



Price: \$12.00/sf
OPC: \$15.89/sf

Suite 611 - 1,028 sf

Contact:

613-759-8383
leasing@districtrealty.com

Darren Clare
Director, Leasing & Investment Sales
Sales Representative

Office Space for Lease | Ottawa West

This well-located office building is situated just west of downtown Ottawa, offering a strategic and accessible location for businesses and their clients. With direct access to HWY 417, strong transit connections, and on-site parking for both tenants and visitors, commuting is simple and convenient.

The building also features a variety of on-site amenities, including coffee shops, lunch spots, and facilities for athletic and recreational use—ideal for promoting work-life balance.

Just a short walk away, tenants can enjoy the diverse offerings of Little Italy, Chinatown, and Wellington West, with a wide selection of restaurants, shops, and services that add vibrancy and convenience to the workday.

HIGHLIGHTS

- On-site superintendent
- 24-hour emergency service
- Steps to Bayview LRT Station
- Customer and tenant parking
- Quick access to HWY 417 and the Parkway

1 250 City Centre Avenue, Ottawa

District Realty Corporation Brokerage
districtrealty.com



Integrity. Dedication. Professionalism.
OFFICE SPACE FOR LEASE

250 City Centre Avenue, Ottawa



Walkable and accessible! Steps from **Bayview OTrain Station** providing quick access to anywhere in the city.

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- Close to Gatineau
- Minutes from HWY 417 and downtown Ottawa
- Easy access to the Parkway
- Close to Bayview Station: LRT and all major bus routes
- Walk to Wellington West, Little Italy and Chinatown
- Coffee and great lunch options on-site

2 250 City Centre Avenue, Ottawa

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The information as herewith enclosed has been obtained from sources we believe to be reliable, but we make no representation or warranties, express or implied, as to the accuracy of the information. All references to square footage and other information contained herein are approximate and subject to change. Prospective Purchasers/Tenants shall not construe the information as legal advice. All properties are subject to change or withdrawal without notice.