



Price: \$13.00/sf
OPC: \$ 7.25/sf

Bay 222 - 3,200 sf - Available Immediately

Bay 234 - 3,200 sf - Available Oct. 1, 2025

Highlights:

- Upper-level light industrial units
- Ceiling: 14'
- 2 parking spaces
- O.H. loading door
- Zoning: MC

CONTACT:

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leasing@districtrealty.com

Darren Clare

Director, Leasing & Investment Sales
Sales Representative

Warehouse Space for Lease in Ottawa West

Centrally located just west of downtown Ottawa, these upper-level warehouse units offer exceptional convenience and connectivity, with quick access to HWY 417 and the Parkway. Only steps away from Bayview LRT Station with connections for Line 1 and 2.

Each unit is equipped with an overhead loading door and comes with two dedicated parking spaces, making them highly functional for storage, distribution, or a range of light industrial operations. Their strategic location provides businesses with a unique opportunity to operate efficiently within Ottawa's urban core.

The City Centre Complex enhances the work environment with a great selection of on-site amenities, including a coffee shop and bakery, casual lunch options, and recreational facilities.

Just a short walk away, tenants can enjoy the vibrant surrounding neighbourhoods of Little Italy, Chinatown, and Wellington West - each offering a diverse selection of restaurants, boutiques, grocery stores, and services that add energy and convenience to the workday.

Integrity. Dedication. Professionalism.
WAREHOUSE SPACE FOR LEASE

250 City Centre Avenue, Ottawa



Walkable and accessible! Steps from **Bayview OTrain Station** providing quick access to anywhere in the city.

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- Close to Gatineau
- Minutes from HWY 417 and downtown Ottawa
- Easy access to the Parkway
- Close to Bayview Station: LRT and all major bus routes
- Walk to Wellington West, Little Italy and Chinatown
- Coffee and great lunch options on-site

3 250 City Centre Avenue, Ottawa

District Realty Corporation Brokerage
districtrealty.com

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