



For Lease: Office

# 92 Bentley Avenue

Second Floor Office Space in Nepean, Ontario

Here is where your  
business will *grow*.

**Lennard:**

333 Preston Street, Suite 420 Ottawa, ON  
613.963.2640

[lennard.com](http://lennard.com)

# 92 Bentley Avenue

Up to 5,000 SF of second floor office space available for lease near the intersection of Bentley Avenue and Gifford Street in Nepean, Ontario.



Available Space

Up to 5,000 SF



Availability

Immediate



Gross Rent

\$22.00 PSF



Listing Agent

Ian Shackell\*

Partner

D. 613.963.2633

C. 613.761.0177

ishackell@lennard.com

Matt Shackell\*

Vice President

D. 613.963.2636

C. 613.612.8812

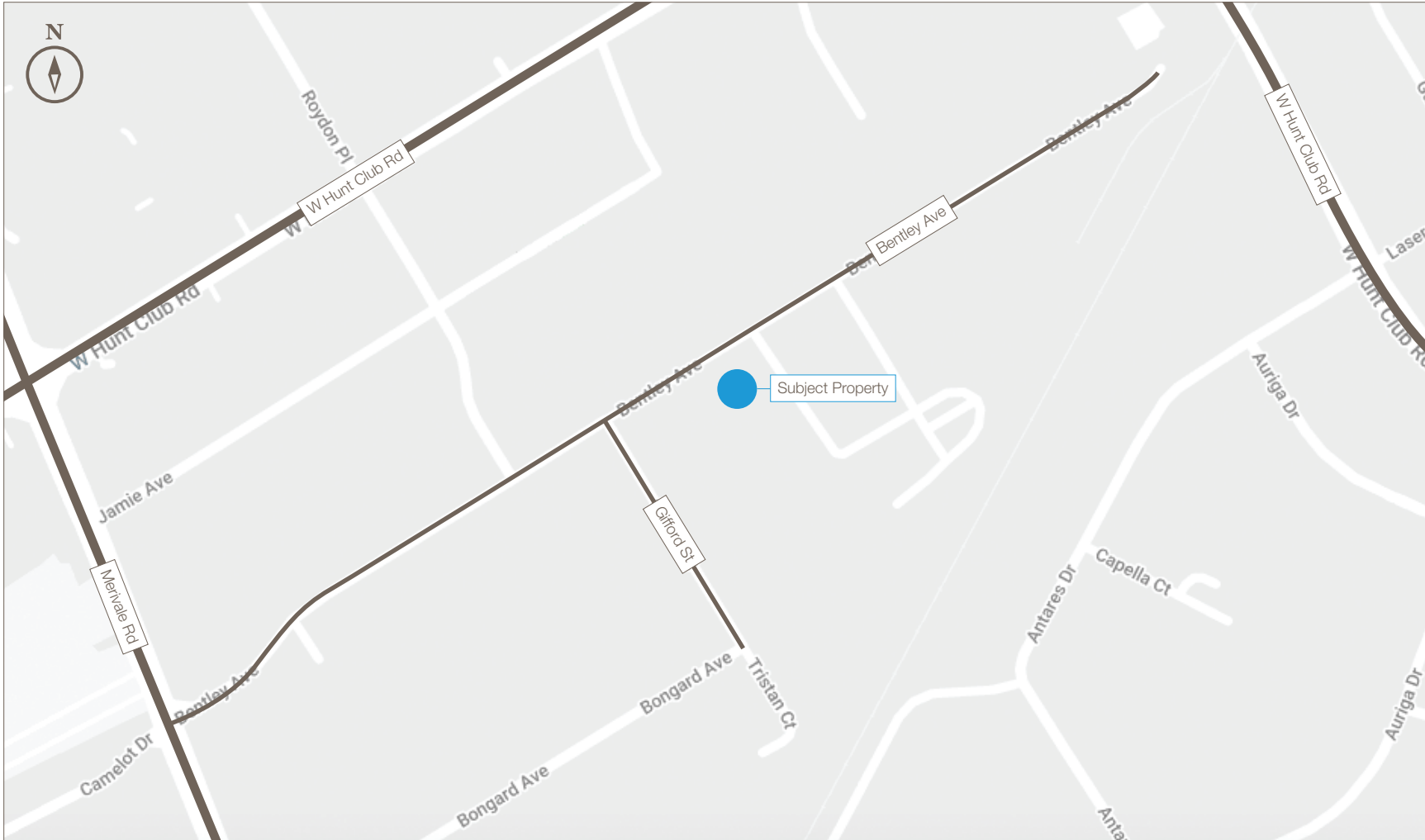
mshackell@lennard.com

\*Sales Representative

## Property Highlights

- Second floor walkup space, into shared but private offices for lease
- Common area for washrooms, large boardroom, fitness area
- Ample free parking
- Rent monthly, yearly, or longer term
- Gross rents inclusive of heat/hydro/internet

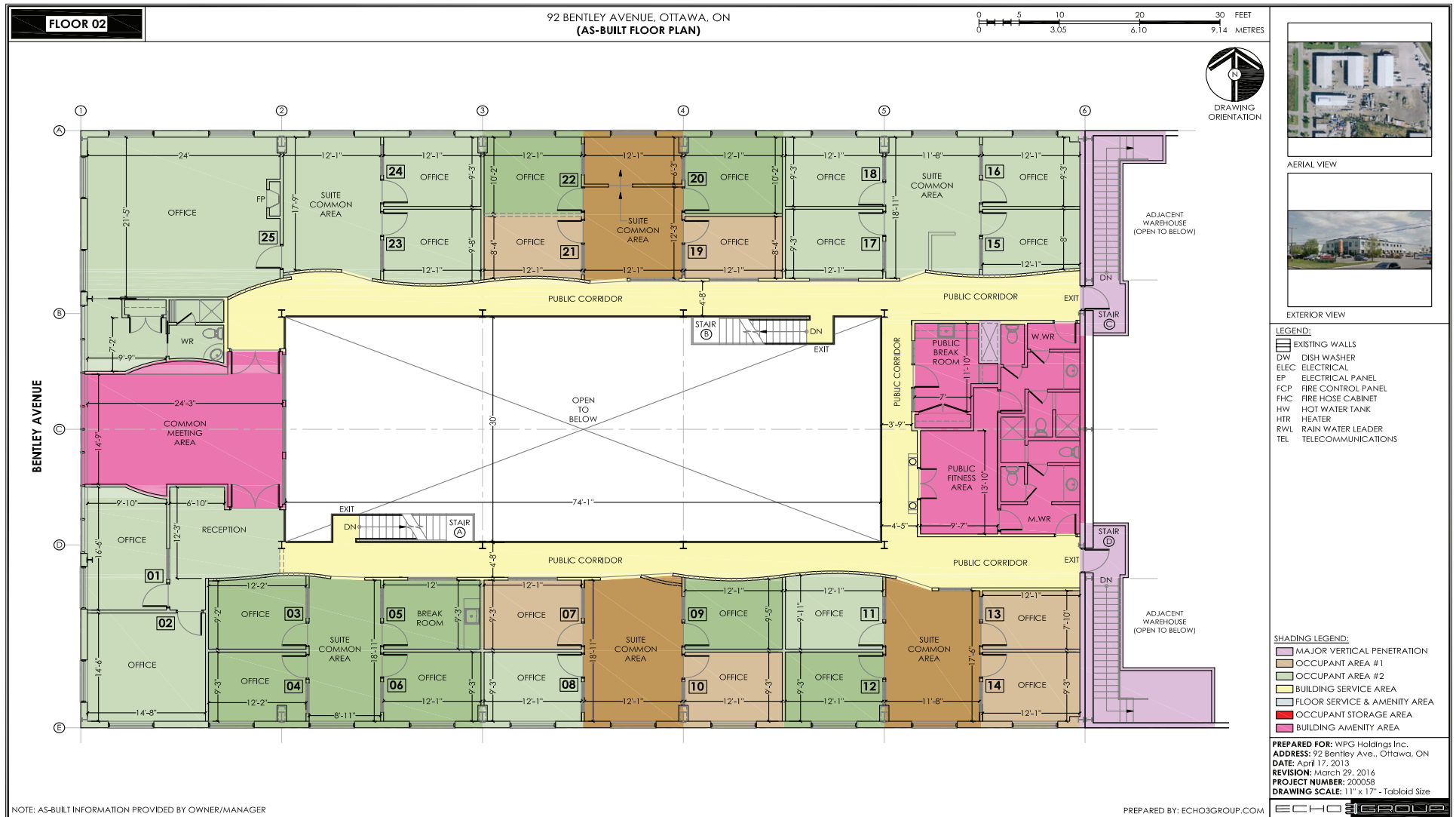
# 92 Bentley Avenue



Statements and information contained are based on the information furnished by principals and sources which we deem reliable but for which we can assume no responsibility. Lennard Commercial Realty, Brokerage 2022.

# 92 Bentley Avenue

## Floor Plan - 2nd Floor





# 92 Bentley Avenue



This is where your  
business *belongs*.

**Lennard:**

[lennard.com](http://lennard.com)

## Lennard:

Ian Shackell\*, Partner

D. 613.963.2633

C. 613.761.0177

[ishackell@lennard.com](mailto:ishackell@lennard.com)

Matt Shackell\*, Vice President

D. 613.963.2636

C. 613.612.8812

[mshackell@lennard.com](mailto:mshackell@lennard.com)

333 Preston Street, Suite 420

Ottawa, ON K1S 5N4

613.963.2640

[lennard.com](http://lennard.com)

\*Sales Representative

Statements and information contained are based on the information furnished by principals and sources which we deem reliable but for which we can assume no responsibility. Lennard Commercial Realty, Brokerage 2022.