

FOR LEASE

335 CATHERINE STREET

Ottawa, ON K1R 6B8



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OFFERING SUMMARY

Available SF: Up to 11,141 SF

Lease Rate: \$25.00 SF/yr (Gross)

Zoning: General Mixed Use

PROPERTY OVERVIEW

Stand alone office building conveniently located in Centretown between Bay Street and Lyon Street, this central office space is a must see offering lots of character on 2 levels (approx. 3,000 SF on ground floor and 8,141 SF on 2nd floor). Unique finishes include exposed brick inside/out, concrete floors, spruce wood ceilings, ridged ducts, roof top patio and a large unique event space. This great space is sure to appeal to companies looking to work in a creative and collaborative environment. Staff and clients can enjoy 45 + free onsite parking spaces and convenient on/off access to HWY 417. Queensway signage visibility is a bonus. Short walk to Grocery and amenities, short drive to Lansdowne Park and the Canal. No elevator in the building, second floor office space is accessed by stairs only.

PROPERTY HIGHLIGHTS

- 45 + (Free) onsite Parking spaces
- Central location along the Queensway corridor
- convenient on/off access to 417 E&W
- Queensway signage visibility

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Additional Photos



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Floor Plan - Ground Floor



- ORIGINAL WALL CONCRETE VENEER OR CONCRETE BLOCK CORE-FILL
- GLUE TO CEILING JOIST OR CONCRETE JOIST
- 4" TALL FACED BRICK WALL LOW LOW
- ENGINEERED WALL TYPE

SCALE: 1/8" = 1'-0"
MAIN FLOOR PLAN
335 CATHERINE STREET

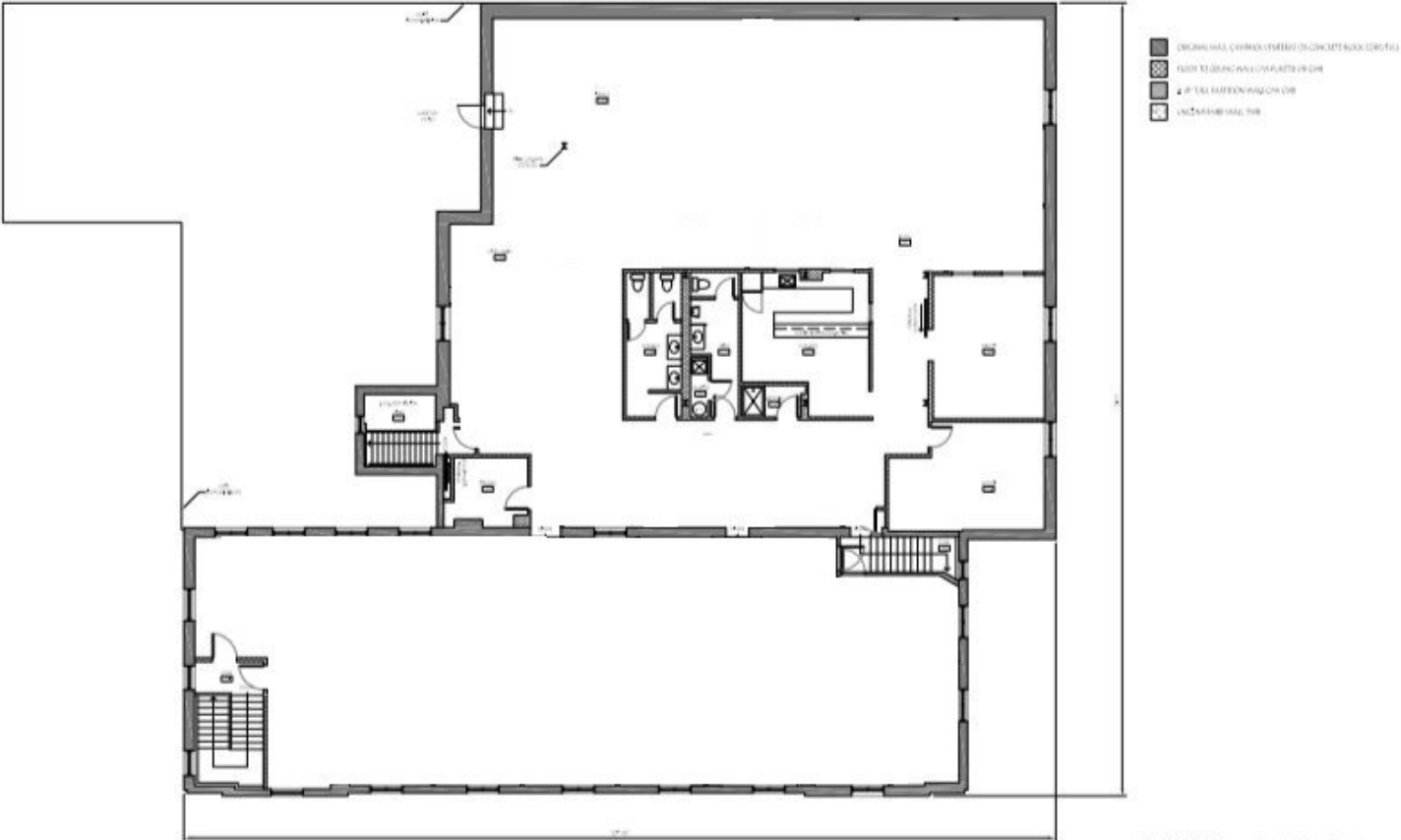
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Floor Plan - Second Floor



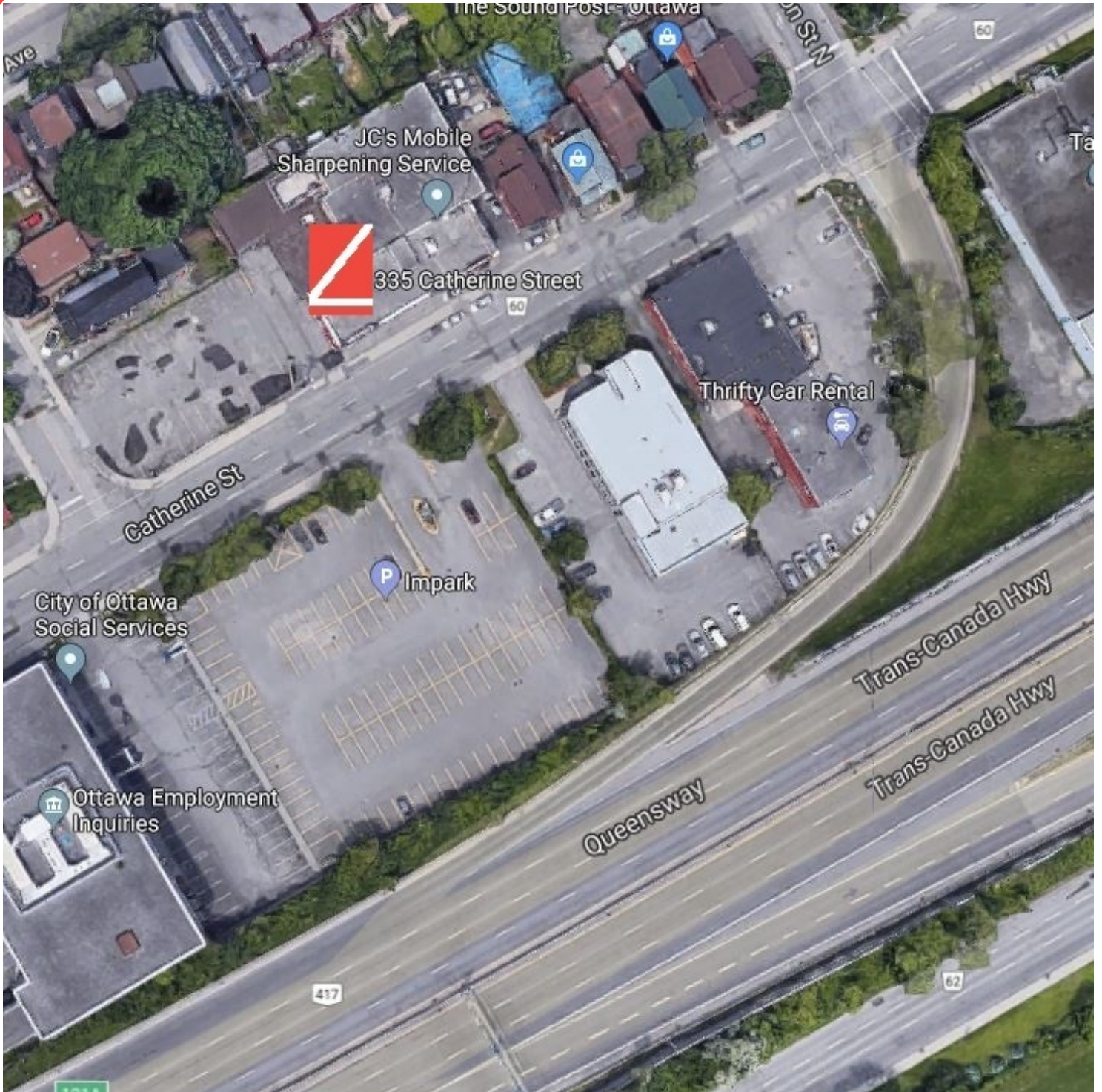
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