

Integrity. Dedication. Professionalism.  
OFFICE SPACE FOR LEASE

200 Elgin Street, Ottawa



**Price: \$32.00/sf**  
**SEMI GROSS**

Suite 200 -	1,650 sf	
Suite 204 -	1,337 sf	- 30 Days Notice
Suite 207 -	1,258 sf	
<i>2nd Floor Contiguous Space: <u>2,595</u> sf</i>		
Suite 401 -	1,927 sf	
Suite 502 -	2,556 sf	
Suite 601 -	1,815 sf	- 30 Days Notice
Suite 602 -	2,856 sf	
Suite 701 -	1,365 sf	
Suite 702 -	4,516 sf	
Suite 703 -	739 sf	
<i>7th Floor Contiguous Space: <u>6,620</u> sf</i>		
Suite 1105 -	2,311 sf	

## PRIME OFFICE SPACE IN THE HEART OF DOWNTOWN OTTAWA

The Elgar Building features spacious office suites surrounded by restaurants, shopping, and entertainment in one of Ottawa's most iconic neighbourhoods. The beautifully decorated lobby will give your business a professional elegance. The amenities of Elgin Street will generate some excitement every day. Be a part of the action in this fantastic downtown location!

## HIGHLIGHTS

- Underground parking
- Daily cleaning by GDI Services
- On site superintendent & 24-hour emergency service
- Bike storage room with key fob access
- Fully equipped fitness centre for tenants
- Newly renovated lobby
- Coffee and great lunch options on your doorstep
- Adjacent to Ottawa City Hall & Courthouse

CONTACT:  
**613-759-8383**  
leasing@districtrealty.com

**Darren Clare**  
Director, Leasing & Investment Sales  
Sales Representative

1 | 200 Elgin Street, Ottawa

District Realty Corporation Brokerage  
**districtrealty.com**

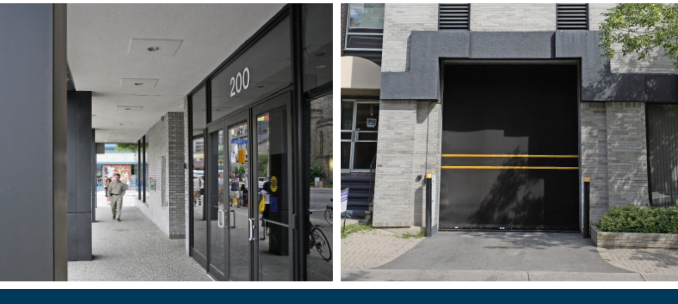


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## Experience the best of downtown Ottawa!

- Across from Ottawa City Hall & Courthouse
- Surrounded by coffee shops, restaurants, shopping, and entertainment
- Walk to the Rideau Centre, the ByWard Market, the National Arts Centre, and more!
- Excellent public transit options. Ten minute walk to STO stops and O Train (LRT)
- Minutes from Highway 417 going east or west
- Easy access to the Parkway and Colonel By Drive

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2

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