

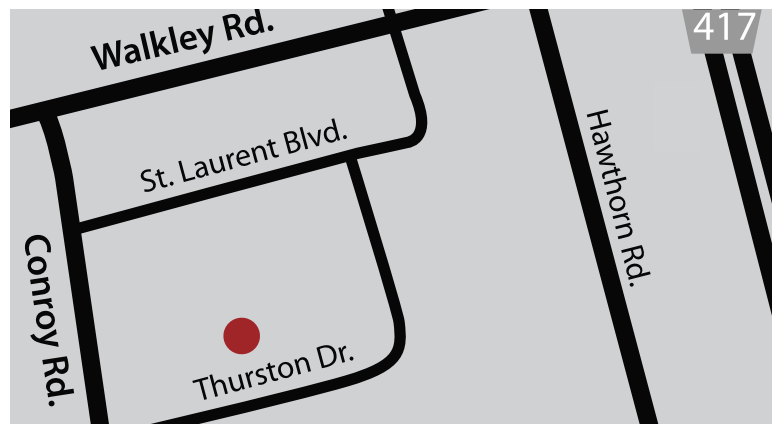


PROPERTY DESCRIPTION

Situated in a campus-style setting, this building, although traditionally used for office space, the units can also be used for flex or industrial spaces. This building has 24-hour security.

OFFICE 11,056 SF available

- Rental Rate: \$11 PSF
- Unit 100 is 3,358 SF
- Unit 105 is 1,900 SF
- Unit 106 is 5,798 SF
- Operating Costs: \$14.79 PSF (est 2022)
- Private access to ground floor units
- Available immediately
- Parking 3 per 1,000 SF

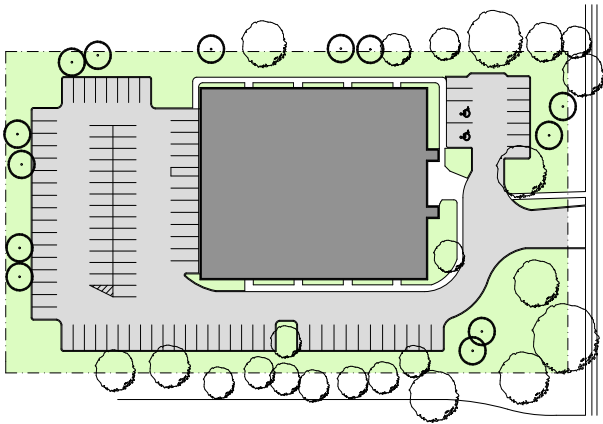
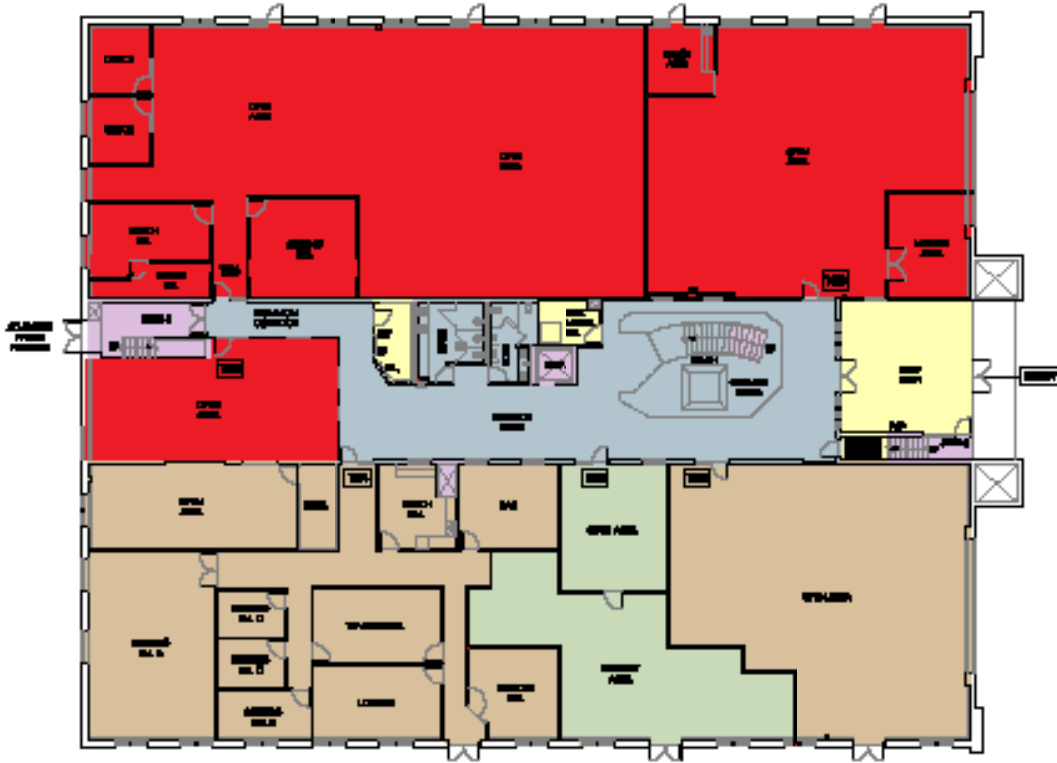


LOCATION

2171 Thurston Drive is located within the Ottawa Business Park on the north side of Thurston Drive, just east of Conroy Road. The Park is surrounded by a plethora of amenities and has easy access to Highway 417. It is one street south of a major public transportation route.



2171 THURSTON DRIVE SUITE 100 & 106 OFFICE



THURSTON DRIVE

