

FOR LEASE

CDNGLOBAL[®]



2725 QUEENSVIEW DRIVE | OTTAWA, ON
SUITE 501 – LOWER LEVEL

LEASE DETAILS

SIZE AVAILABLE	Approx. 1,200 sq.ft.
GROSS RENTAL RATE	\$2,900.00 per month plus HST
ADDITIONAL RENT & UTILITIES	Included in Gross Rent (Phone and Internet extra)
PARKING	Three (3) parking spots
AVAILABILITY	Immediate
TERM	Five (5) years



PROPERTY DETAILS

The Chambers is a professional, beautifully maintained brick building constructed in 2006, located just off Greenbank Rd/Pinecrest in Queensview Terrace North. With parking directly in front of the end cap unit and private secure entryway, this building is fixtured with beautiful accent lighting and new carpets.

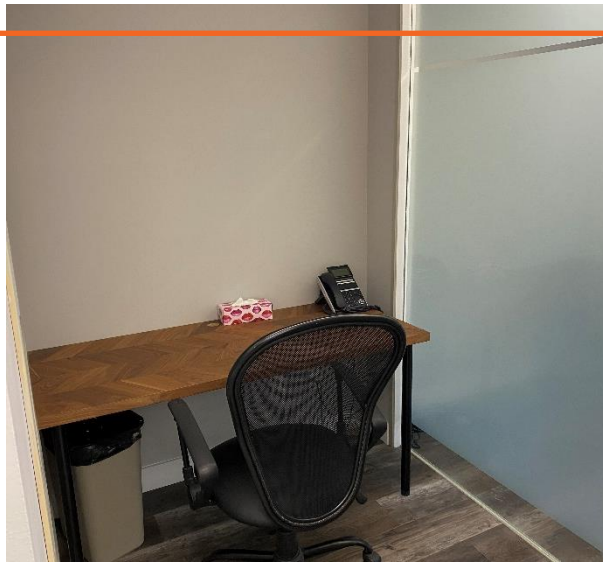
The elegantly decorated lower-level space is approximately 1,200 sq.ft. with wooden flooring and a large boardroom/common workspace or eating area with a kitchenette (with two large side-by-side-mini fridges, a dishwasher, plenty of cupboard space and a beautiful 2-pc bathroom). The rest of the space is separated into 6 private workstations enclosed with stylish, contemporary, sliding barn doors and a central common workspace.



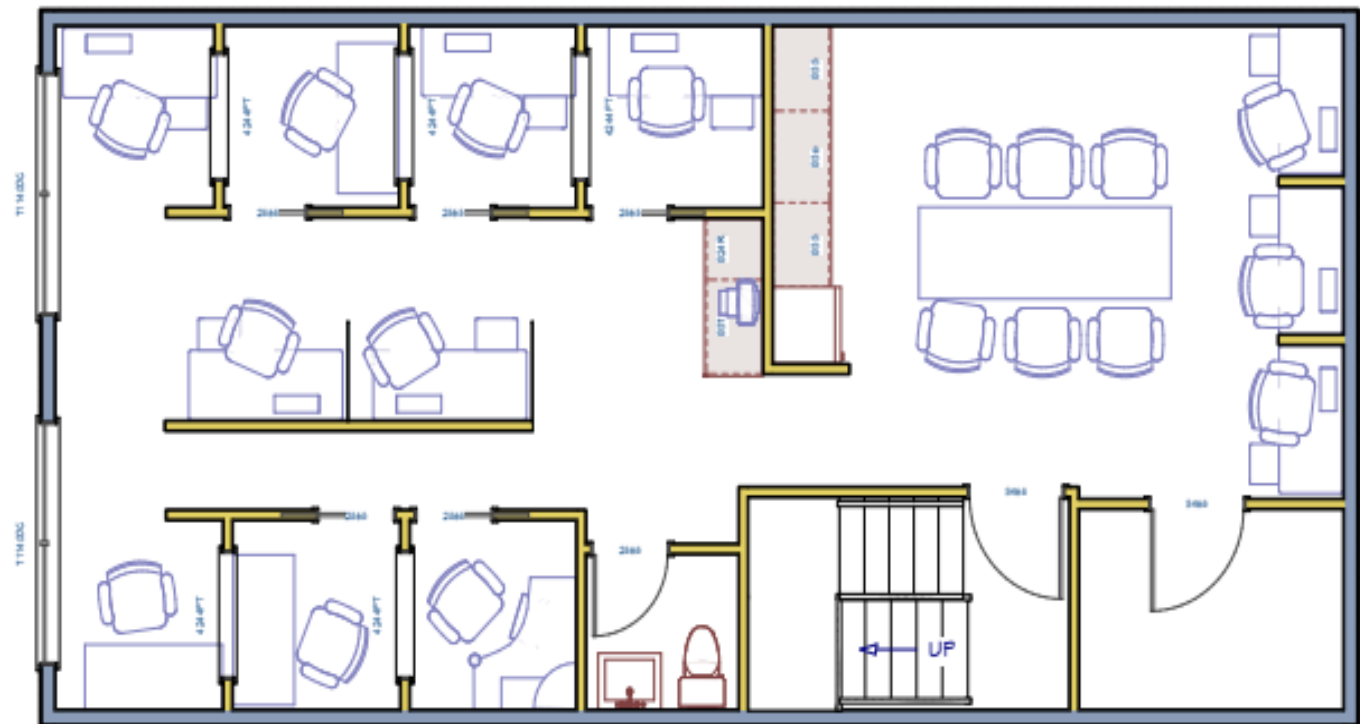
DEMOGRAPHICS

Radius	2 KM	5 KM	10 KM
Population (2023)	45,986	147,417	477,361
Population (2028)	50,820	164,209	533,527
Population (2033)	55,318	179,559	583,380
Projected Annual Growth 2023-2033	2.0%	2.2%	2.2%
Median Age	38.3	41.1	39.8
Average Household Income	\$89,382	\$108,209	\$113,996

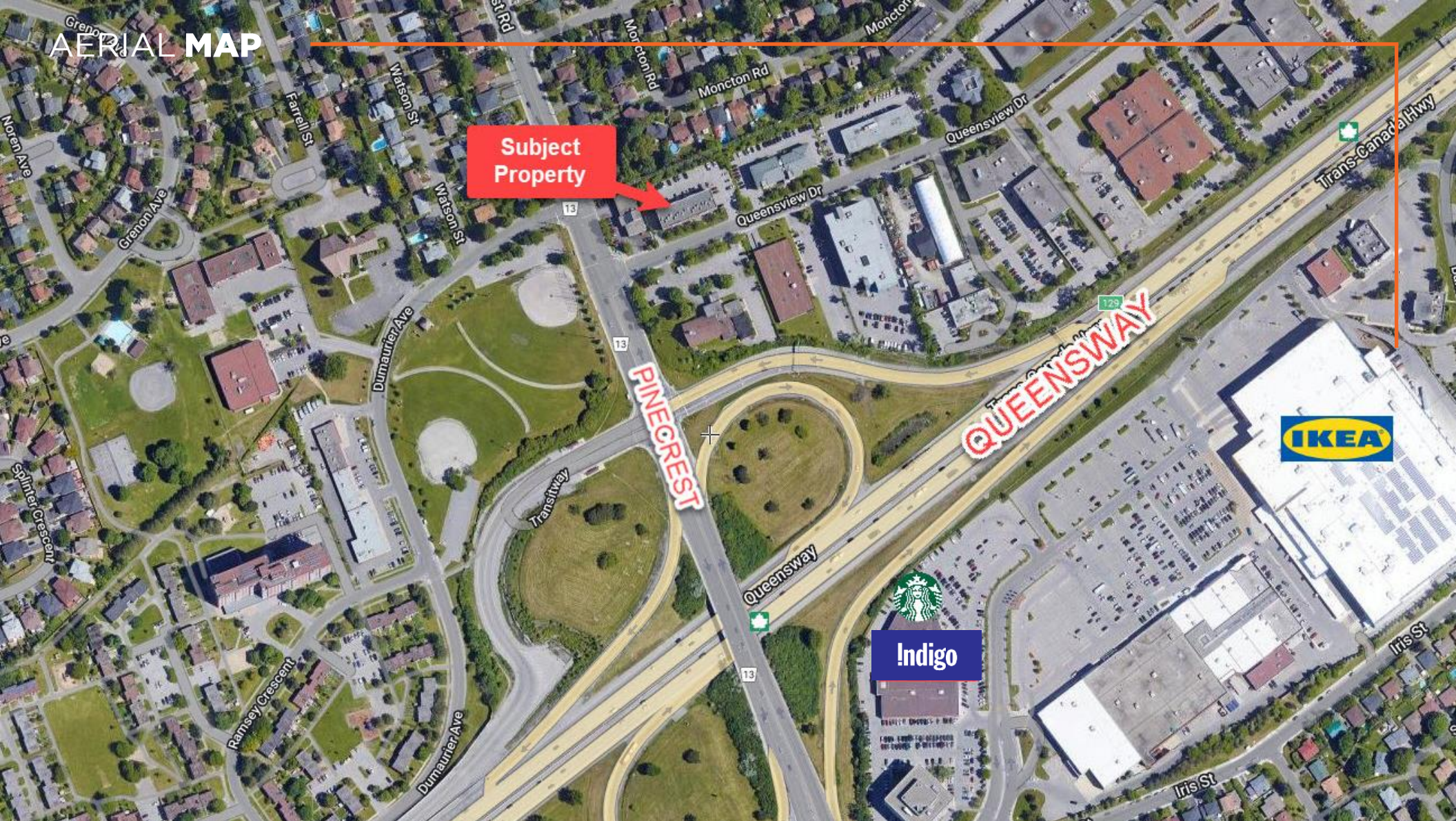
SUITE PHOTOS



FLOOR PLAN



AERIAL MAP



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