



John L. Zagerman Real Estate Services Ltd,  
Brokerage

---

**OFFICE SPACE FOR LEASE**

**376 CHURCHILL AVE. N. #306, OTTAWA**

---

- in the trendy Westboro area, north of Richmond Rd., south of Scott St., near the Westboro transit station
- signage available in the sign box on the building
- central air-conditioning with operable windows
- elevator
- free one hour street parking nearby
- tasteful existing leasehold improvements including reception area and a large private office
- approx. 350 sf on the third floor
- asking price: \$27/sq. ft. basic rent plus property taxes and operating costs approx. \$13.82/sq. ft. (2023) plus HST

**FOR FURTHER INFORMATION**

**PLEASE CONTACT:**

**JOHN L. ZAGERMAN, BROKER OF RECORD**

**613-723-4545**

The information contained herein is considered reliable, but is not guaranteed. Offering is subject to change, prior sale/lease or withdrawal without notice by owner.

---

73 Charing Road, Ottawa, ON, K2G 4G3  
Office: 613-723-4545 Cell: 613-724-0409  
[john.zagerman@rogers.com](mailto:john.zagerman@rogers.com)