



Office Space For Lease

275
SLATER
STREET

Ottawa, Ontario



**CUSHMAN &
WAKEFIELD**

Ottawa

taylor+



**Six Ready Offices
have recently been
Leased!**

TWO SEVENTY-FIVE **SLATER**

Located at the prominent corner of Slater and Kent Street, at the heart of the Central Business District; 275 Slater Street offers a prime downtown Ottawa address. The building features Ready Office space options ranging from 2,154 to 12,254 square feet, with both turnkey and base build condition space available to suit a variety of business needs. With an abundance of natural light and city views, it creates a bright and inviting work environment. Committed to sustainability, the property has earned LEED® Platinum v4.1 Certification, reflecting its leadership in energy efficiency and environmental stewardship. Ownership and property management are strategically focused on redefining downtown office space standards.

194,517 SF of unique office space

BUILDING HIGHLIGHTS

194,517 SF

BUILDING
SIZE

1968

YEAR
BUILT

B

ASSET
CLASS

20

STOREYS

1:1000 SF

PARKING
RATIO

PLATINUM

LEED
CERTIFICATION

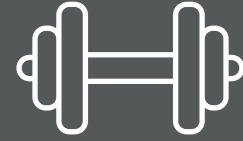
24/7

BUILDING
SECURITY

ON-SITE

PROPERTY
MANAGEMENT

ON-SITE AMENITIES



**FITNESS
CENTRE**



**CONFERENCE
FACILITIES**



**MULTIPLE FOOD
OPTIONS**



AVAILABILITIES

21	LEASED	
20	LEASED	
19	SUITE 1900 (FULL FLOOR) - 12,254 SF	
18	LEASED	
17	LEASED	
16	LEASED	
15	LEASED	
14	LEASED	
12	LEASED	SUITE 1204 – 5,764 SF
11	LEASED	SUITE 1100 – 4,921 SF
10	LEASED	
9	LEASED	RECENTLY LEASED!
8	LEASED	SUITE 800 – 2,154 SF
7	LEASED	SUITE 700 – 9,365 SF
6	LEASED	SUITE 601 – 6,952 SF
5	LEASED	
4	LEASED	RECENTLY LEASED!
3	LEASED	
2	AMENITIES / PROPERTY MANAGEMENT OFFICE	
G	LOBBY / AMENITIES / RETAIL	

SUITE 601	6,952 SF
SUITE 700	9,365 SF
SUITE 800	2,154 SF
SUITE 1100	4,921 SF
SUITE 1204	5,764 SF
SUITE 1900	12,254 SF FULL FLOOR

IMMEDIATELY

ALL SUITES AVAILABLE

CONTACT BROKER

NET RENT

\$21.74

ADDITIONAL RENT (2026 EST.)

AMENITIES at 275 SLATER STREET

A variety of convenient on-site amenities are located at 275 Slater Street, including Mad Radish, Tim Hortons, Edward K Barbershop, Suitablee, and La Vie Executive Health Centre.

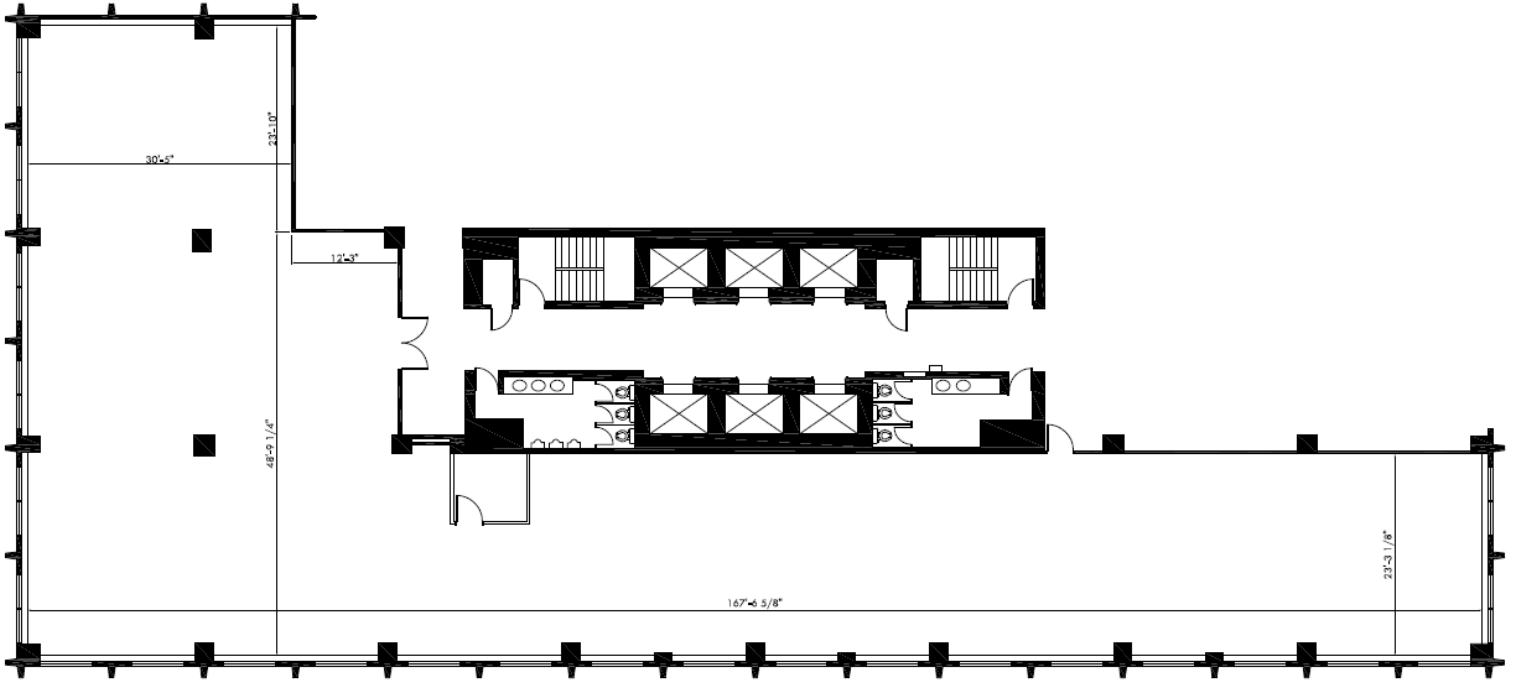


AMENITIES NEARBY:

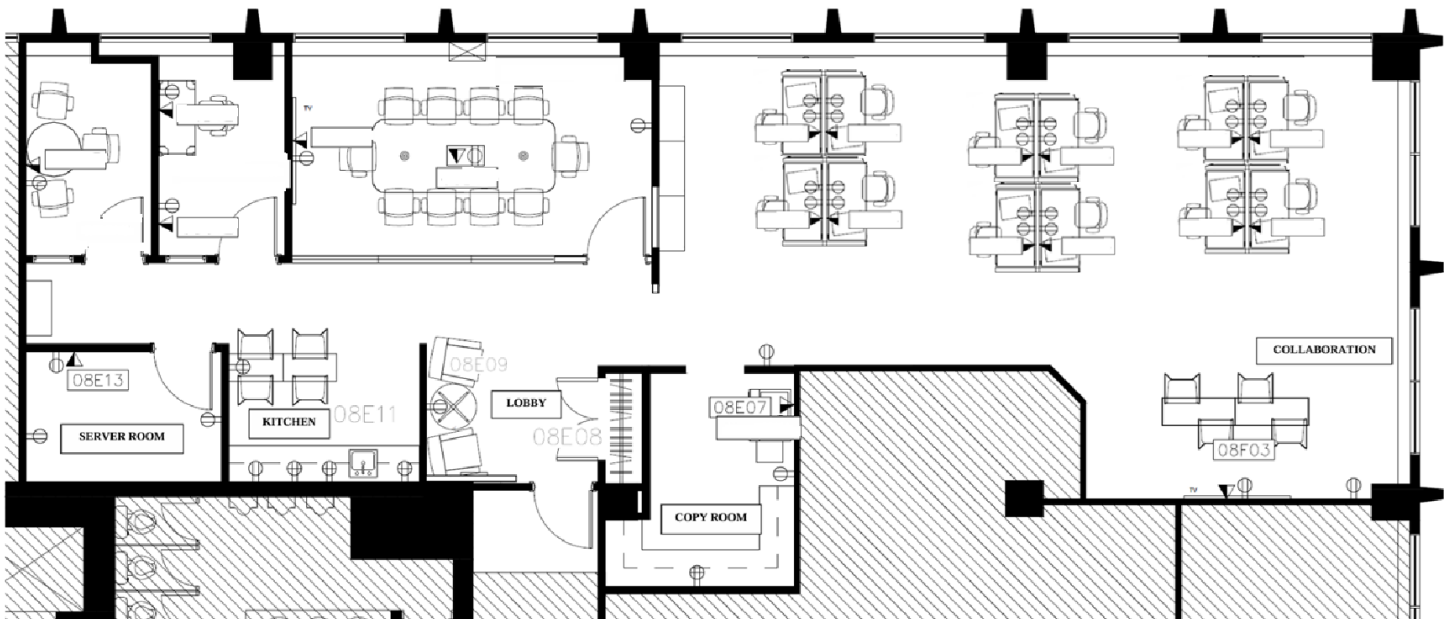
1. GoodLife Fitness Centre 0.3 km walk
2. Parliament LRT Station 0.4 km walk
3. Lyon Station 0.2 km walk
4. The Royal Oak 0.3 km walk
5. Starbucks 0.2 km walk



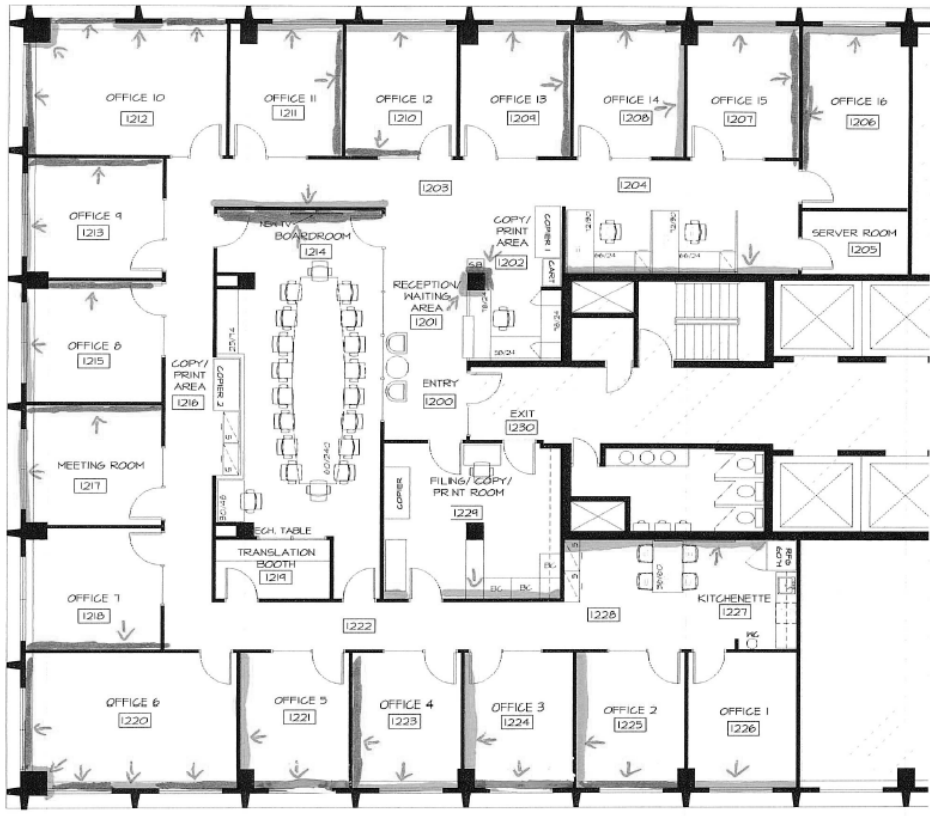
SUITE 601 – 6,952 SF



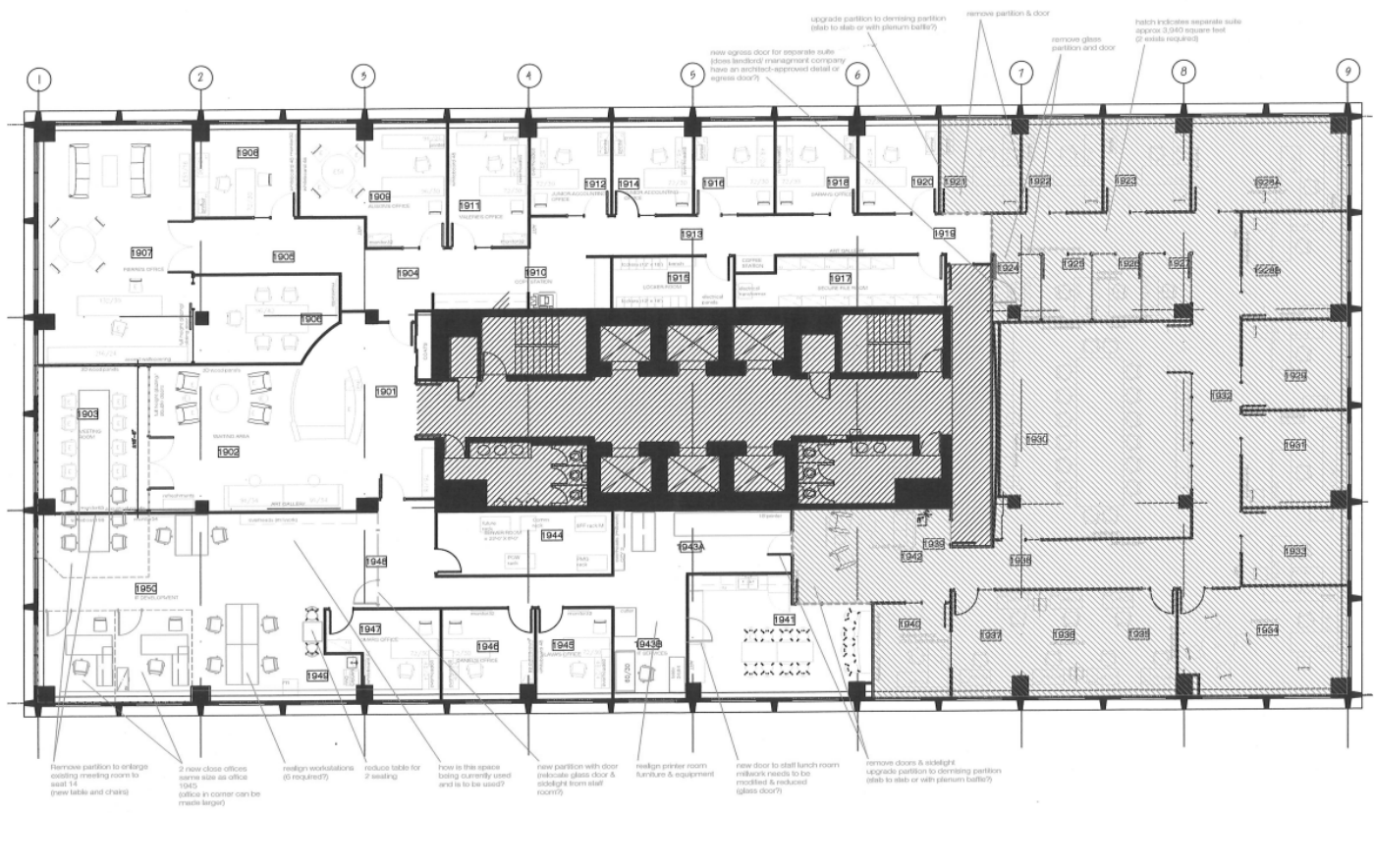
SUITE 800 – 2,154 SF



SUITE 1204 – 5,764 SF



SUITE 1900 – 12,254 SF (FULL FLOOR)



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