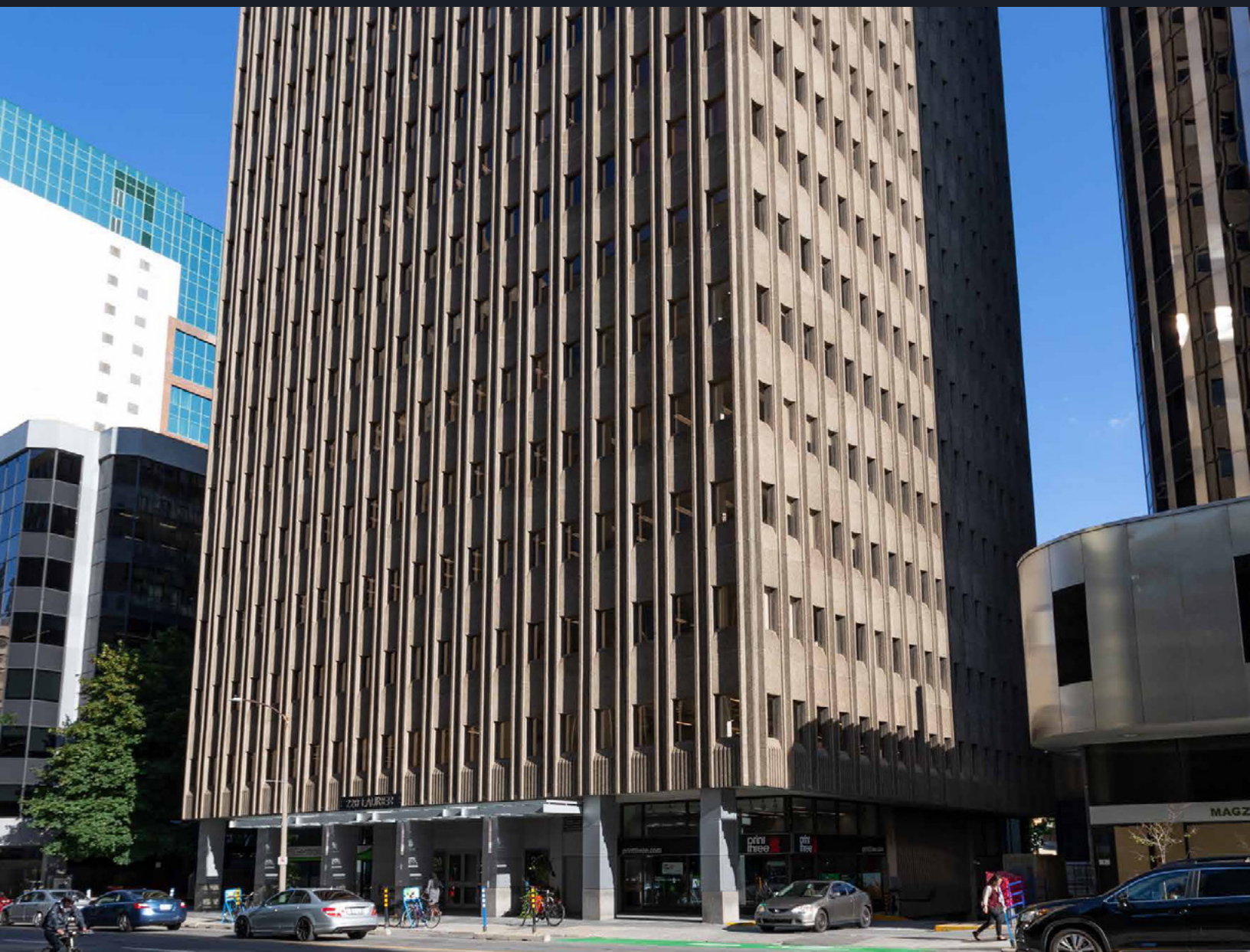


For Lease

220 Laurier Ave W

Ottawa, ON



Contact

Stephanie Lui*

Associate Vice President

613 323 7883

Stephanie.Lui@jll.com





127,000
Total SF



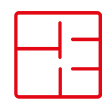
\$18.40
Additional Rent
(2024)



15
Floors



Certified
BOMA BEST



Open, efficient
and flexible
floor plates

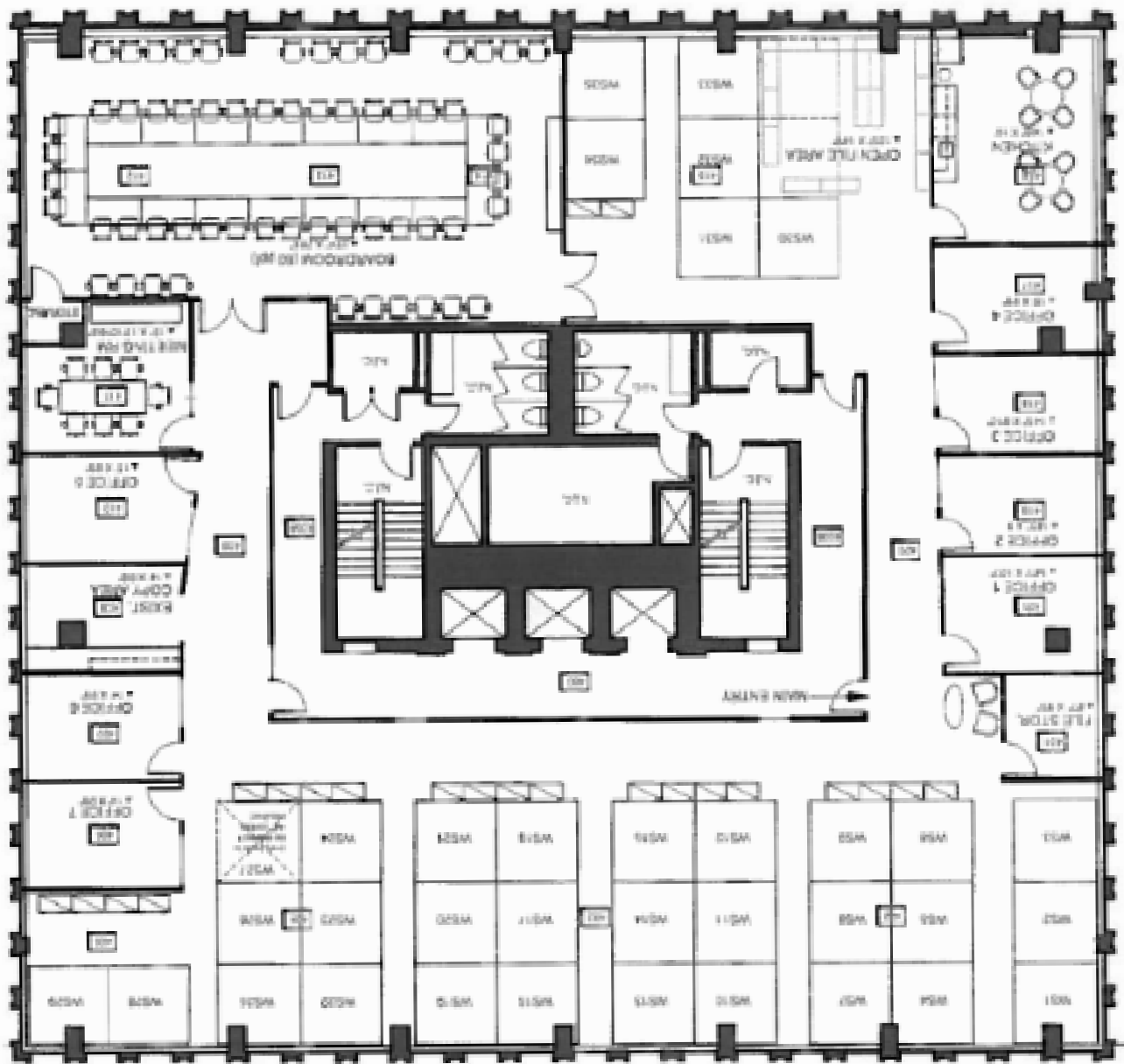
Features

- Recently renovated lobby and elevator system
- Washroom upgrades (completed in 2019)
- 24-hour access card system
- On-site tenant exclusive conference centre
- Three levels of tenant exclusive underground parking with 1 EV charging station
- Secured bicycle racks in underground parking garage
- Private on-site shower facilities



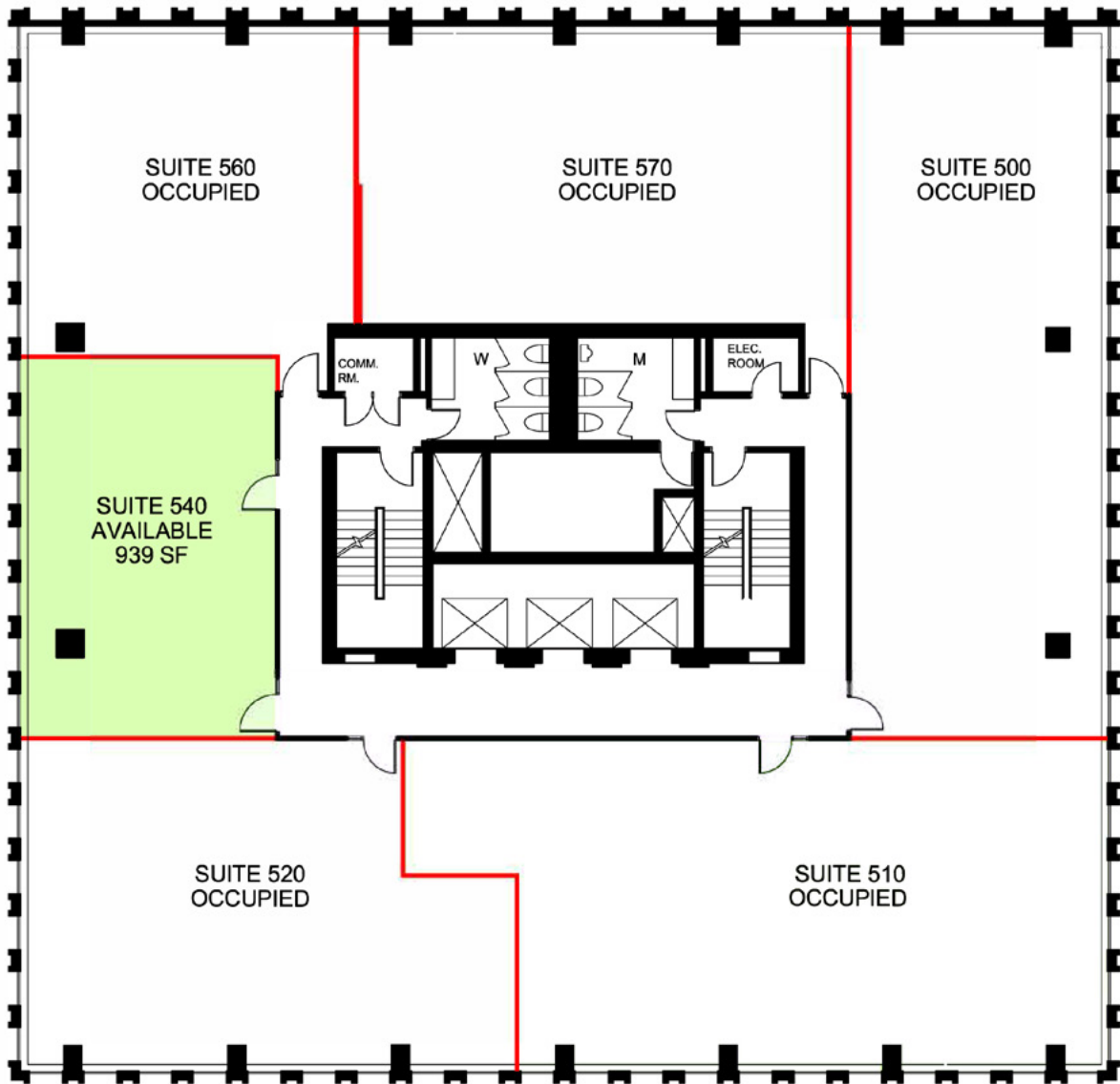
Suite 400: 8,690 SF

- Full floor opportunity, can be demised to 3,500 SF
- Mix of open and closed offices



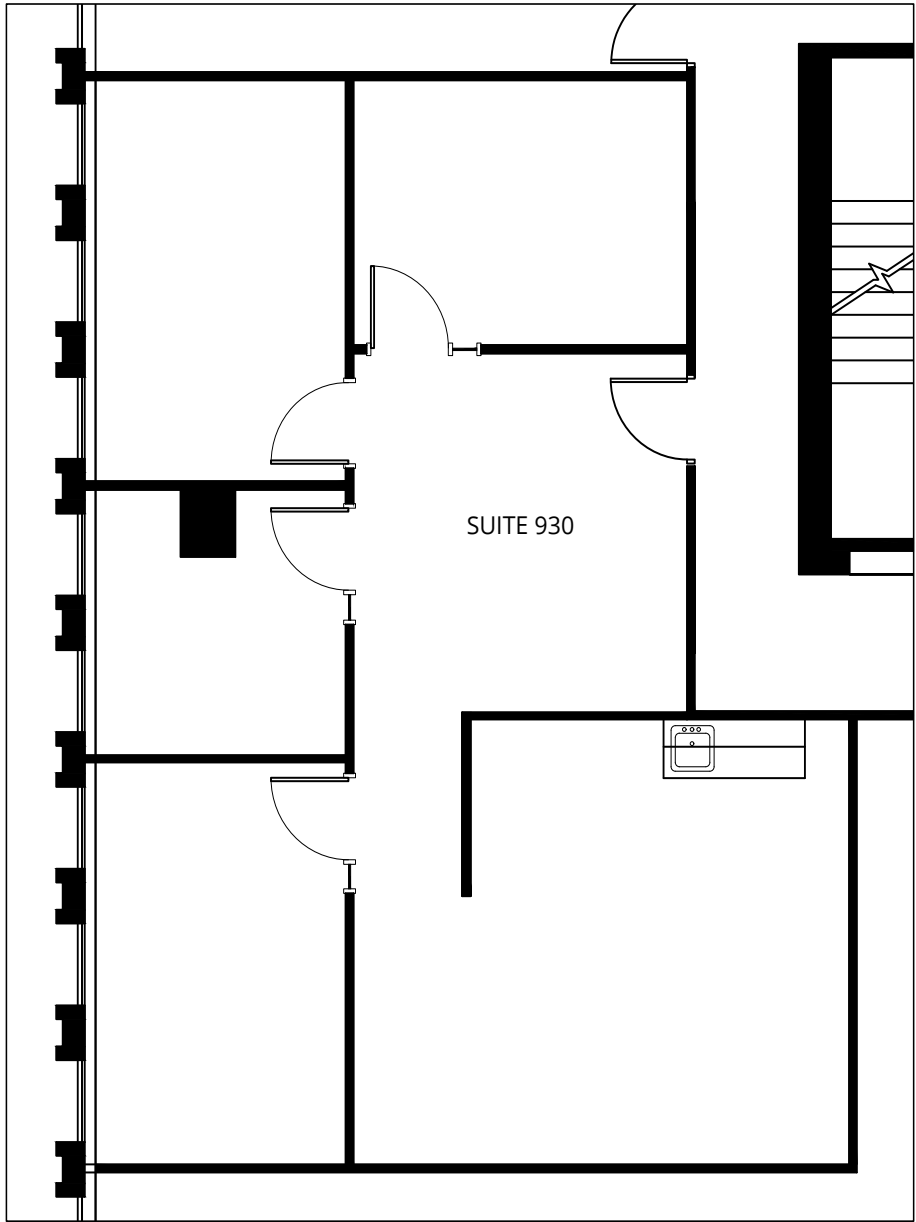
Suite 540: 939 SF

- Open concept space with kitchenette



Suite 930: 1,207 SF

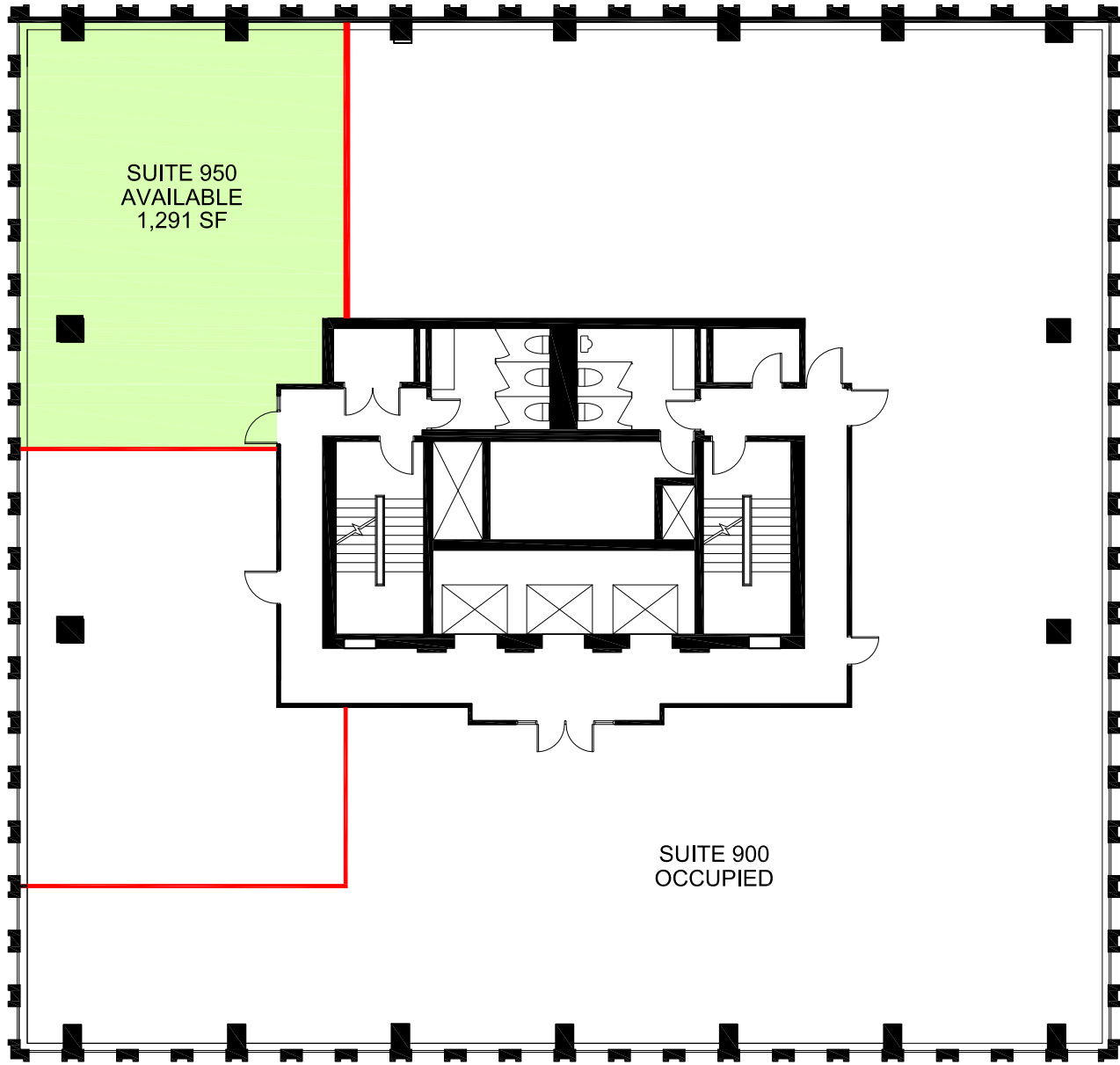
- Fully built space with 4 offices, 1 meeting room, reception and kitchenette
- Contiguous with Suite 950 (2,498 sfr)



Suite 950: 1,291 SF

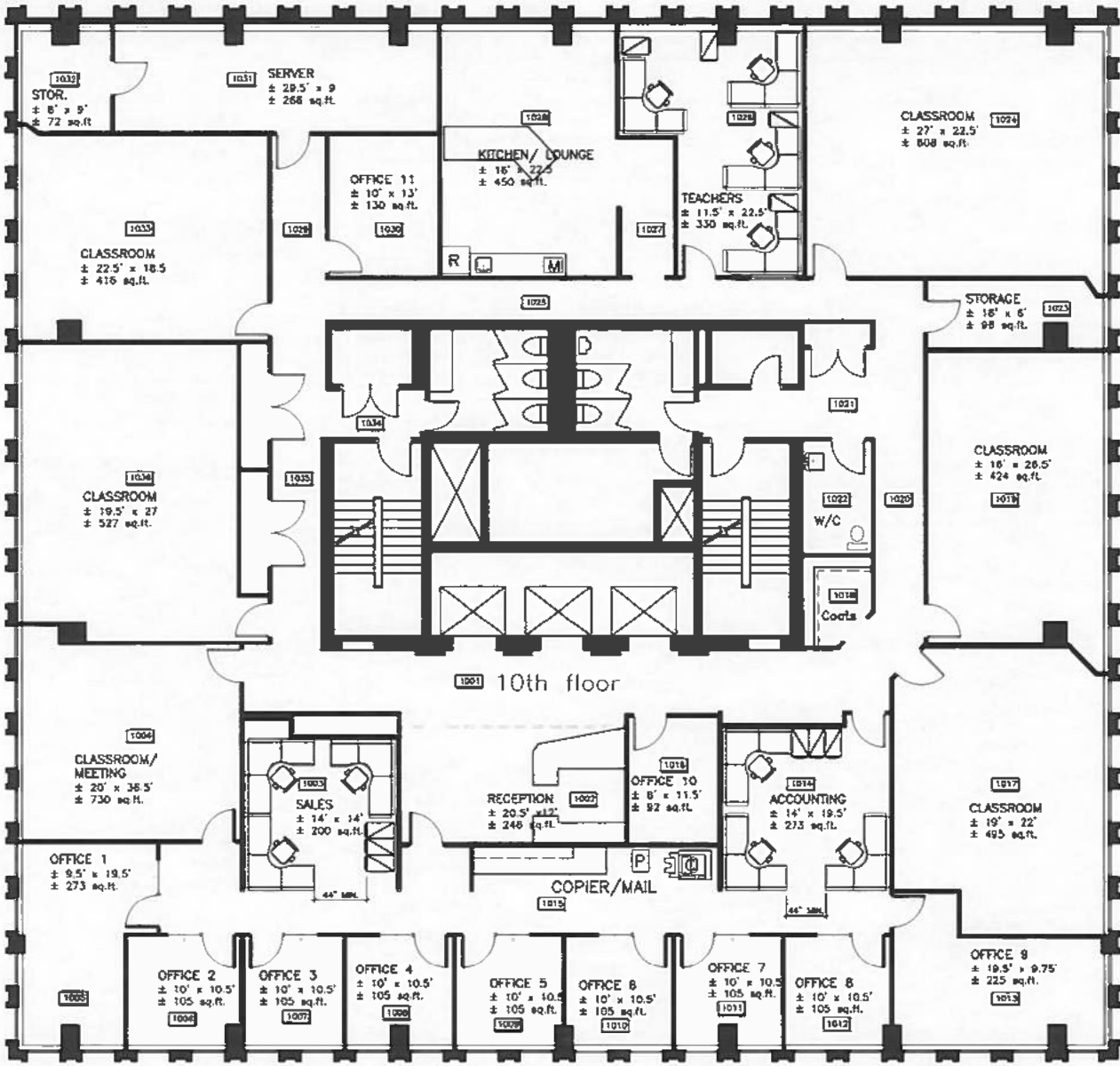
- Base building condition
- Contiguous with Suite 930 (2,498 sfr)

 VIEW VIRTUAL TOUR



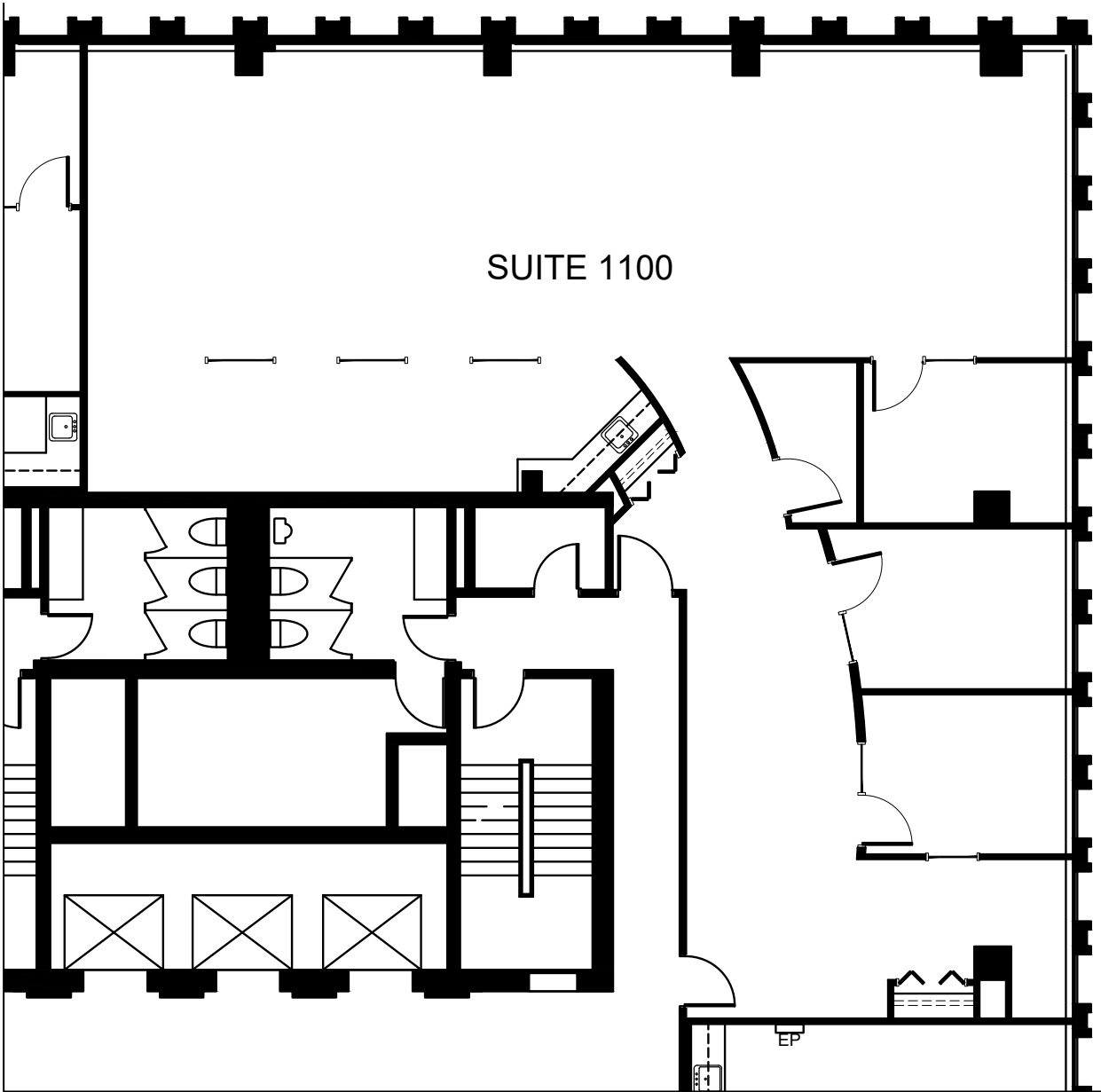
Suite 1000: 8,690 SF

- Full floor opportunity with no common corridor - mix of enclosed offices and meetings rooms, large kitchen and reception area



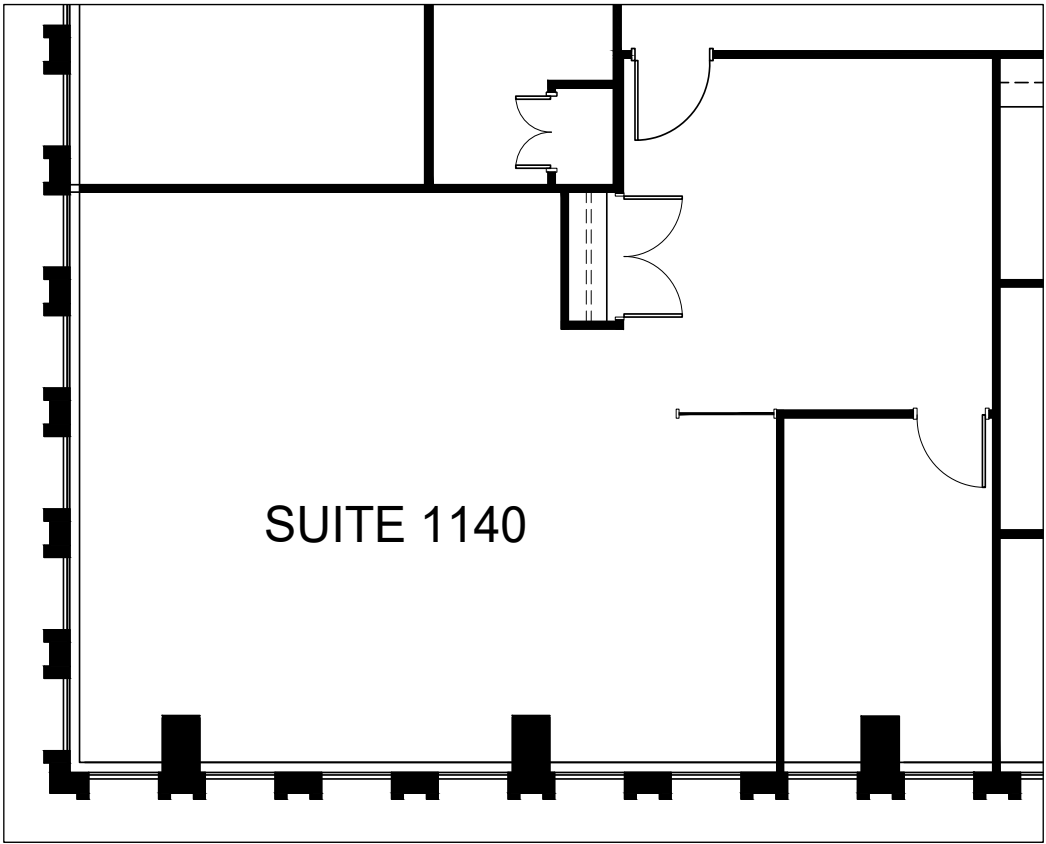
Suite 1100: 2,795 SF

- Fully built space; 3 offices, 1 meeting room, kitchen and open work stations



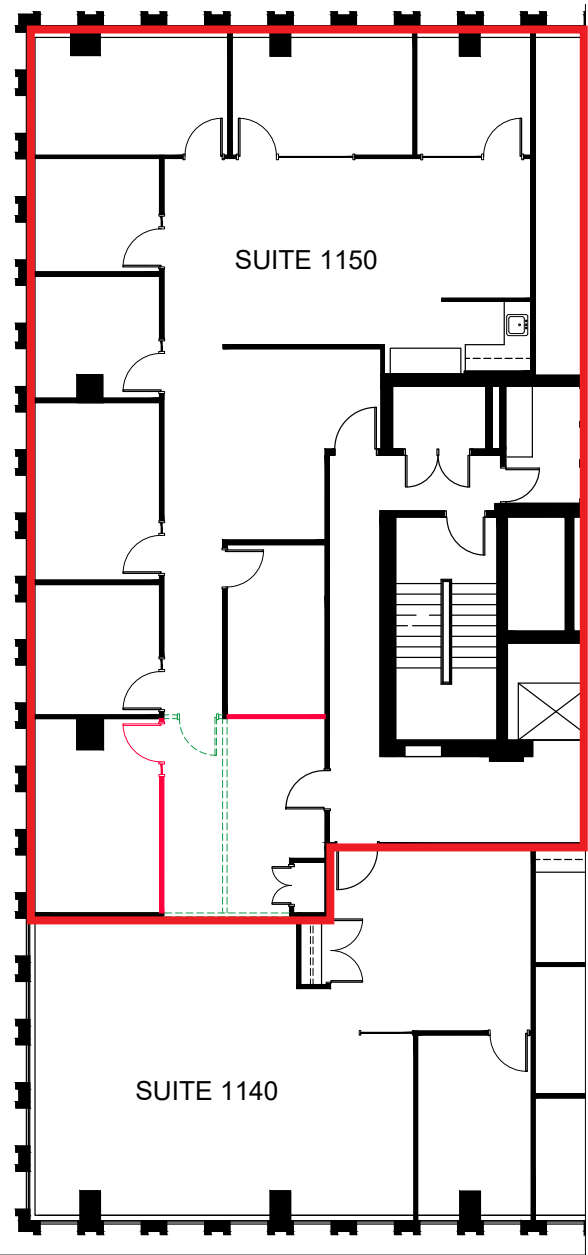
Suite 1140: 1,224 SF

- Fully improved space – new carpet, 1 enclosed office/meeting room and reception area
- Suite 1140 and Suite 1150 can be contiguous for 3,679 SF



Suite 1150: 2,455 SF

- Fully built space with 6 offices, 1 boardroom, kitchen and storage room.
- Available April 1, 2024
- Suite 1140 and Suite 1150 can be contiguous for 3,679 SF



Food

1. Parliament Pub

2. Bridgehead

3. Milestones

4. Metropolitan Brasserie

5. Courtyard

6. Sidedoor

7. Restaurant 18

8. Chez Lucien

9. Bier Markt

10. McDonald's

11. Starbucks
12. Tim Hortons

13. Sushi Kan 3

14. Eggspectation

15. Tosca

16. Rangoon

17. Grounded Kitchen

18. Clocktower

19. Johnny Farina

20. Beckta

21. Royal Oak

22. Mamma Teresa Ristorante

Retail

1. Rideau Centre

2. The Bay

3. LCBO

4. Shoppers Drug Mart
5. Chapters

6. Apple Store

7. Marcello's Market

Services

1. RBC

2. CIBC


3. Scotiabank


4. TD Bank


5. BMO

6. Bank of Canada

Other

-  Light Rail Station

 Bus Stop

 Parking

Driving Times

Ottawa International Airport	20 mins
Parliament Hill	4 mins



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Ottawa, ON

Contact

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