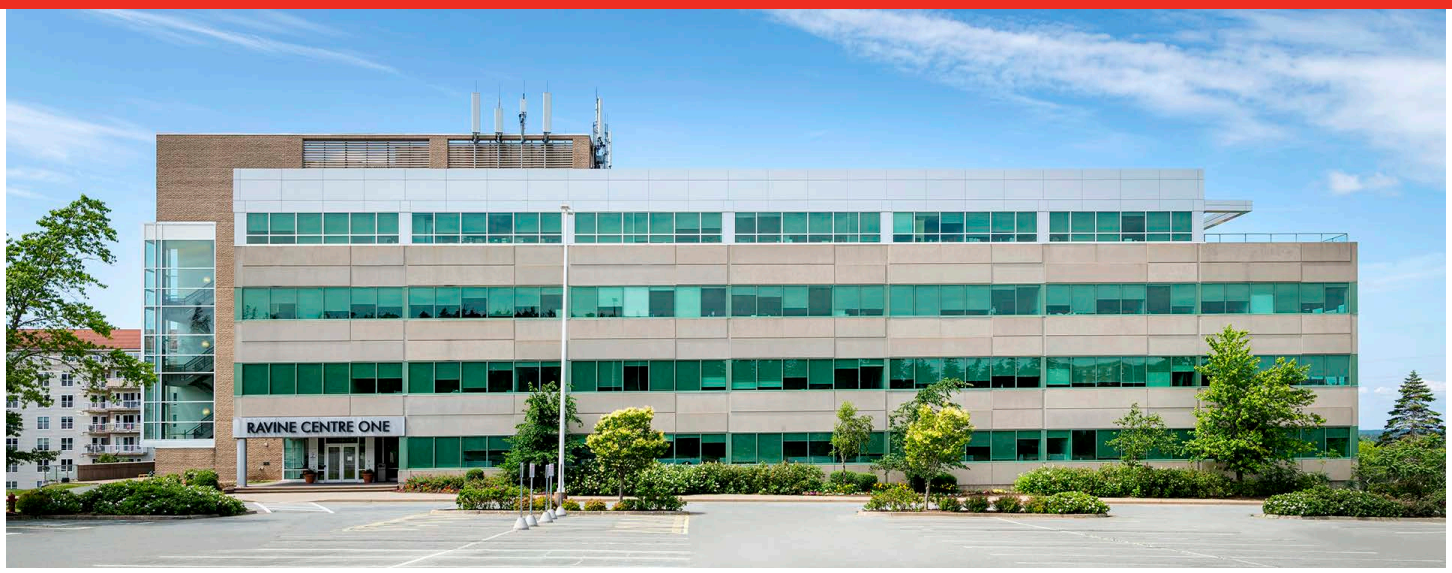
TI Allowance

Negotiable per tenant / term

Building Features

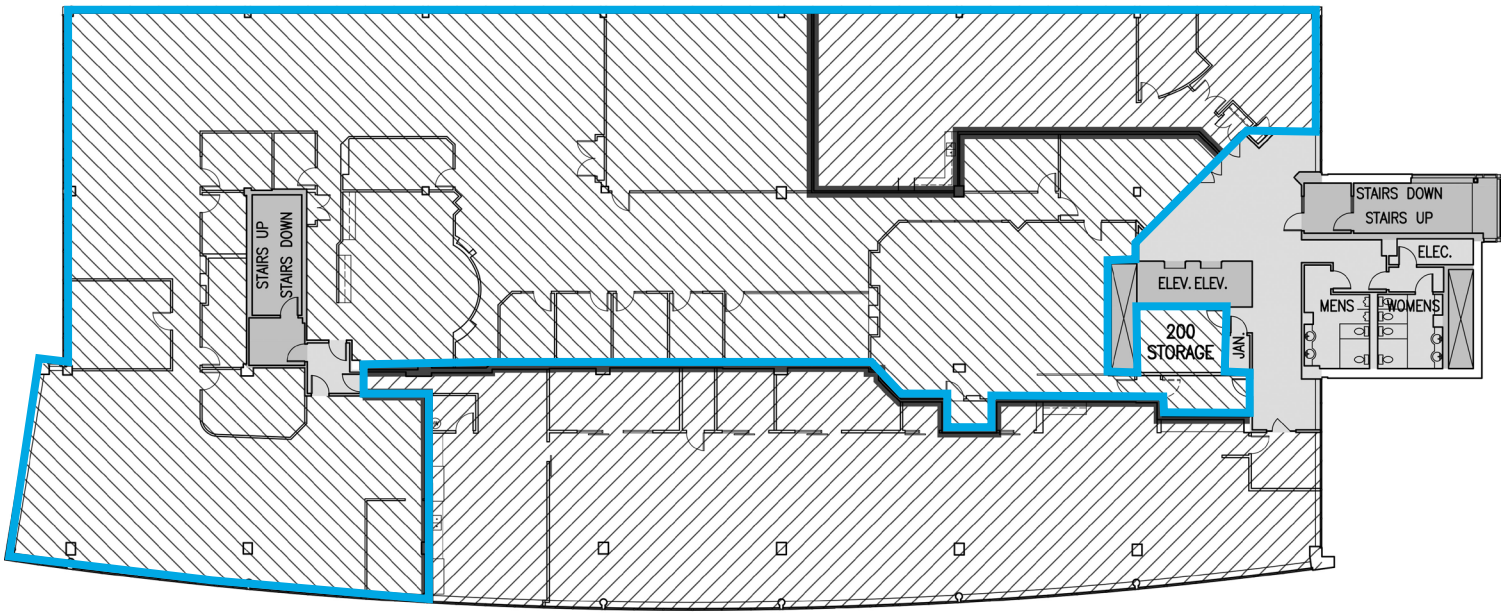
- Rooftop patio for tenants and guests
- On-site cafe
- Elevator servicing all floors
- Ground floor patio with community garden
- Shared enclosed/secure loading bay

Tenant Incentives Available *(contact agents for details)*



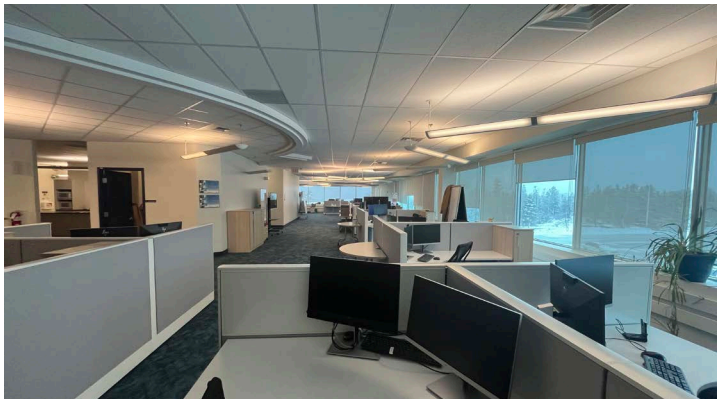
Floor Plans

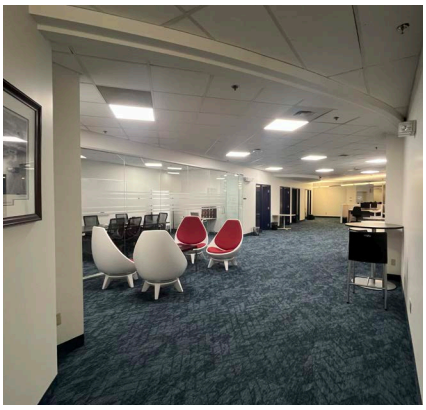
Second Floor

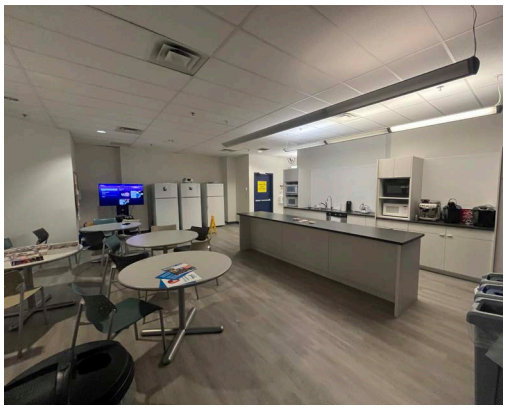


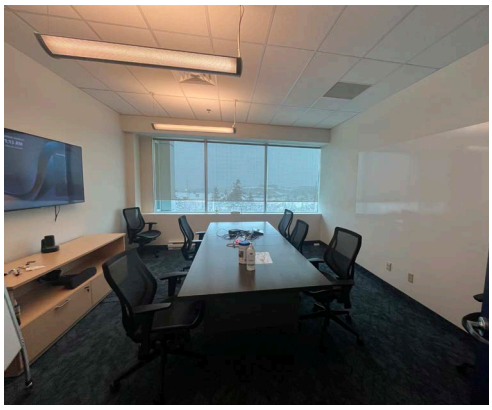
Second Floor | up to 16,176 SF

- Office leaseholds in place
- Elevator frontage
- Lots of natural light
- Availability subject to negotiation



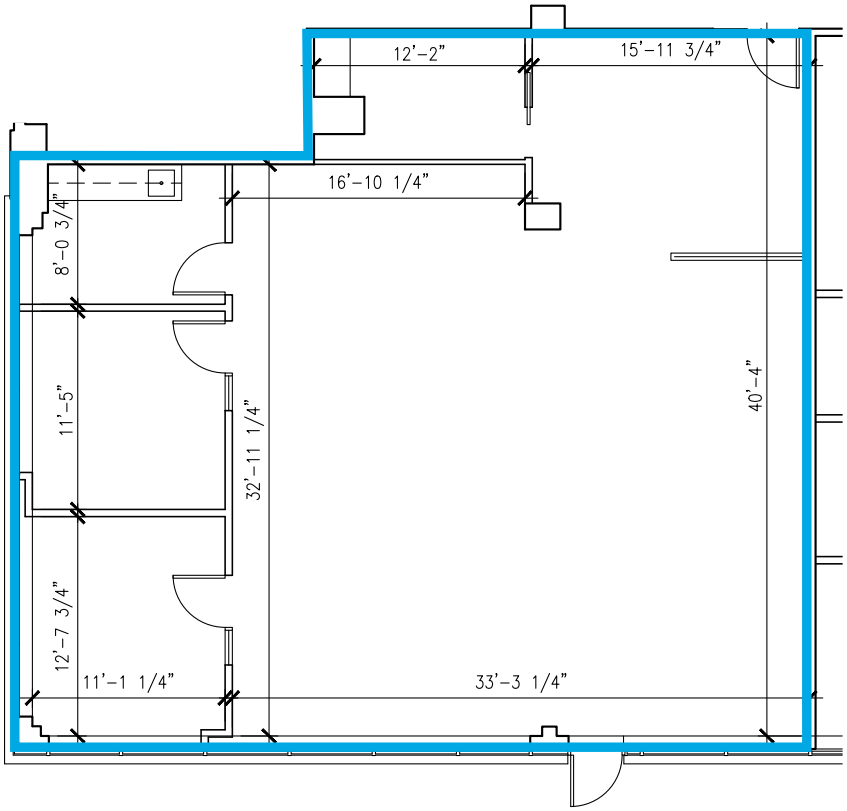






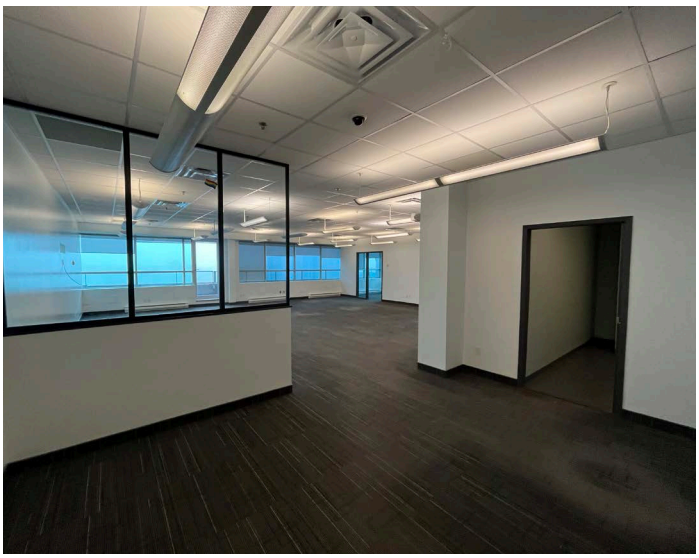
Floor Plans

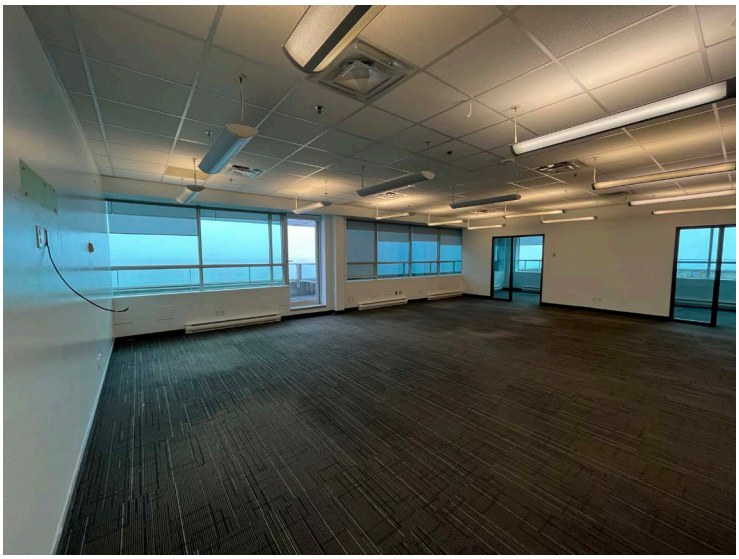
Fourth Floor



Suite 406 | 2,118 SF

- Open layout, 2 private offices, kitchenette, reception area, storage
- Direct access to rooftop patio
- Fourth floor location
- Available immediately





36 Solutions Drive | Halifax, NS

Greg Brewster, LEED AP

Senior Vice President, Office Leasing
+1 902 488 7873 (Mobile)
Greg.Brewster@colliers.com

Matthew Graham

Senior Sales and Leasing Representative
+1 902 210 5096 (Mobile)
Matthew.Graham@colliers.com

Colliers Atlantic

2 Ralston Ave, Suite 100,
Dartmouth, NS B3B 1H7

This document has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and/or its licensor(s). Copyright © 2026. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers East NS Inc., Brokerage.