

PLACE DE VILLE

112 KENT STREET | TOWER B
300 SPARKS STREET | PODIUM
320 QUEEN STREET
330 SPARKS STREET
OTTAWA, ON

CROWN
PROPERTY MANAGEMENT



AN ICONIC OFFICE COMPLEX IN THE HEART OF DOWNTOWN OTTAWA

With an abundance of amenities!



1.1 Million SF Largest Office Complex
Within Downtown Ottawa



1.5/1,000 SF Parking Ratio Parking
1,683 Underground Parking Stalls



On-Site
Property Management



24/7
Building Security



Direct Lyon Station
LRT Connection



EV Charging
Stations



On-Site
Food Court



Secure
Bike Cage

Parliament Hill



Tower B
112 Kent Street

Podium
300 Sparks Street

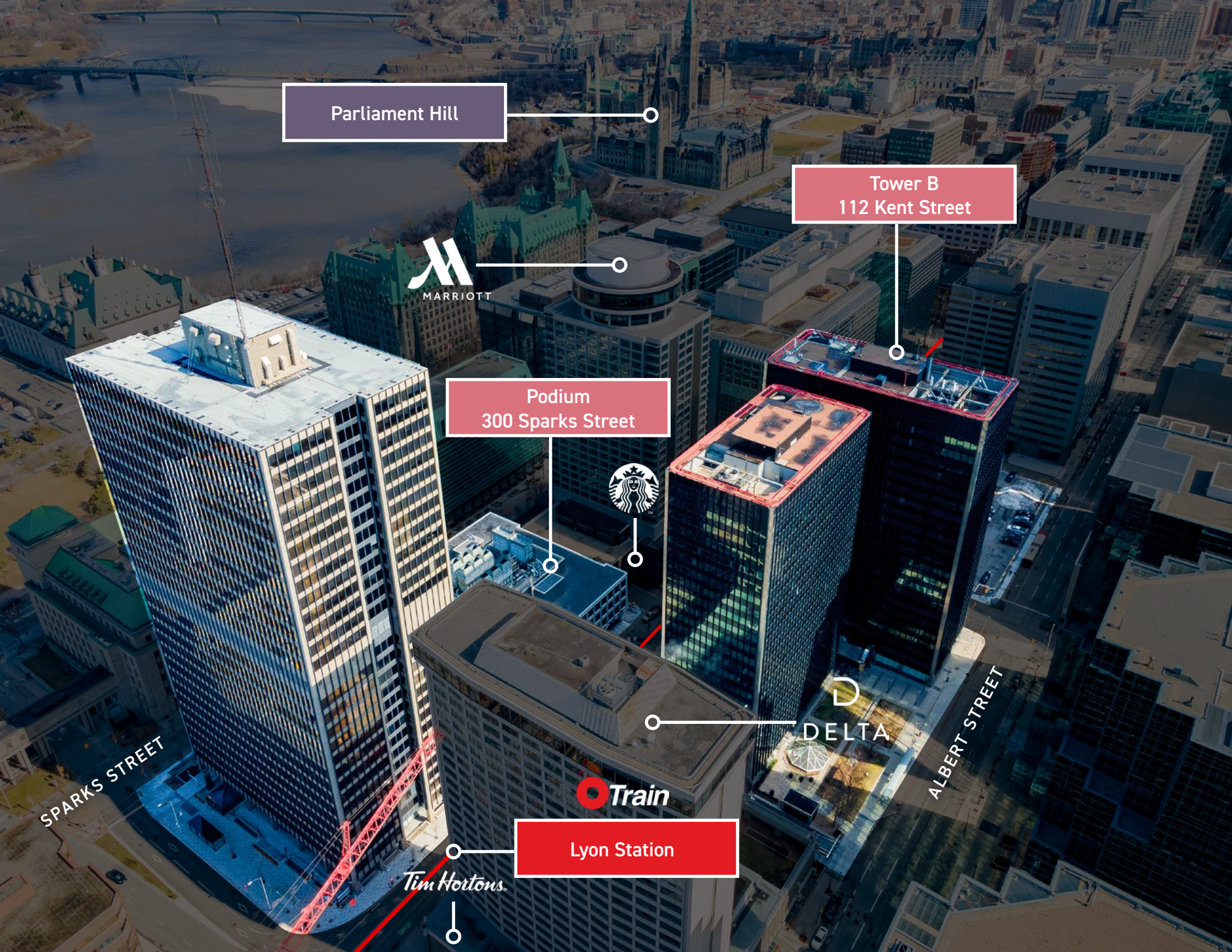


Lyon Station

Tim Hortons

SPARKS STREET

ALBERT STREET

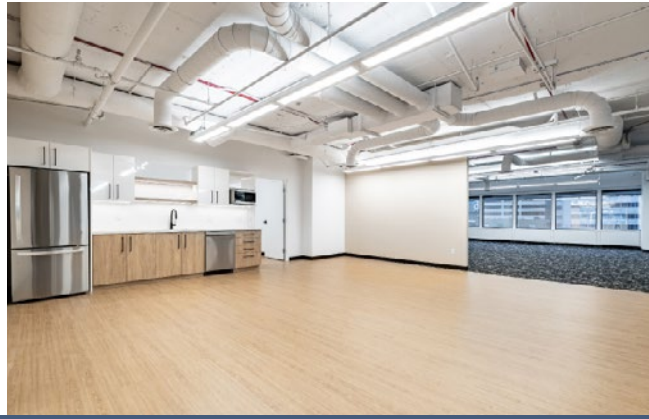


112 KENT STREET

Tower B

- Efficient floor plate offering full floor opportunities
- Stunning views, upgrades in lobby completed 2021 with additional upgrades in 2022
- LRT access, direct access to retail amenities in the newly renovated concourse level
- Parking is priced at \$245.00/month



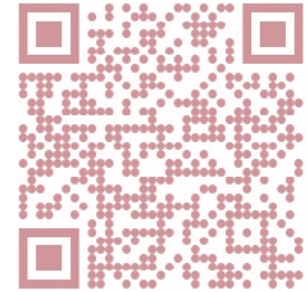


7,009 SF Model Suite Available!



Stunning views from 22nd floor of Parliament & Ottawa River

[Learn More](#)



300 SPARKS STREET

Podium

- Urban streetscape views with large windows
- Non-traditional office space with exposed lofted ceilings (approximately 14 ft.)
- New LED lights throughout, exposed concrete floors
- Unique views offering Sparks and Queen Street animation
- Direct access to Lyon LRT Station via the underground retail concourse
- Office posted rate for Podium (\$18.50) and additional rent (\$19.18)
- Lobby and corridor upgrades coming soon
- Access to private outdoor seating area





Easy Access to Sparks Street Promenade



300 Sparks Street : Suite 200 : 9,060 SF Model Suite



REVITALIZED RETAIL CONCOURSE

A wide array of convenient retailers can be found in the concourse:

- Subway
- Station Express Cafe
- PDV Dental Centre
- Manhattan's Hand-Made Burgers
- Shawarma Taza
- Ivonne Makeup & Skincare
- Corner Kitchen
- Crystal Car Wash Auto Detailing
- Fantastic Nails
- PDV Shoe Repair
- Direct Access to The Marriott & The Delta Hotel

...and more to come!

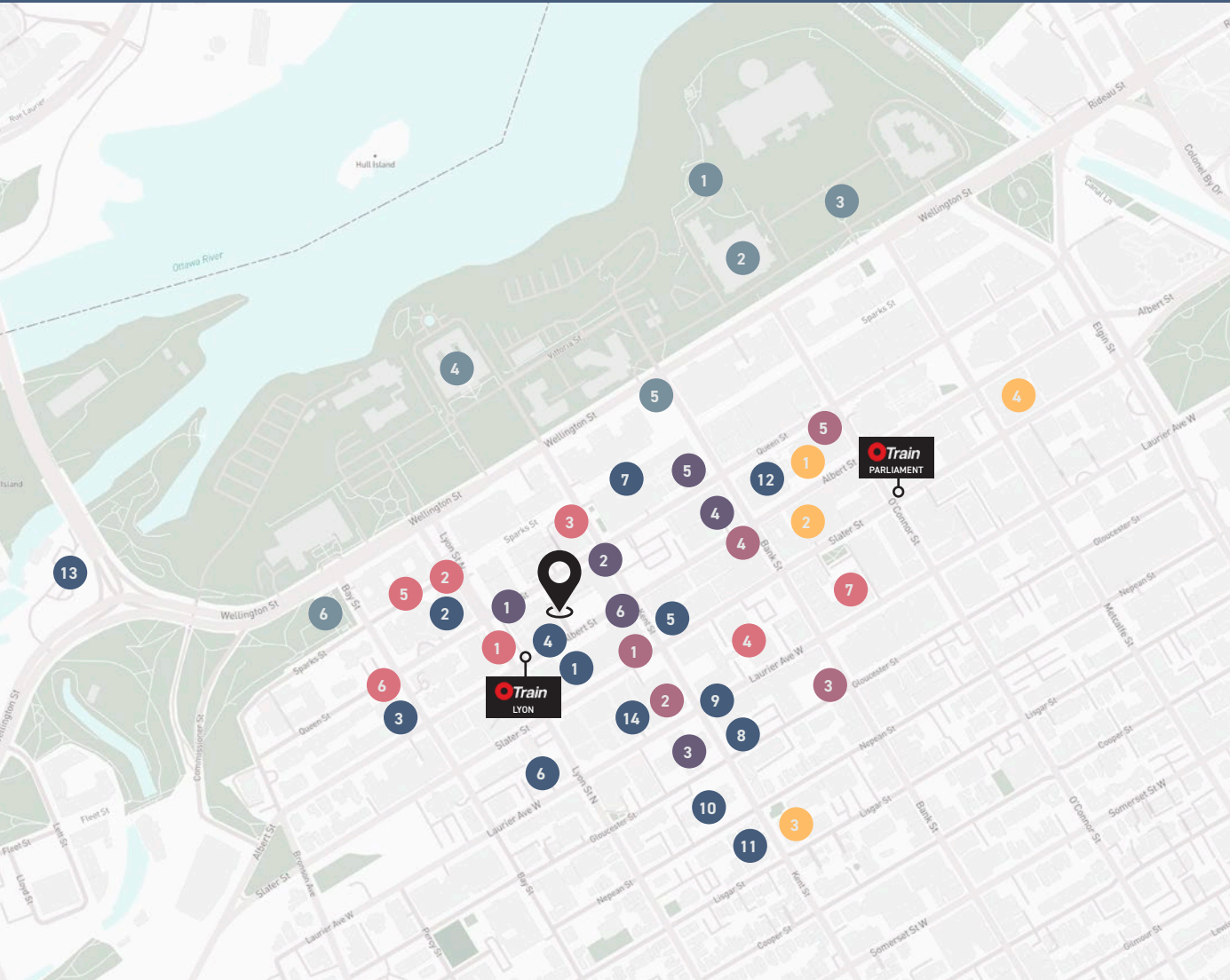


ACCESS & AMENITIES

Spanning two city blocks, Place de Ville is the largest office complex in Ottawa's downtown core consisting of four office buildings and a below-grade retail area that includes office space, shopping and food outlets, and a five-level underground parking and storage facility.



**Lyon LRT Station
On-Site**



RESTAURANTS & BARS

1. Baton Rouge
2. Tulip Restaurant
3. Occo Kitchen & Bar
4. Prova Bar & Kitchen
5. Mad Radish
6. Orchard Sushi
7. Rabbit Hole
8. Sansotei Ramen
9. Toro Taqueria
10. Aroma Meze
11. North & Navy
12. Aiana Restaurant
13. Millstreet Brew Pub
14. El Toro Pizza

CAFES

1. Tim Hortons
2. Claypot Cafe
3. Cafe Deluxe
4. Le Monde
5. Presse Cafe
6. Starbucks

HOTELS

1. Delta Ottawa City Centre
2. Hilton Garden Inn
3. Ottawa Marriott Hotel
4. Alt Hotel Ottawa
5. Homewood Suites by Hilton
6. Holiday Inn Ottawa
7. Sheraton Ottawa

HEALTH & WELLNESS

1. Goodlife
2. KRX Fitness
3. Bounce Personal Training
4. Free Form Fitness

BANKS

1. BMO
2. TD Bank
3. Scotiabank
4. CIBC
5. RBC

INSTITUTIONAL & LANDMARKS

1. Parliament Hill
2. House of Commons
3. Centennial Flame
4. Supreme Court of Canada
5. Bank of Canada Museum
6. Garden of the Provinces & Territories



Place de Ville



O-Train



Founded in 2001, Crown is an integrated commercial real estate investment and management firm focused on value-add opportunities across Canada, with over three billion dollars of real assets under management. Crown has a well-established track record, an experienced team and takes a hands-on approach to provide superior returns for investors and better workplaces for tenants.

In the fall of 2019, Crown entered the Ottawa market with a 289,000 square foot acquisition and has since grown to own and manage more than 2.5M square feet of office space across the Greater Ottawa Area with more investments on the horizon.

For more information or to arrange a tour, please contact:

Vicky Dinelle*

Director, Leasing

CPMI Realty Inc., Brokerage

O 613.783.0900

C 613.266.7354