



OFFICE SPACE

2255 ST. LAURENT BLVD.
Ottawa, Ontario

SUMMARY

Second floor office space available with elevator access in a three-storey multi-tenant office building. Various sizes available ranging from 1,243 to 4,678 sq.ft. Suites 202/203 and 206/207 can be leased separately or combined. The building has shared washrooms and kitchenette. Pylon signage on street. Landlord will work with tenant to help with the design and construction of the office space.

PROPERTY DETAILS

SIZE	Suite 115 - 1,243 sq. ft.	} Can be combined
	Suite 202 - 1,905 sq. ft.	
	Suite 203 - 1,645 sq. ft.	
	Suite 206 - 2,564 sq. ft.	
	Suite 207 - 2,114 sq. ft.	
RENTAL RATE	\$12.00 per sq. ft. triple net	
ADDITIONAL RENT	\$12.00 per sq.ft. (estimated) year ending December 31, 2024	
PARKING	Ample, on site	
AVAILABILITY	Immediate	

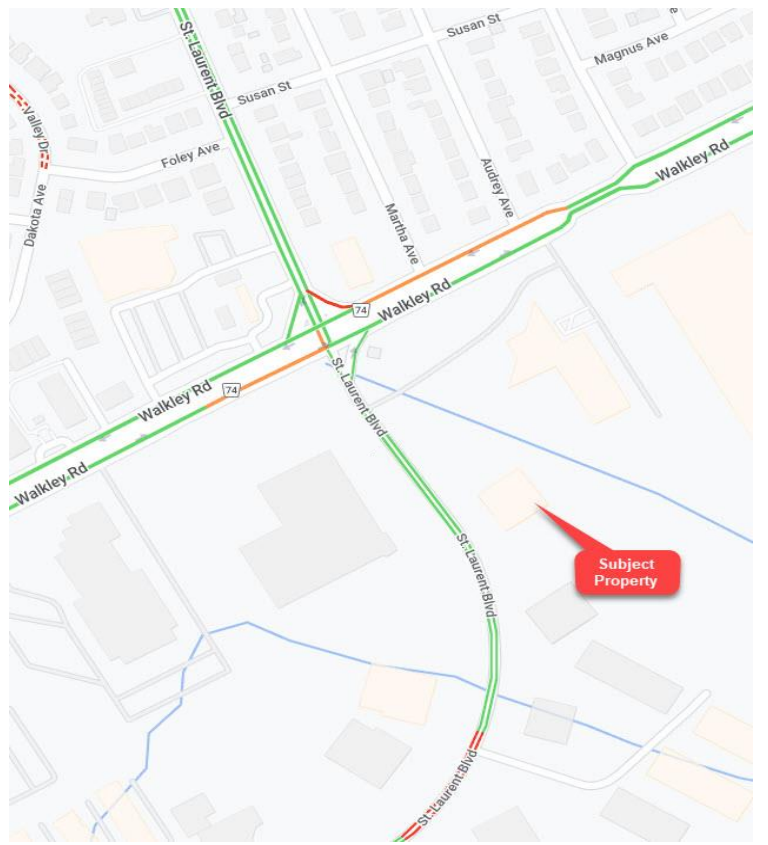


2255 St. Laurent Directory

Business Name	Address	Phone
Allyson's Hair Salon	2255 St. Laurent Blvd. #101	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #102	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #103	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #104	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #105	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #106	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #107	613-725-1111
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Allyson's Hair Salon	2255 St. Laurent Blvd. #114	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #115	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #116	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #117	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #118	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #119	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #120	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #121	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #122	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #123	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #124	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #125	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #126	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #127	613-725-1111
Allyson's Hair Salon	2255 St. Laurent Blvd. #128	613-725-1111
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Allyson's Hair Salon	2255 St. Laurent Blvd. #130	613-725-1111



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