

OTTAWA, ON | OFFICE/RETAIL CONDOS| FOR SALE

ADDRESS	UNIT	APPROX. AREA BOMA	PRICE	2026 BUDGET CONDO FEES	2025 PROPERTY TAXES	COMMENTS
 222 Somerset St. W.	100	2,326 SF	\$1,150,000	\$2,229/month	\$15,527/annum	Ground Floor • Move-in Ready
	200	5,008 SF	\$1,299,000	\$3,990/month	\$31,505/annum	Full Floor • Shell Condition
	300	6,660 SF	\$1,650,000	\$5,610/month	\$41,472/annum	Full Floor • Built-out
	402	1,416 SF	\$479,000	\$1,160/month	\$8,844/annum	Turnkey • Kitchenette
	405	851 SF	\$299,000	\$704/month	\$5,460/annum	Turnkey • Kitchenette
	603	2,755 SF	\$775,000	\$2,338/month	\$17,455/annum	Move-in Ready • Newly renovated
	701	2,991 SF	\$1,050,000	\$2,433/month	\$22,038/annum	Turnkey • Skylight



OTTAWA, ON | OFFICE FLEX | FOR LEASE

ADDRESS	UNIT	APPROX. AREA	MINIMUM RENT	ADDITIONAL RENT	AVAILABILITY	COMMENTS
 222 Somerset St. W.	--	851 - 6,660 SF	\$13.00 - \$25.00/SF	\$21.56/SF	IMMEDIATE	Multiple condominium office units available <u>for lease or for sale</u> in the Golden Triangle. Located between Metcalfe and Elgin with access to in-building fitness center.

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 18 Byward Market Square	300	2,655 SF	\$6,000/MONTH	--	FEBRUARY 2027	Bright, spacious third-floor unit with an open layout and expansive windows, this space is flooded with natural light. Currently fit up as a cosmetic clinic.
 1680-1690 Woodward Dr.	203	931 SF	\$2,500/MONTH	--	IMMEDIATE	Customizable office close to HWY 417.