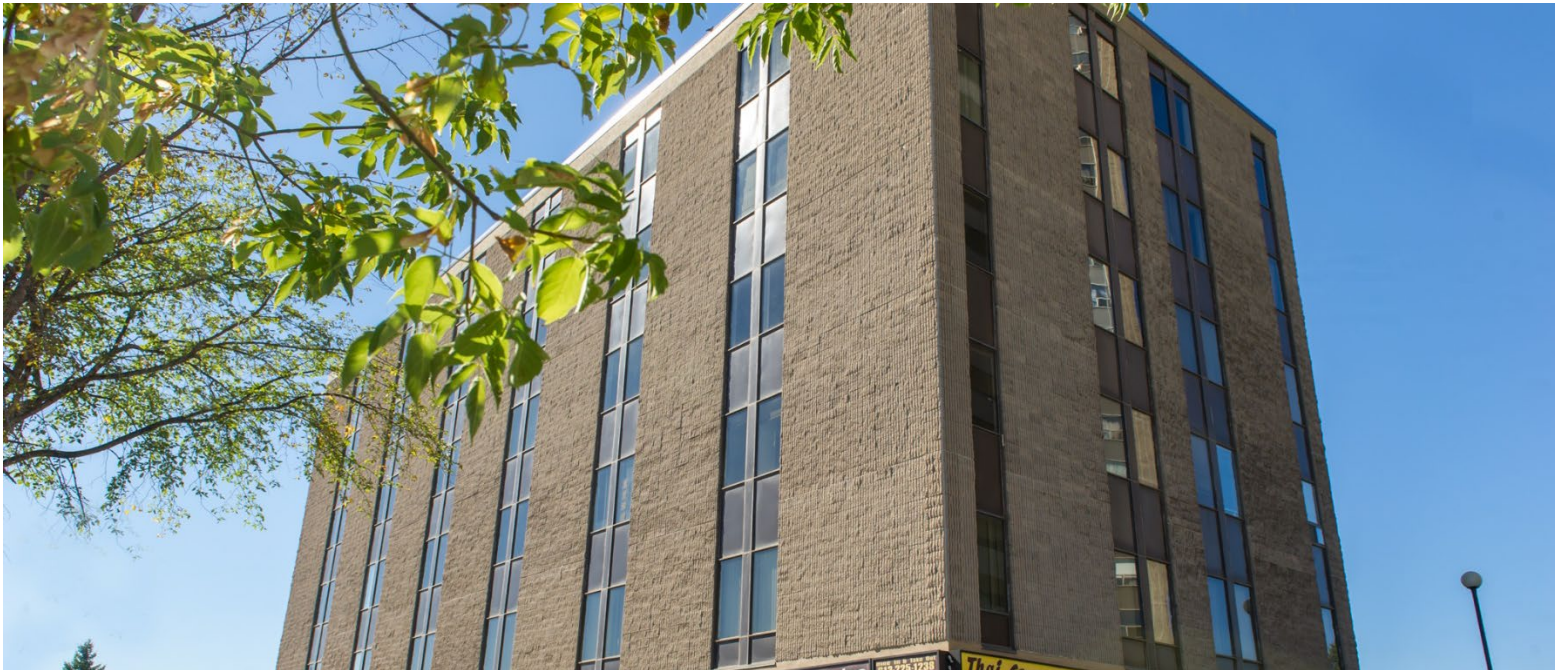




For Lease » Office Space

1390 Prince of Wales | Suite 409

Ottawa | Ontario



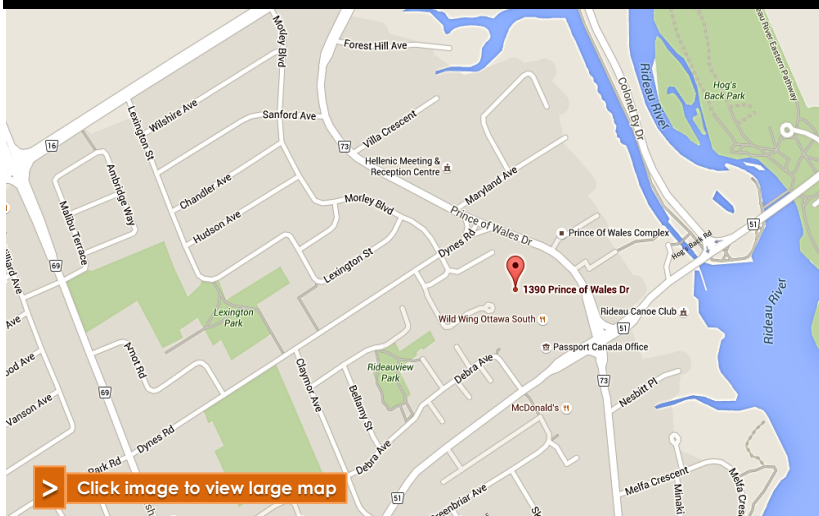
Building Details

| | |
|---------------------------|--|
| Total Office Area: | 34,081 sf |
| Number of Floors: | 6 |
| Net Rent: | \$10.00-\$12.00 <i>Rents may vary depending on suite size + term.</i> |
| Operating Costs: | \$16.26 |
| Available Area: | 494 sf |

BUILDING KEY FEATURES + HIGHLIGHTS

- + Surface and underground parking available
- + Storage facilities available
- + Security patrolled and camera surveillance
- + Refurbished elevator
- + Certain suites have private washrooms and/or kitchenette
- + Energy efficient LED lighting
- + Recycling program
- + Private swimming pool
- + 24 Hour emergency service
- + Hands on, responsive management team with excellent repair and maintenance program
- + Easily accessible via public transit or car
- + Excellent existing client base including therapists, dentists, other medical services, chartered accountants, as well as a restaurant.

» Map



> Click image to view large map

For More Information Contact

451 Daly Ave., 2nd Floor
Ottawa, Ontario K1N 6H6
www.elkproperty.com

Bill Miner Tel: 613-244-1012 ext: 201
Cell: 613-229-9689
bminer@elkproperty.com



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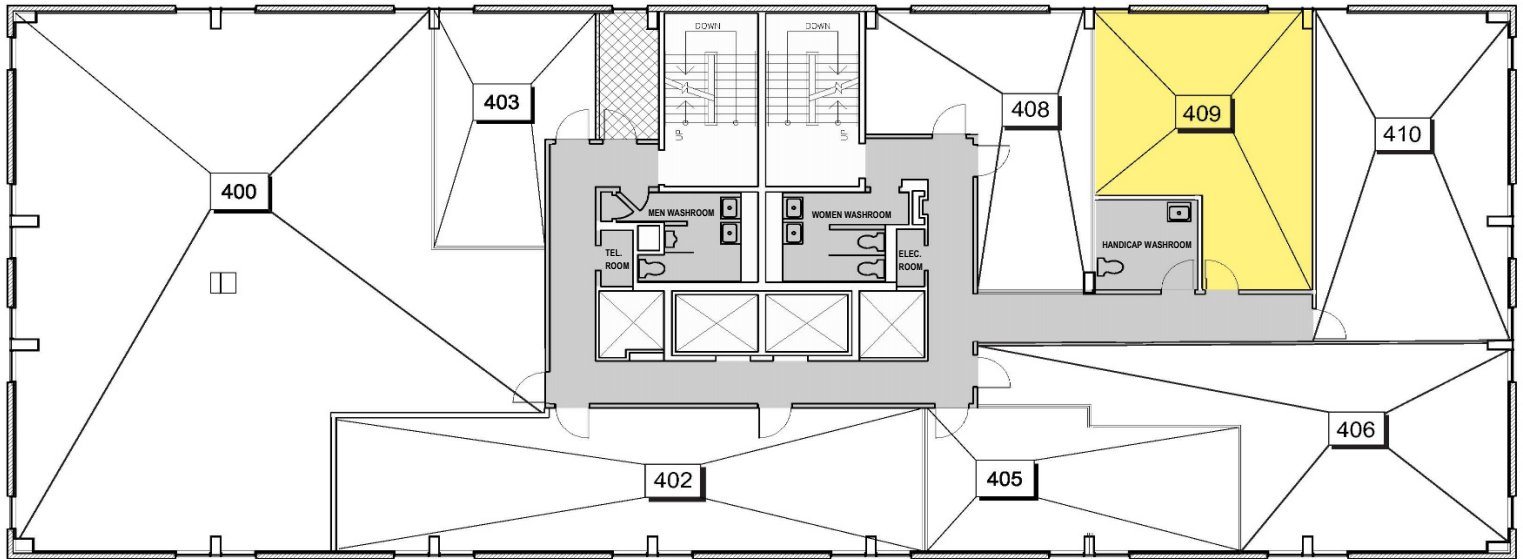
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» Floor Plan

494 sf



-  Non-Usable Floor Area (Col. 1)
-  Usable Floor Area (Col. 2)
-  Usable Common Floor Area (Col. 3)
-  Janitors Room (Usable Common Lobby Area) (Col. 6)



ADDITIONAL HIGHLIGHTS

- + Large Open Working Area
- + Kitchenette

» Pictures



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