

Integrity. Dedication. Professionalism.
OFFICE SPACE FOR LEASE

119 Ross Avenue, Ottawa



Office Space for Lease | Wellington Village

Office suites are available in the heart of vibrant Wellington Village, prominently located at the corner of Ross Avenue and Wellington St. West. This dynamic and highly accessible location offers exceptional convenience for businesses, with quick access to HWY 417, on-site bus stops, and tenant parking available. Just a short walk from Tunney's Pasture Station.

Wellington St. West is a thriving corridor celebrated for its eclectic charm, walkability, and lively urban energy. Together with neighbouring Hintonburg and Westboro, the area has become a sought-after destination for dining, entertainment, and local events. The wide range of independent shops, cafes, restaurants and everyday amenities attract a diverse demographic and create a well-rounded professional, creative, and inspiring environment.



Price: \$14.00/sf

OPC: \$20.98/sf

Suite 100 - 1,787 sf

Suite 102 - 2,207 sf

Suite 200 - 4,021 sf

Contact:

613-759-8383

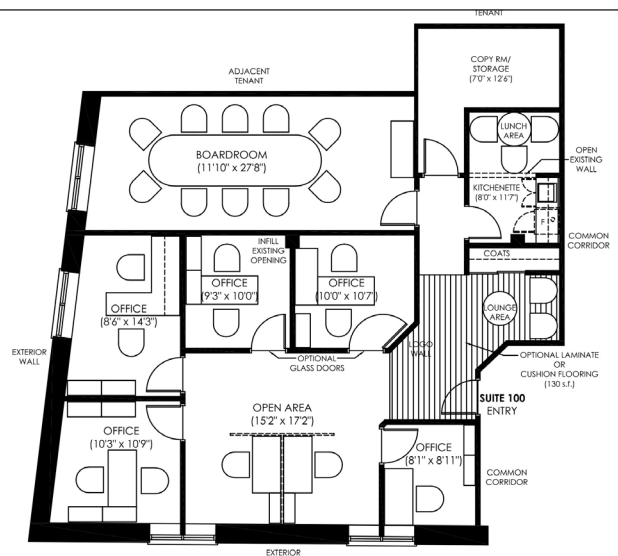
leasing@districtrealty.com

Darren Clare

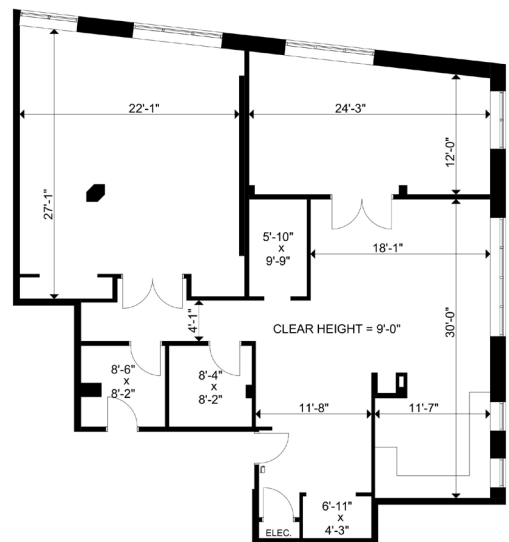
Director, Leasing & Investment Sales
Sales Representative



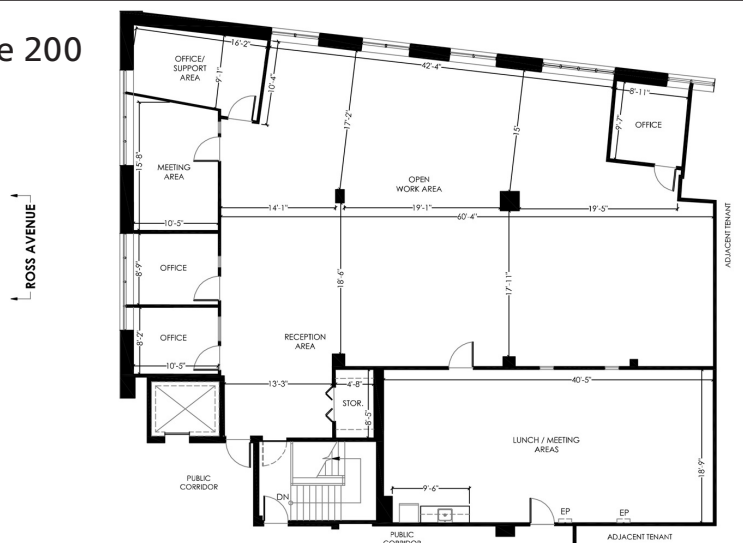
Suite 100



Suite 102



Suite 200



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Highlights

- Spacious, well-lit offices with elevator access
- Surrounded by top choice amenities
- Walk Score of 94, "Walker's Paradise"
- 5 minute drive to Highway 417
- Tenant parking on-site

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