

290 Picton Avenue
Units 201, 201A, 206
Westboro, Ottawa, ON.

FOR LEASE



Address: 290 Picton Ave., Ottawa,
ON, K1Z 6X4

Neighbourhood: Westboro

Retail Area Size: Unit 201: 1,223 SF (Approx.)
Unit 201A: 1,445 SF (Approx.)
Unit 206: 1,726 SF (Approx.)

Zoning: TM

Base Rent: \$15.00 per SF (NET)

Additional Rent: \$13.72 per SF (Estimated for 2025)

Gross Rent: 31.72 per SF (Approx., utilities included)

Availability: Immediate

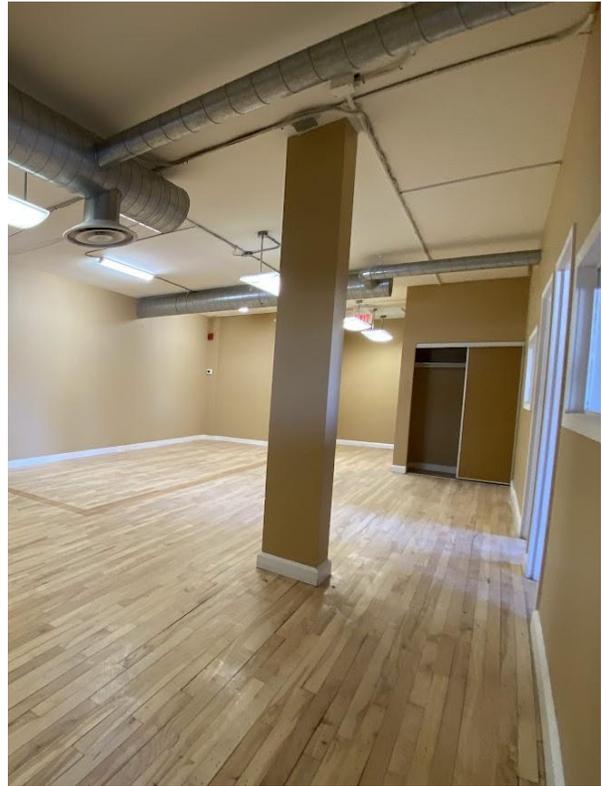
PHILIP ZUNDER President | Broker of Record
613.725.7170 | pzunder@cdnglobal.com

ERIKA JOHNSON Sales Representative
514.237.1612 | ejohnson@cdnglobal.com

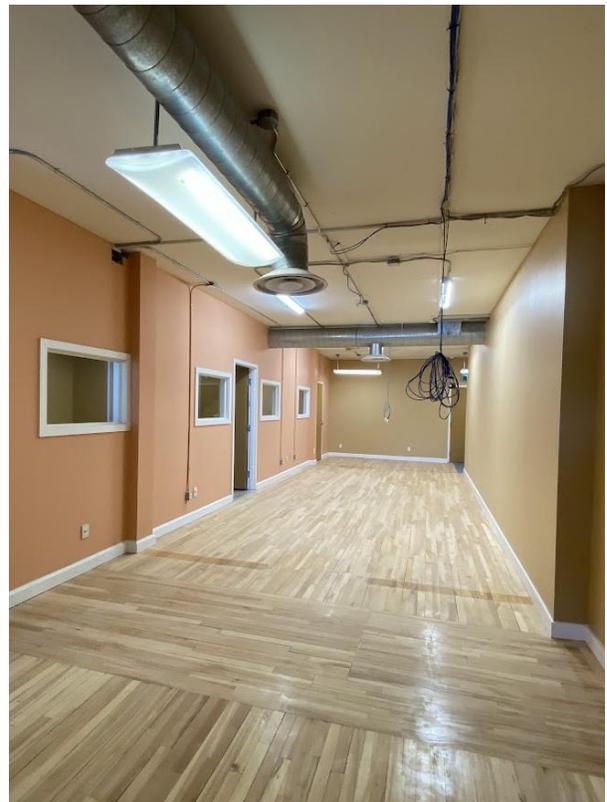
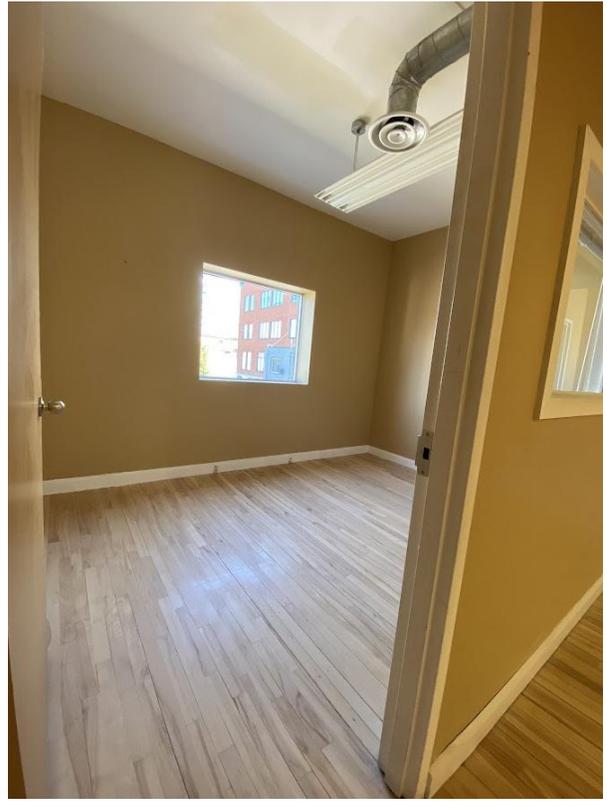
BEN ZUNDER Vice President | Sales Representative
613.913.8858 | bzunder@cdnglobal.com

CDN GLOBAL (OTTAWA) LTD.
1419 Carling Avenue, Suite 203 | Ottawa,
ON | K1Z 7L6
www.cdnglobal.com

INTERIOR FEATURES – Unit 201



INTERIOR FEATURES – Unit 201A



INTERIOR FEATURES - Unit 206

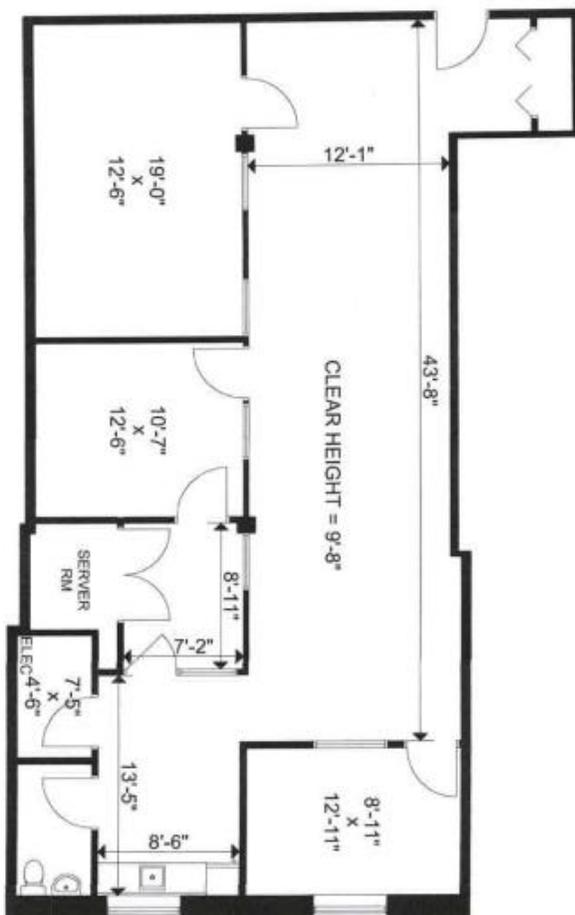


FLOOR PLANS

Unit 201

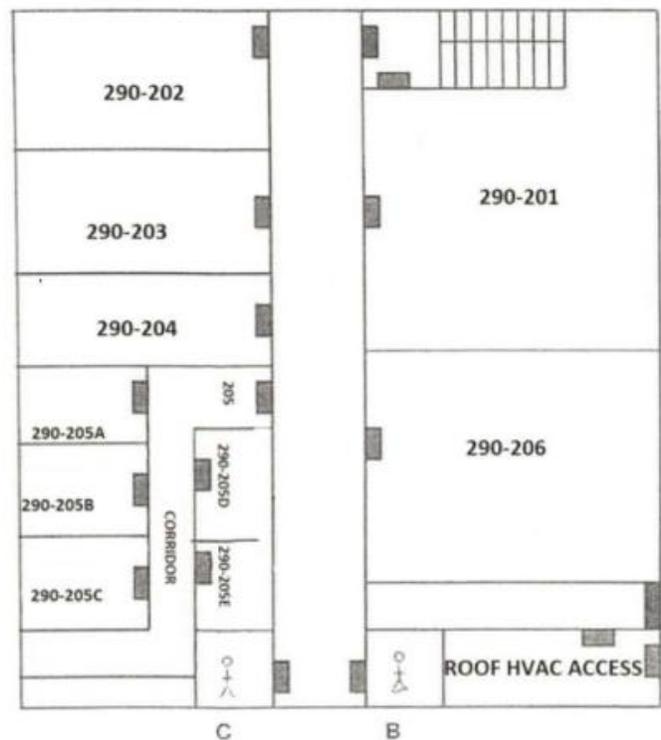


Unit 201A



Unit 206

290-294 Picton Ave - Second Floor



Total floor plan areas are approximate. While every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other item are approximate and no responsibility is taken for any error, omission, or misstatement.

LOCATION and AMENITIES – Unit 206

Westboro, Ottawa, ON

Office space available on the second floor walk-up in the bustling Westboro centre at 290 Picton Avenue. With high levels of vehicle and pedestrian traffic and a proximity to several transit lines, this is a high access zone. A stunning area with numerous shops, cafes, and restaurants to explore. Parking is available for approximately \$150.00 per month. Additional Rent is approximately \$13.72 per Sq. Ft. + HST. Possibility to join with 1 of 2 or with 2 other offices on the same floor for even more space in this prime location.



Drive Times

Trans-Canada Hwy:
Chinatown:
Downtown:

3 minutes
10 minutes
11 minutes

ByWard Market:
Little Italy:
The Glebe:

14 minutes
8 minutes
11 minutes



PHILIP ZUNDER President | Broker of Record
613.725.7170 | pzunder@cdnglobal.com

BEN ZUNDER Vice President | Sales Representative
613.913.8858 | bzunder@cdnglobal.com

ERIKA JOHNSON Sales Representative
514.237.1612 | ejohnson@cdnglobal.com

CDN GLOBAL (OTTAWA) LTD.

1419 Carling Avenue, Suite 203 | Ottawa, ON | K1Z 7L6

www.cdnglobal.com