

Integrity. Dedication. Professionalism.  
OFFICE SPACE FOR LEASE

1130 Morrison Drive, Ottawa



**Price:** \$15.00/sf  
**OPC:** \$16.10/sf

Suite 240 - 2,605 sf  
Suite 260 - 1,611 sf

CONTACT:

613-759-8383

leasing@districtrealty.com

**Darren Clare**

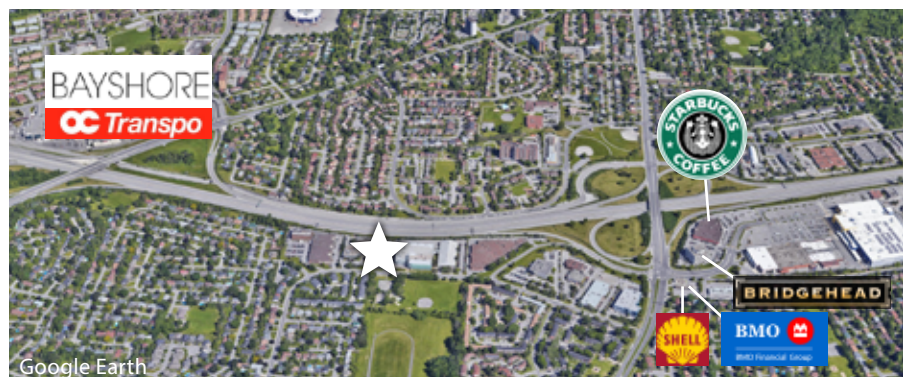
Director, Leasing & Investment Sales  
Sales Representative

## OFFICE SPACE FOR LEASE | OTTAWA WEST

Modern office suites with wide windows to bring in plenty of natural light. Conveniently located close to Bayshore Mall and the Pinecrest Plaza. Easy access to HWY 417 and 416. Surface and underground parking available. Bike friendly building with a shower room for tenants. Snack and soda machines in the lobby.

### Highlights

- Parking Cost: \$75/month + HST | Parking Ratio: 3 per/1000 sf
- Suites wired for Bell, Telus, Rogers, & Zayo
- Bike racks and showers available for tenants
- Snack and soda vending machines
- Daily cleaning services



1 1130 Morrison Drive, Ottawa

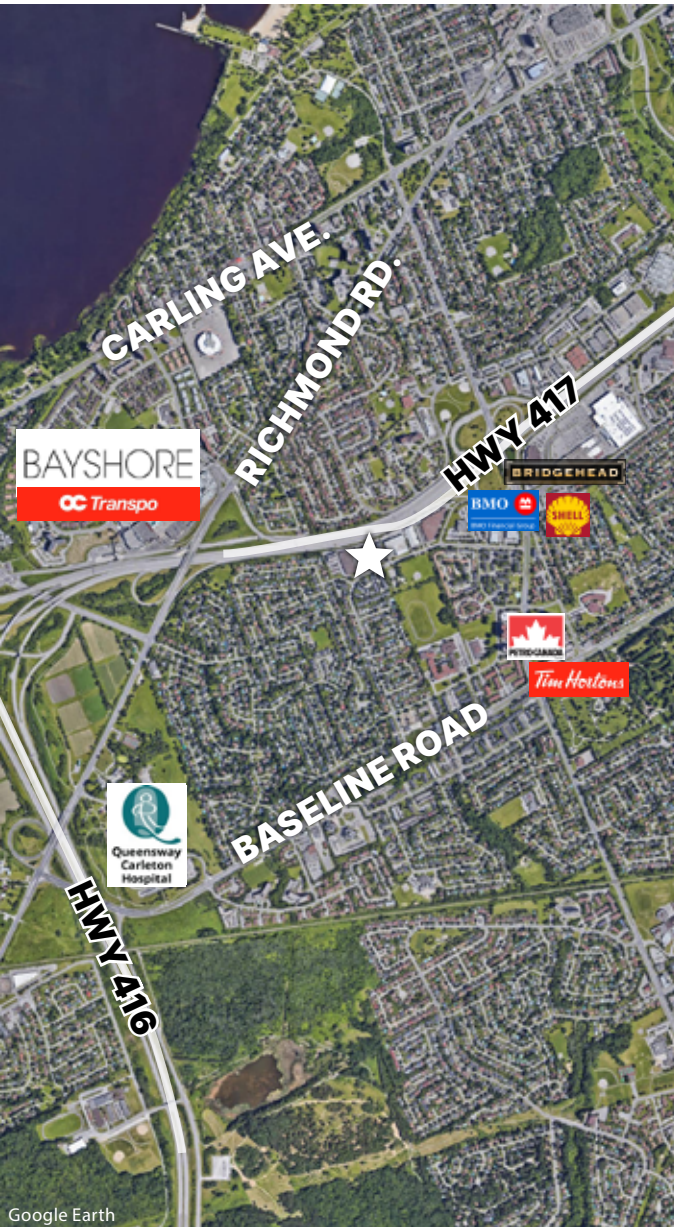
District Realty Corporation Brokerage  
[districtrealty.com](http://districtrealty.com)



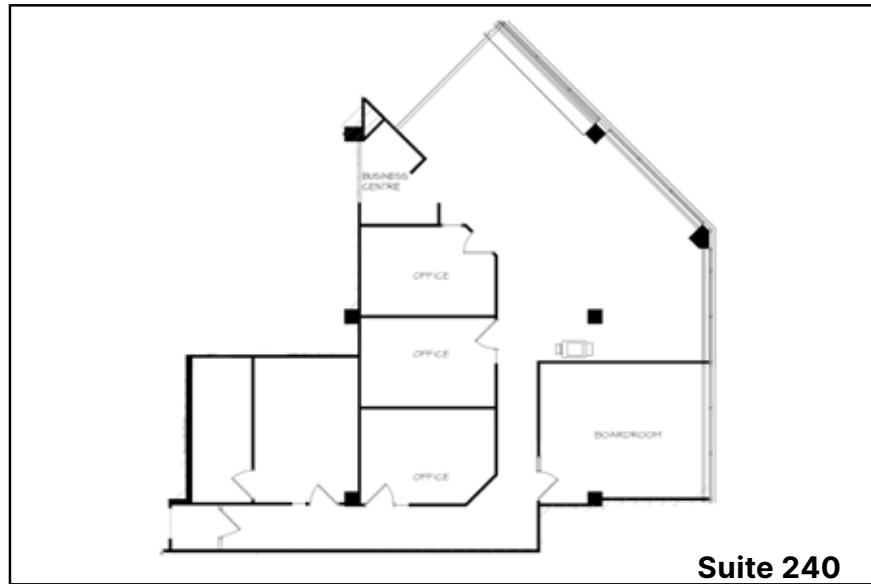
The information as herewith enclosed has been obtained from sources we believe to be reliable, but we make no representation or warranties, express or implied, as to the accuracy of the information. All references to square footage and other information contained herein are approximate and subject to change. Prospective Purchasers/Tenants shall not construe the information as legal advice. All properties are subject to change or withdrawal without notice.

Integrity. Dedication. Professionalism.  
OFFICE SPACE FOR LEASE

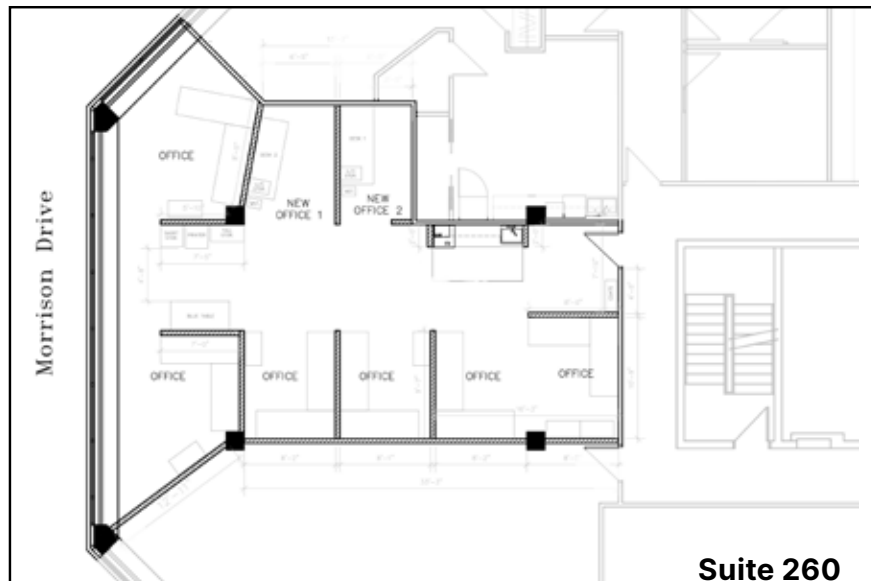
# 1130 Morrison Drive, Ottawa



**LEASED**  
**Suite 160**



**Suite 240**



**Suite 260**

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

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

2 1130 Morrison Drive, Ottawa

District Realty Corporation Brokerage  
[districtrealty.com](http://districtrealty.com)



The information as herewith enclosed has been obtained from sources we believe to be reliable, but we make no representation or warranties, express or implied, as to the accuracy of the information. All references to square footage and other information contained herein are approximate and subject to change. Prospective Purchasers/Tenants shall not construe the information as legal advice. All properties are subject to change or withdrawal without notice.