



FOR LEASE

OFFICE SPACE

141 BENTLEY AVENUE, SUITE D, OTTAWA, ON. K2E 6T7

BUILDING FEATURES

- Air conditioning office space
- Two private offices
- In-suite washroom
- Balance of space is open work area
- Gross rent to escalate 3% per year
- Pylon signage possible
- All in monthly rental rate.
- Tenant is responsible for HST, in-suite cleaning and Internet

LEASE DETAILS

ADDRESS	141 Bentley Avenue, Suite D, Ottawa, ON. K2E 6T7
GROSS RATE PER MONTH	\$1,600.00
OFFICE SPACE	750 sq. ft.
LEASE TERM	3 to 5 Years
ZONING CODE	IH1
OCCUPANCY	Available immediately



GEOFFREY H. GODDING CPM

Senior VP / Commercial Sales
Representative

Capworth Commercial Realty Brokerage
Corporation

Direct # 613.720.1186

Main Office # 613.663-2549 ext. 4

Email: geoffg@bell.net

Head Office:

1390 Prince of Wales Drive,
Suite 106, Ottawa, Ontario K2C 3N6

GROSS RENT INCLUDES:

- Real Estate Taxes
- Snow Removal
- Landscape
- General Maintenance Repair
- Heat & Hydro
- Insurance
- Common Area Hydro
- Water & Sewer
- Management & Administration
- HVAC maintenance and repair
- Common area cleaning

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