

# 123 Slater Street

Excellent Downtown Office Opportunity

Ottawa, Ontario

Turnkey Office Space for Sublease on the 6<sup>th</sup> and/or 7<sup>th</sup> Floor



## Office Space

123 Slater Street | Ottawa, Ontario

# The MacDonald Building

## Opportunity

CBRE is pleased to present 5,722 SF of office space available on the 6<sup>th</sup> floor and 6,200 SF on the 7<sup>th</sup> floor of the MacDonald Building located at 123 Slater Street in Ottawa's Central Business District. The building has undergone a significant architectural overhaul. The complex features a newly designed entrance facade, a spacious two-story lobby, completely renovated restrooms, updated common corridors, and modern computer-controlled elevators. This renovation enhances the building's already improved mechanical and electrical systems, which now include energy-efficient lighting, upgraded electrical distribution on tenant floors, and contemporary energy-saving chillers and boilers. Additionally, the building automation system provides year-round comfort through digitally controlled variable air volume (VAV) boxes.



For Sublease

### Space Details

The 6<sup>th</sup> floor space offers an inviting open concept layout with a staircase up to the suite on the 7<sup>th</sup> floor that fosters collaboration and creativity, making it ideal for teams to work together effectively. It features dedicated private offices for those who require a quieter, more focused environment, as well as well-equipped meeting rooms for presentations and discussions. A modern kitchen is available for convenient meal preparation and breaks, while a spacious boardroom is perfect for larger meetings and strategic planning sessions. The suite also includes a welcoming waiting area, ensuring that clients and guests feel comfortable from the moment they arrive. Overall, this versatile space is designed to meet the diverse needs of any professional organization. \*Furniture is negotiable.

# 5,722

SF on the 6<sup>th</sup> Floor  
or up to 11,922 SF on the 6<sup>th</sup> & 7<sup>th</sup> Floor

# \$18.25

Additional Rent (PSF 2025 est.)

# 03/31/27

Sublease Expiry Date



**BOMA  
Best Certified**



**Property Manager  
Onsite**



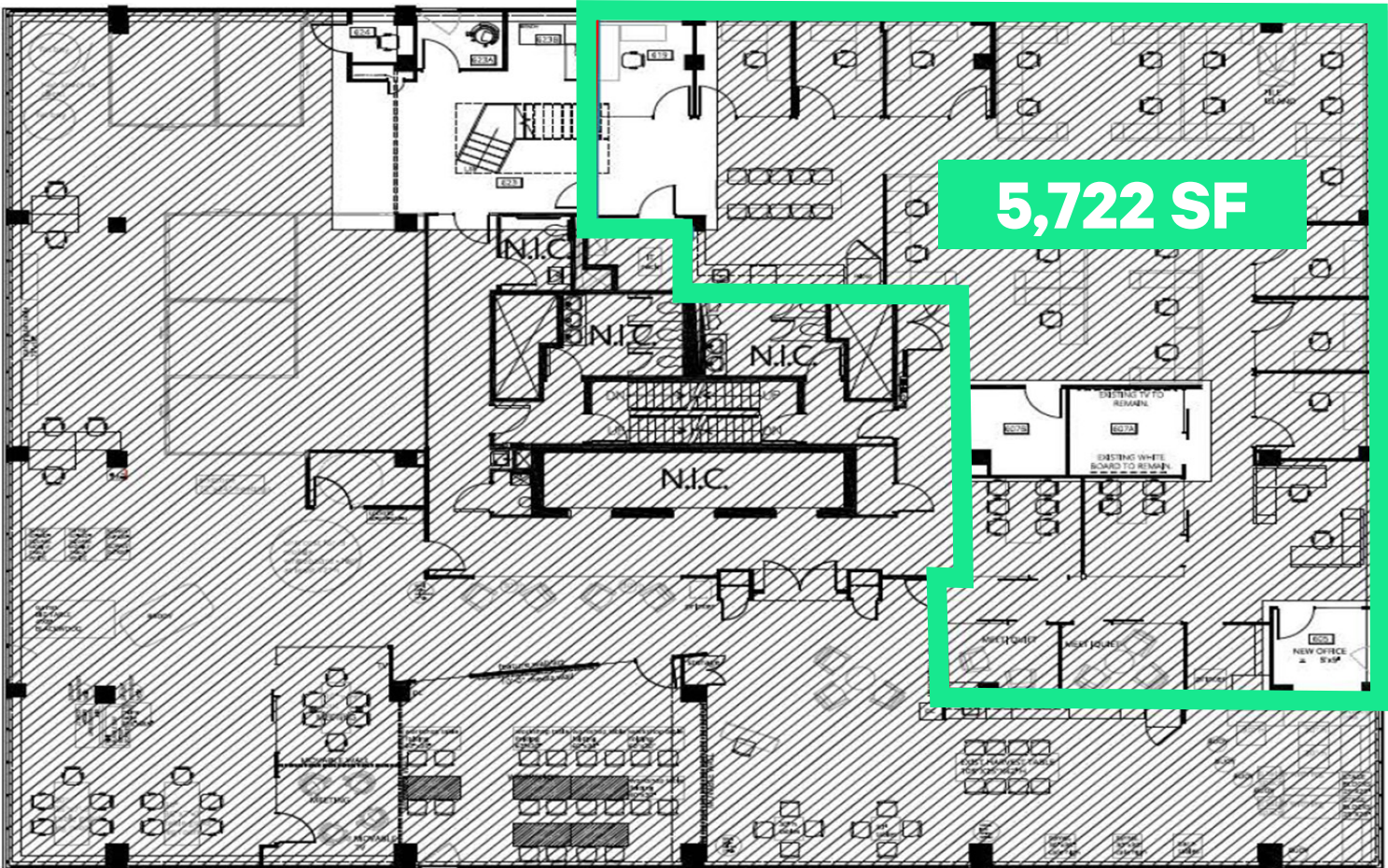
**Underground  
Parking**



**Prime Downtown  
Location**

*\*Contact Listing Agent for Net Rent*

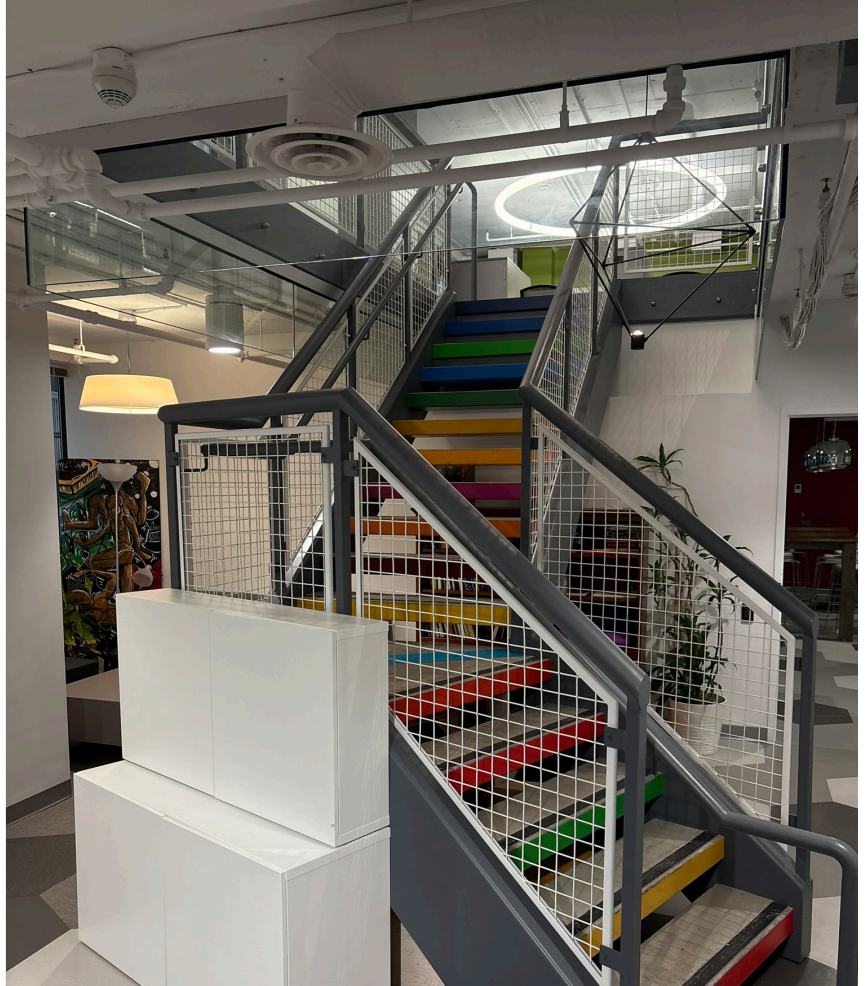
### Floor Plan | 6<sup>th</sup> Floor



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# Suite Photos





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For Sublease

# Location Details

## Convenient & Accessible

The 11-storey building is located in the downtown core near the corner of Metcalfe and Slater Streets with quick access to Highway 417. It is also in close proximity to a variety of amenities within walking distance such as, the Rideau Centre, Byward Market, Ottawa City Hall, Parliament Hill, National Arts Centre and Confederation Park. The location provides easy access to public transit including the Parliament LRT Station located only 350 metres North.

## Amenities Onsite & Nearby

- + Spin Co
- + The Printing House
- + Arc Hotel
- + Tim Hortons
- + Subway
- + Shawarma Express
- + Starbucks
- + Second Cup
- + Sheraton Hotel
- + Mad Radish
- + Shoppers Drug Mart



## Contact Us

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