



Colliers

80 Aberdeen Street, Ottawa | ON

Modern open collaborative space **for lease**

Professionally managed by BTB REIT, this building offers unparalleled access to various retail amenities and new condo developments. The space is open and offers multi-purpose work areas.

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Property Overview

Civic Address	80 Aberdeen Street, Ottawa												
Location	The Property is located in Little Italy, just outside of Ottawa's CBD.												
Parking	On site daily/monthly parking												
Rentable Area	<table><tr><td>Suite 100</td><td>14,580 SF*</td></tr><tr><td>Suite 200</td><td>6,537 SF*</td></tr><tr><td>Suite 210</td><td>6,400 SF*</td></tr><tr><td>Suite 300</td><td>3,137 SF*</td></tr><tr><td>Suite 301</td><td>6,800 SF*</td></tr><tr><td>Suite 302</td><td>3,795 SF* (Leased)</td></tr></table> <p>* All suites contiguous - 37,454 SF</p>	Suite 100	14,580 SF*	Suite 200	6,537 SF*	Suite 210	6,400 SF*	Suite 300	3,137 SF*	Suite 301	6,800 SF*	Suite 302	3,795 SF* (Leased)
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Suite 301	6,800 SF*												
Suite 302	3,795 SF* (Leased)												
Net Rent	Market Rent - Contact Listing Agent												
Additional Rent	\$19.49 PSF (2026)												
Available	Suite 210: June 2026 Suites: 100, 200, 300 & 301- Immediately												



Property Highlights



Steps to bus transit



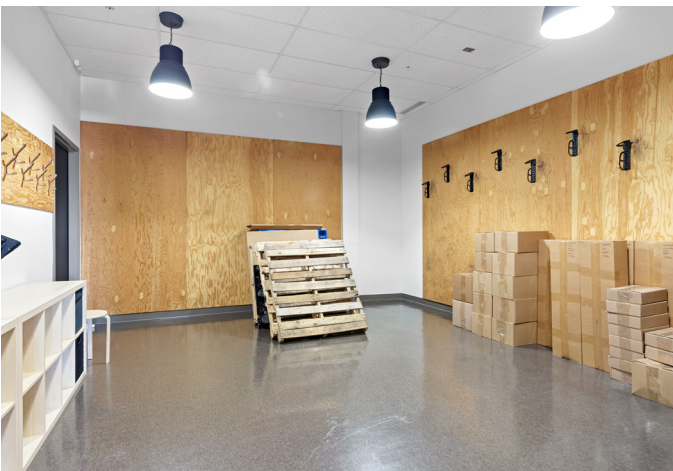
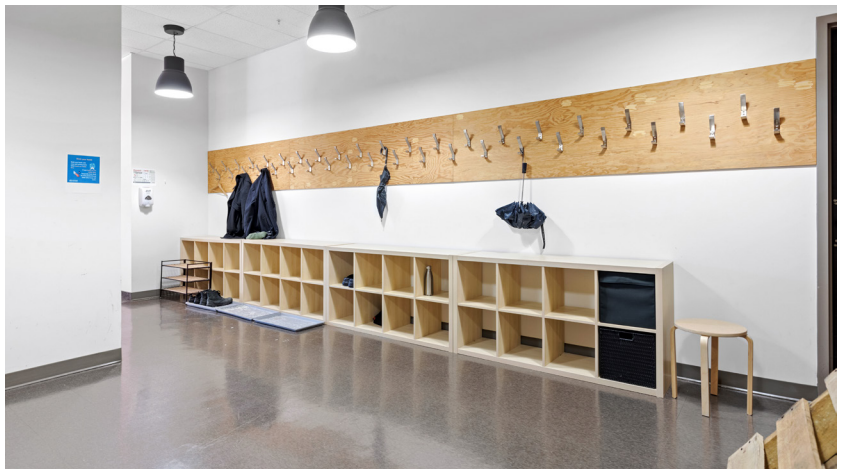
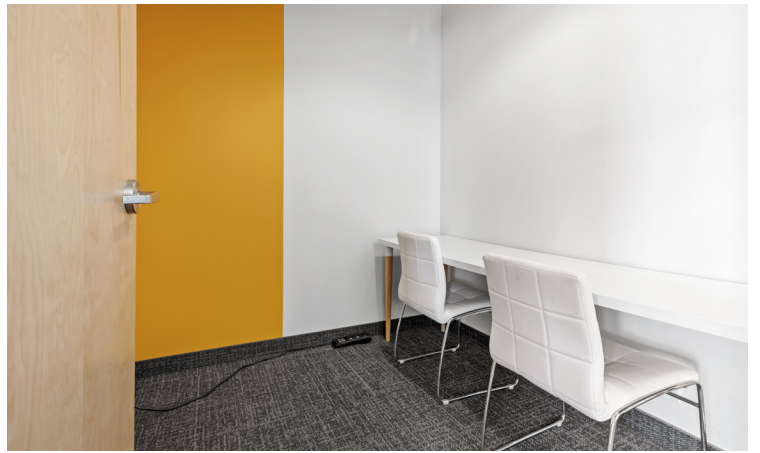
Close to many pubs & restaurants



Shower facilities & accessible washrooms available for all tenants



Suite 210

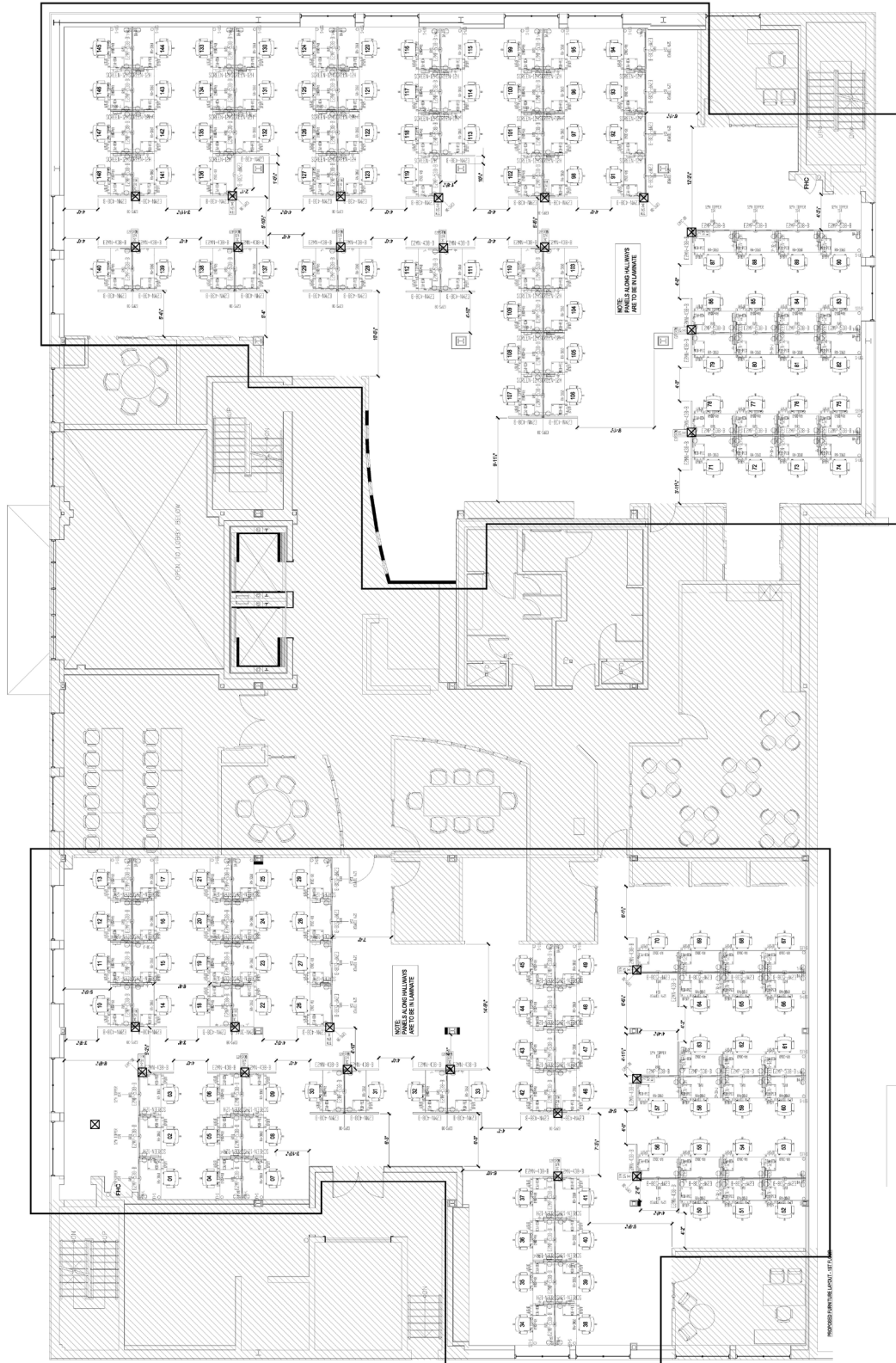


Suite 301



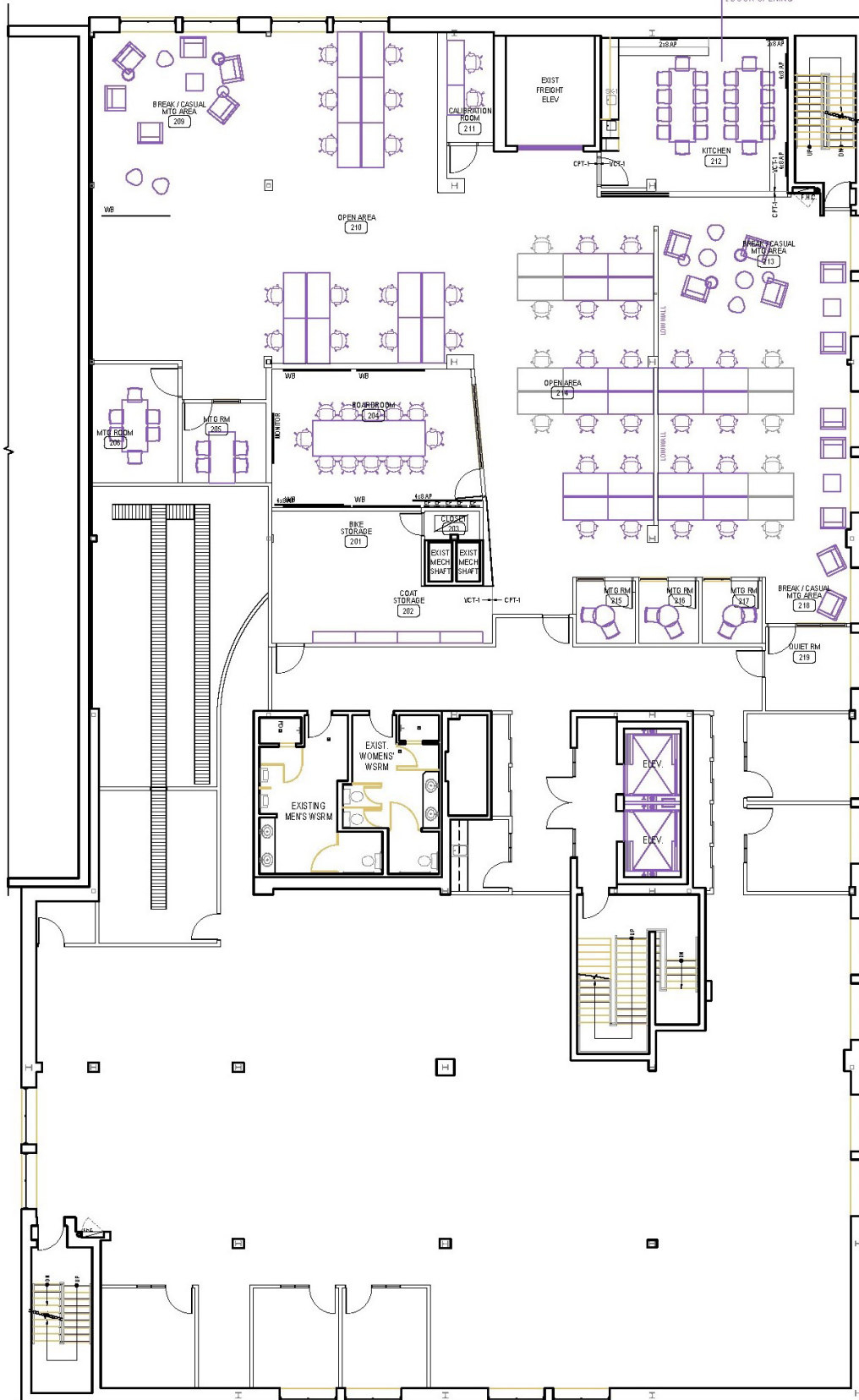
Floor Plan

1st Floor



Floor Plan

Suite 210

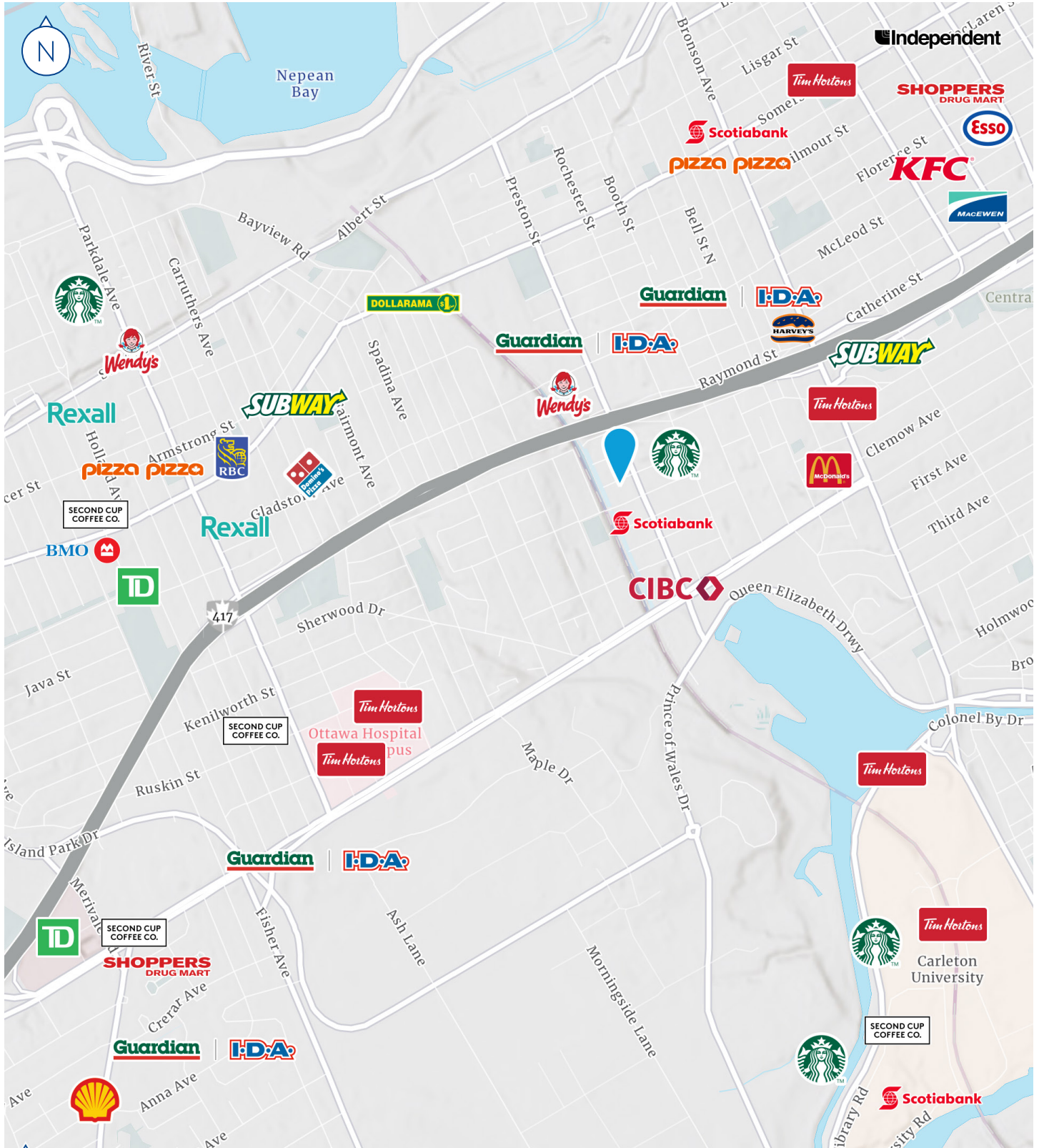


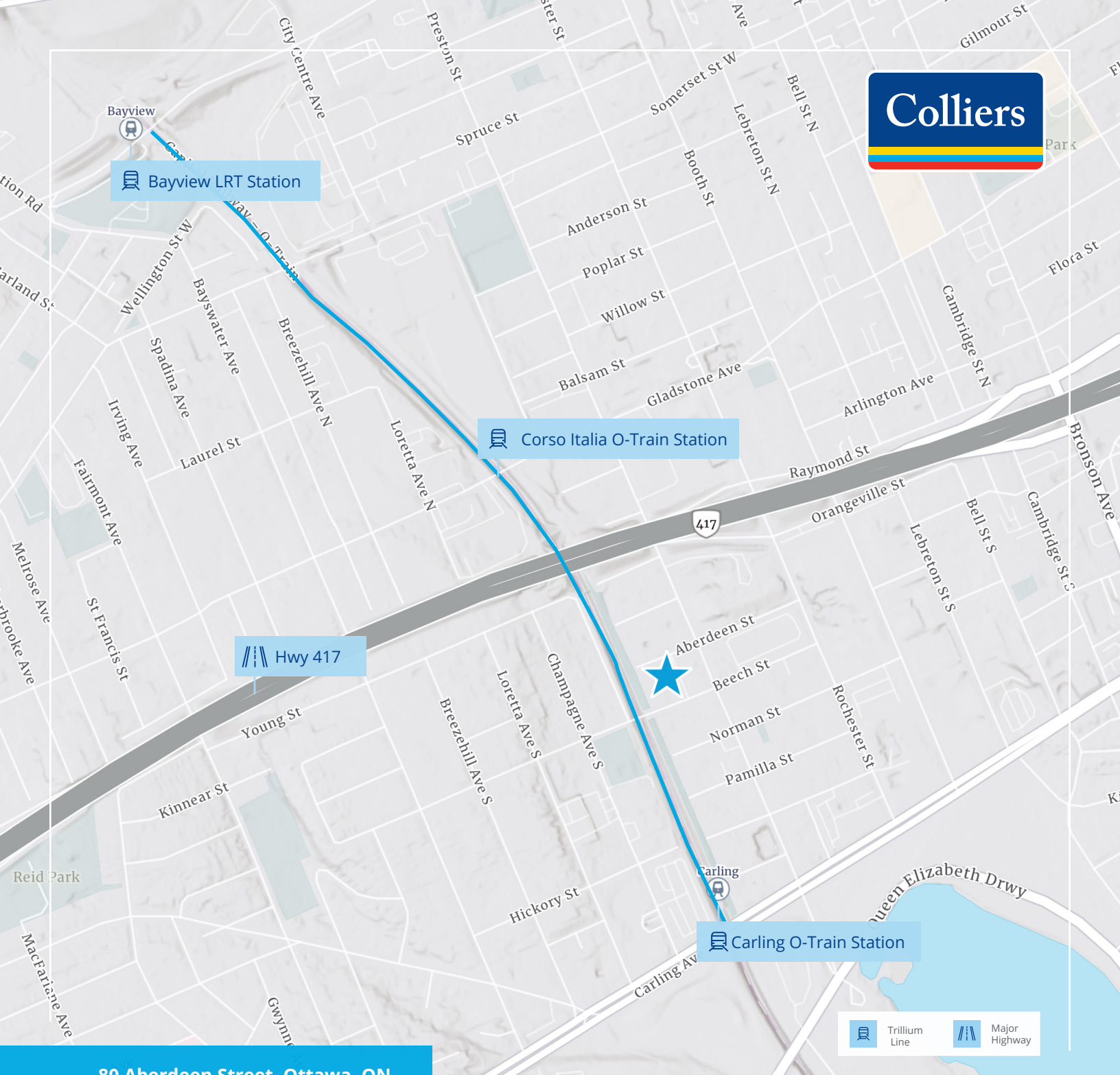
Floor Plan

Suite 301



Surrounding Amenities





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