



OFFICE SPACE FOR LEASE

BYWARD MARKET

449

SUSSEX
DRIVE

3RD FLOOR - OTTAWA, ON



NATIONAL CAPITAL COMMISSION
COMMISSION DE LA CAPITALE NATIONALE



<https://ncc-ccn.gc.ca/doing-business>



leasing-location@ncc-ccn.ca



NCC
CCN

449 SUSSEX DRIVE



1,462^{SQ.FT.}

OFFICE SPACE FOR LEASE

GROSS RENT..... \$30.00 PSF
ADDITIONAL COSTS..... UTILITIES AND IN-SUITE
JANITORIAL
AVAILABILITY..... IMMEDIATE
PARKING..... OPTIONS AVAILABLE NEARBY



BUILDING
SIGNAGE RIGHTS
AVAILABLE



VARIETY OF
RESTAURANTS
NEARBY



LARGE
WINDOWS



EXPOSED
STONE WALLS



NEAR BUS/LRT
AND PUBLIC
PARKING



VARIETY OF
RETAIL
BUSINESSES
NEARBY

OFFICE SPACE WITH HERITAGE CHARM

A unique opportunity to lease office space on prestigious Sussex Drive. Situated in the ByWard Market among a wide variety of shops, restaurants, hotels and other amenities, 449 Sussex Drive is conveniently located near the new light-rail-transit system. Its exposed stone walls and large windows add to the charm of this extraordinary heritage building.

LOCATION



POINTS OF INTEREST

- 1 National Gallery of Canada
- 2 Notre-Dame Cathedral Basilica
- 3 Embassy of the United States
- 4 Major's Hill Park
- 5 Revenue Canada Agency
- 6 Fairmont Château Laurier
- 7 The Ottawa Sign (tourist attraction)
- 8 Rideau Centre



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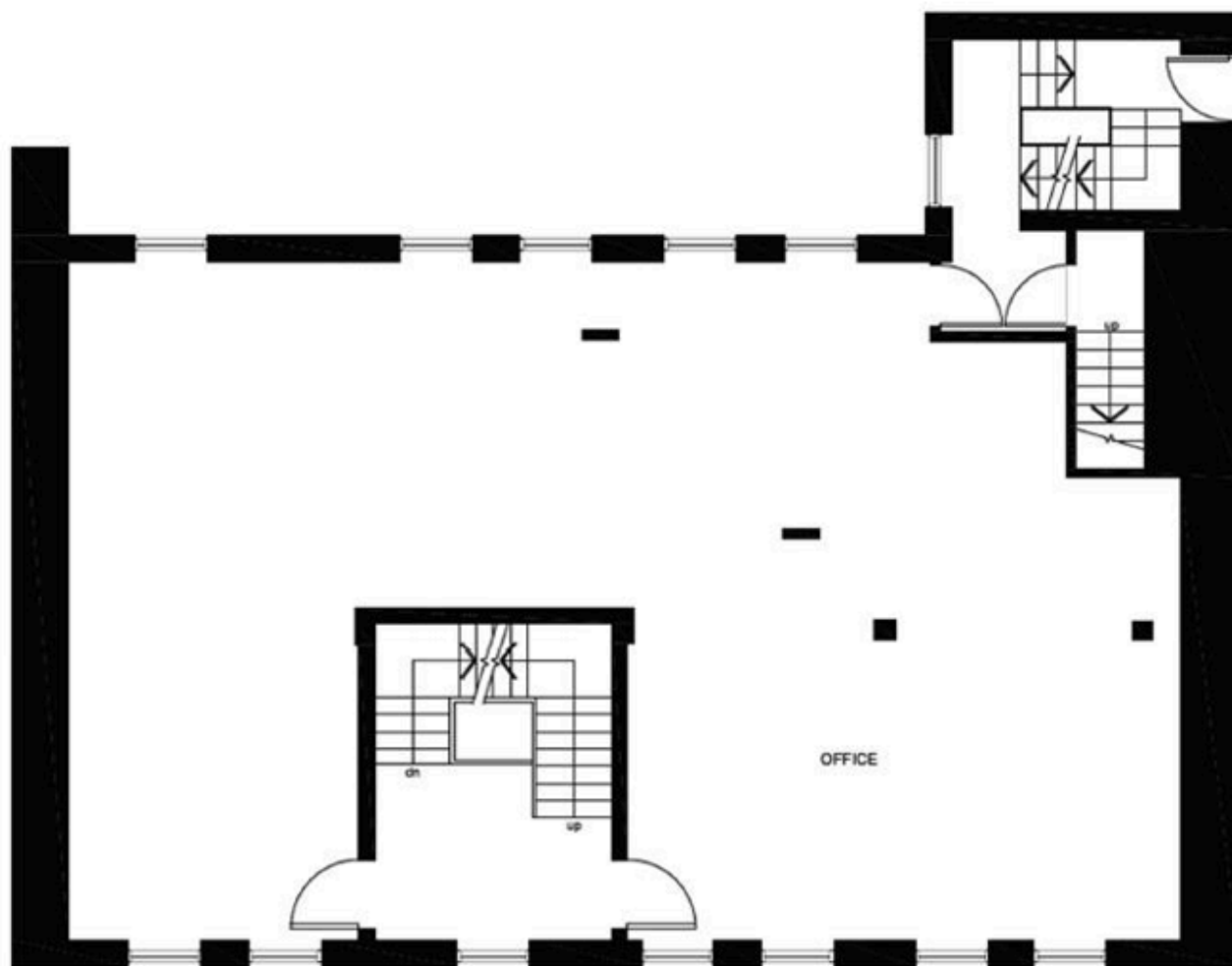


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449 SUSSEX DRIVE

FLOORPLAN

THIRD FLOOR



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