



**AVISON
YOUNG**

Office space for sublease

220 Laurier Avenue, Ottawa, ON

Space Availability

Suite 1450 = 3,327 sf

Lease Term

May 30th, 2028

Asking Net Rent

Contact Listing Agent

Additional Rent (2026 estimates)

\$19.62 psf

Space Highlights

220 Laurier Avenue offers modern office accommodations in a prime downtown Ottawa location. The building features premium tenant amenities, including private shower facilities, a shared conference centre, upgraded elevators, and underground parking with EV charging stations. Situated at the corner of Laurier Avenue and Elgin Street, the property provides excellent connectivity to Highway 417 and is within walking distance of numerous restaurants, shops, and everyday conveniences.

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Platinum member

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Property Overview

Office space for sublease

220 Laurier Avenue, Ottawa, ON

Address: 220 Laurier Ave W, Ottawa,
ON K1P 5Z9

Year Built: 1975

Building Area: 130,336 sf

Parking: One (1) parking available

Rentable Area: Suite 1450 = 3,327 sf

Net Rent: Contact Listing Agents

Additional Rent: \$19.62psf (2026)

- Move-in ready premises
- Functional existing layout with reception area
- Large open waiting and client service areas

- Key Highlights:
- Bright space with expansive perimeter windows
 - Modern finishes throughout
 - Flexible configuration to accommodate a variety of users



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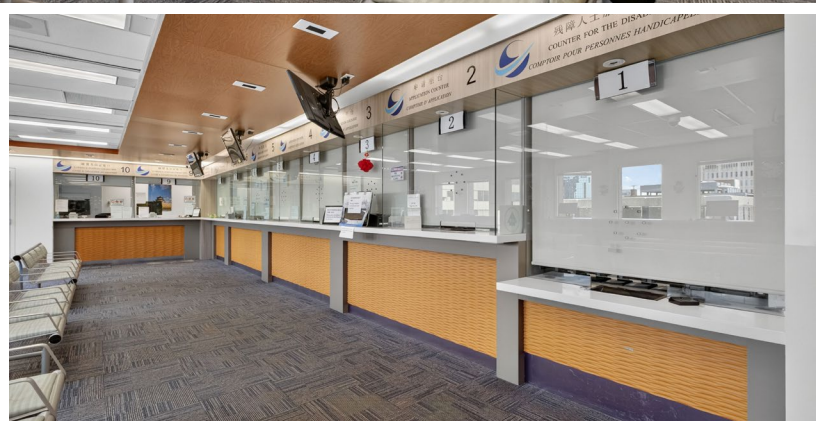
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Gallery

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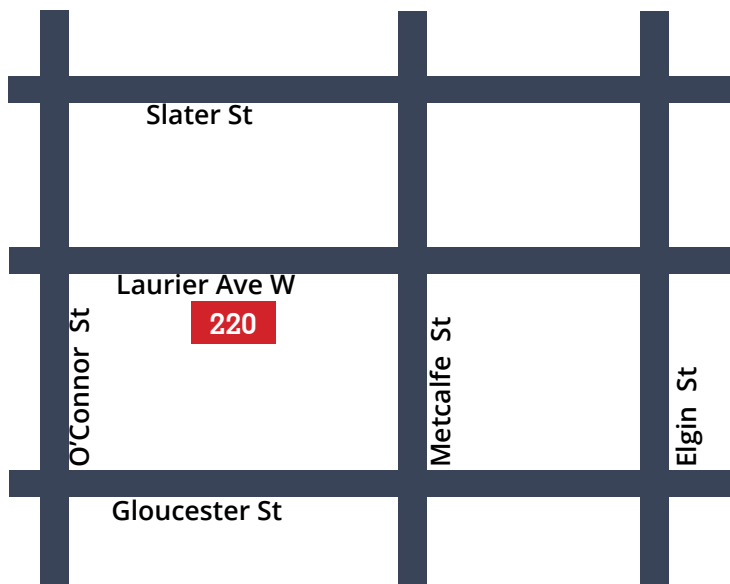
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Location Map

(Approximate, not to scale)



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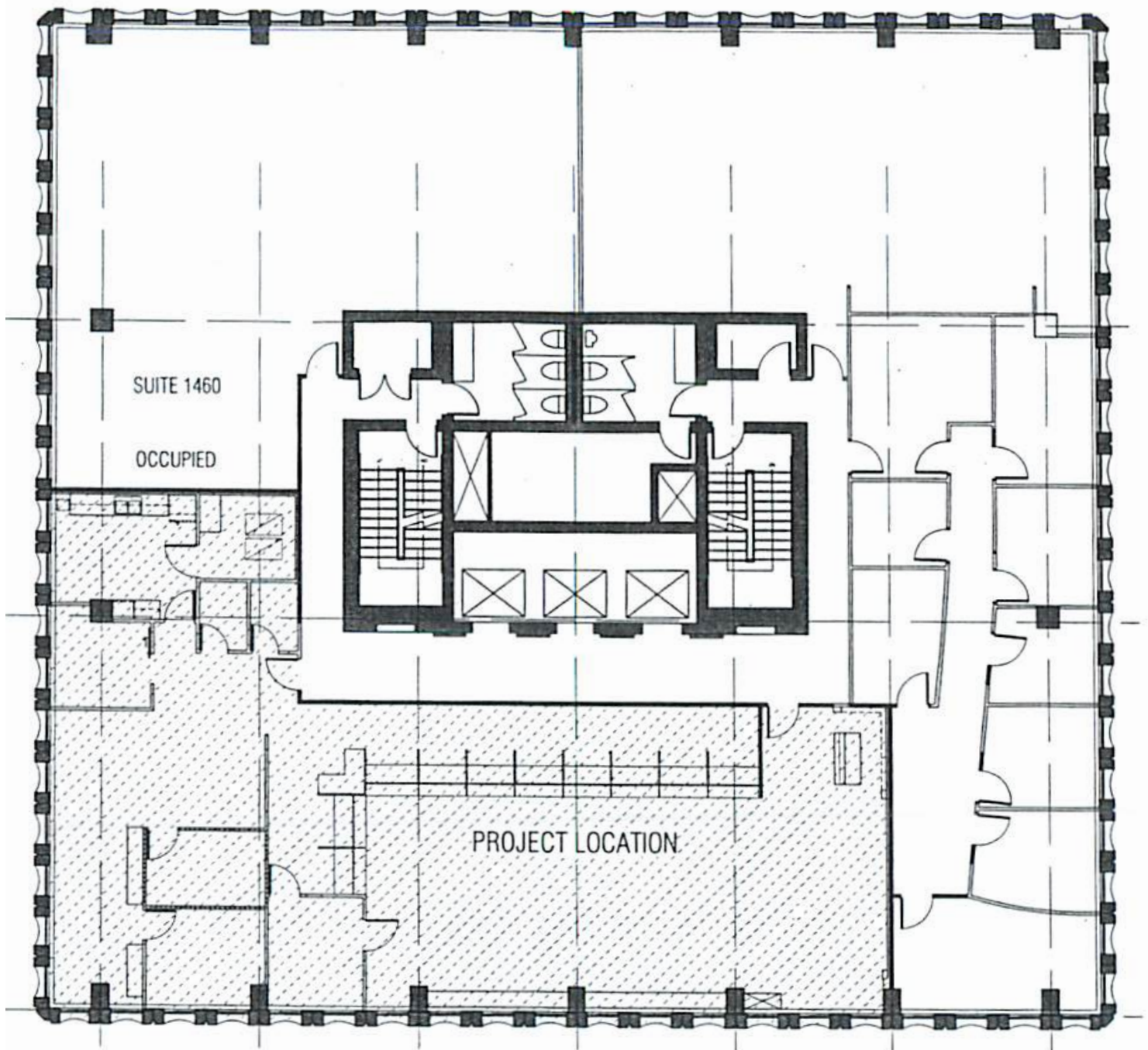
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Floorplan

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Map

Office space for sublease

220 Laurier Avenue, Ottawa, ON



220 Laurier Avenue West is a centrally located office tower in downtown Ottawa, offering efficient office space, underground parking, and convenient access to Parliament Hill, public transit, restaurants, and local amenities. Its prime location provides excellent connectivity and a professional environment for businesses of all sizes.

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