

# 16 CONCOURSE GATE

Ottawa, Ontario

OFFICE SPACE  
FOR LEASE

Suite 200 | 13,621 SF | Available March 2027



**LEE LACOMBE**, Leasing Manager & Sales Representative  
Colonnade BridgePort Realty Inc. Brokerage  
llacombe@colonnadebridgeport.ca  
343.633.4956

 **COLONNADE  
BRIDGEPORT**  
Realty Inc., Brokerage

# 16 CONCOURSE GATE

Ottawa, Ontario

## LEASE DETAILS

**Rental Rate:** \$12.50/SF

**Taxes & Operating:** \$10.98/SF

Operating costs, tax estimates and rental ranges are based on 2026 figures and are subject to change.

## OPPORTUNITY

**Suite 200 - 13,621 SF**

**AVAILABLE MARCH 1, 2027**

## HIGHLIGHTS

- ✓ Single storey building
- ✓ Accessible to Merivale Rd., Prince of Wales Dr., and Hunt Club Rd.
- ✓ Mix of open concept and enclosed offices
- ✓ 50 parking spaces available
- ✓ 10-mins from Ottawa International Airport

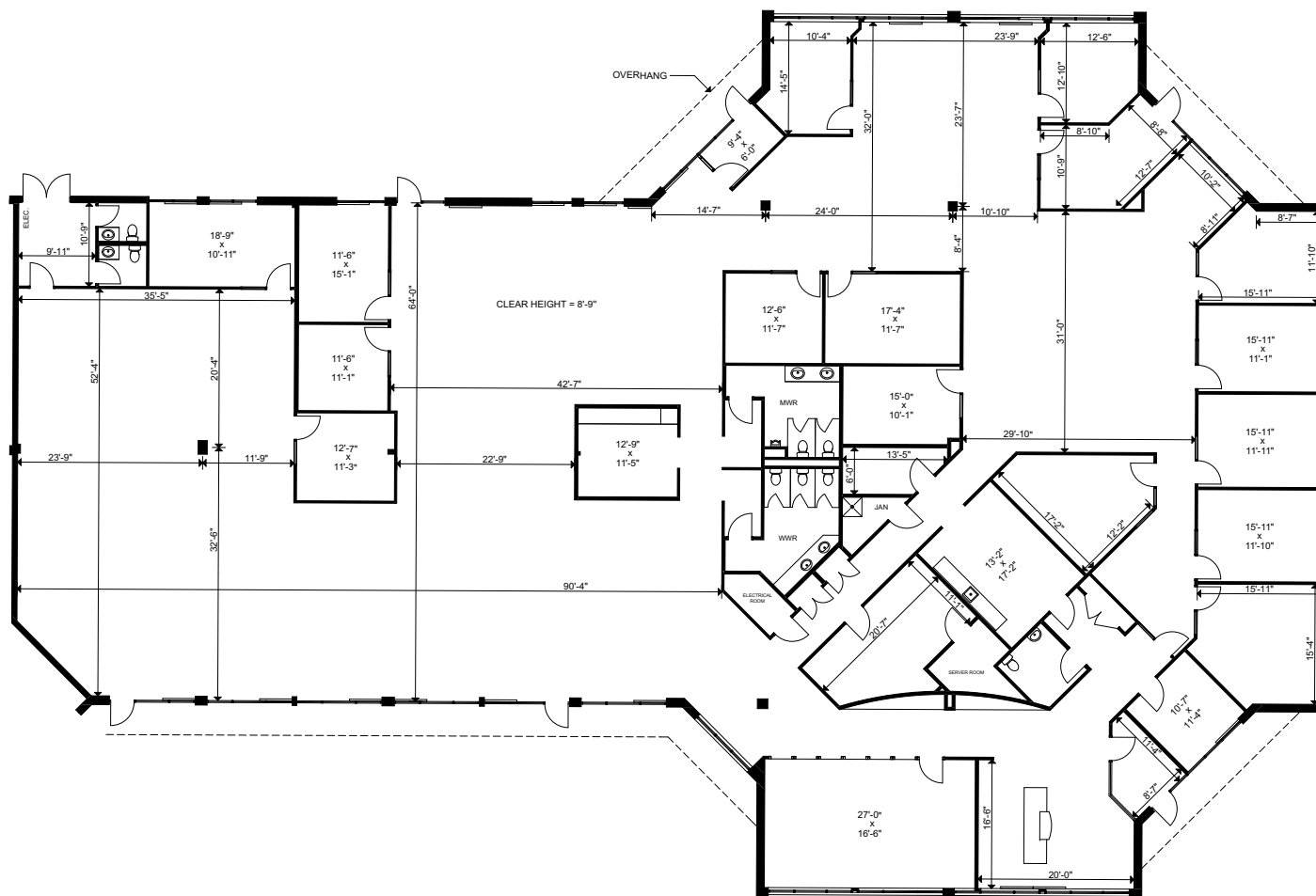


# 16 CONCOURSE GATE

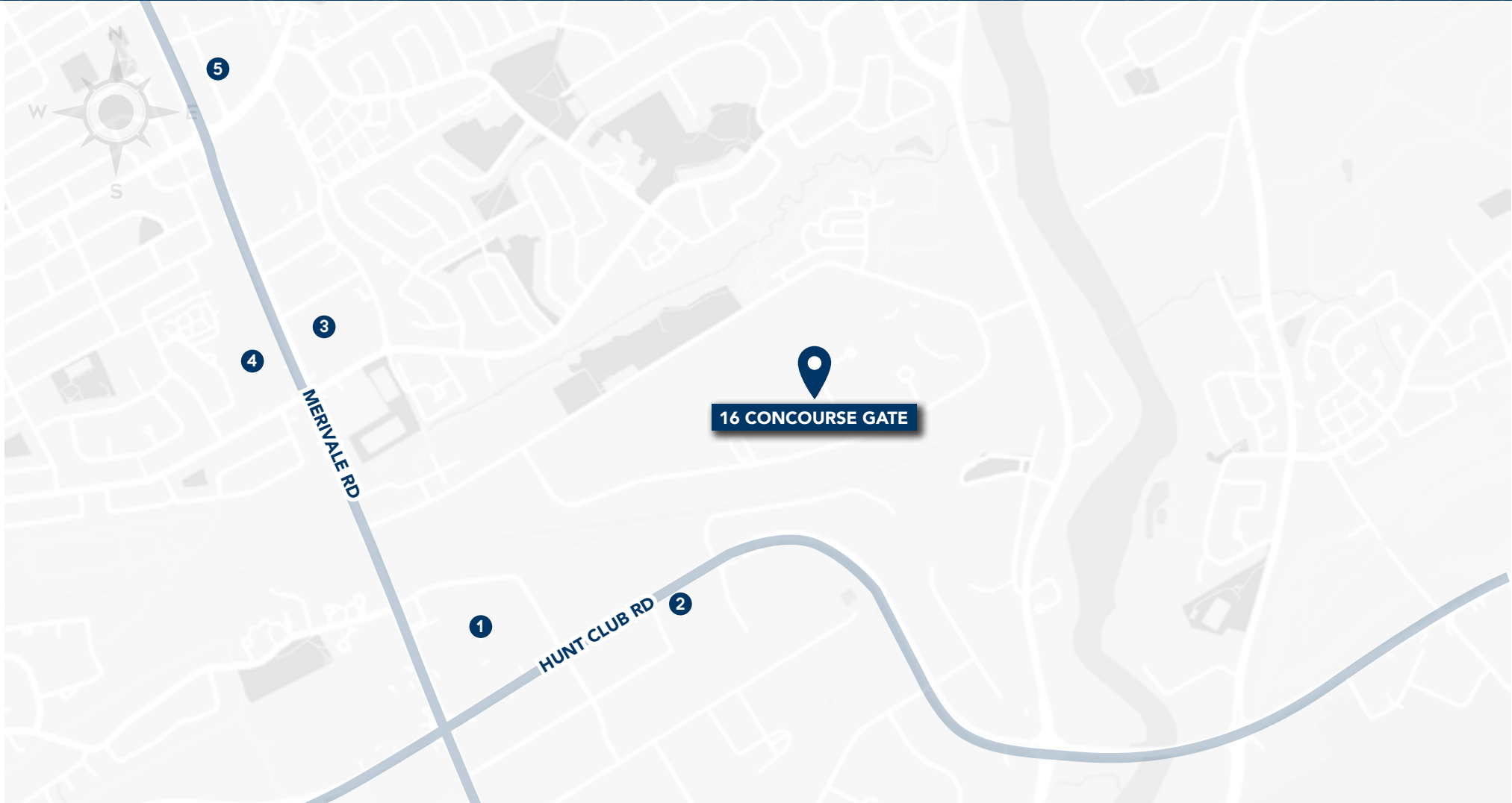
Ottawa, Ontario

## SUITE 200

13,621 SF



# AREA MAP



## 16 CONCOURSE GATE

Ottawa, Ontario

- 1 Costco Wholesale
- 2 Thai Express, Five Guys, Panera Bread, Popeye's, Cora Breakfast and Lunch, Jack's, Baton Rouge, Mandarin, Chop Steakhouse
- 3 Best Buy
- 4 Merivale Mall
- 5 FreshCo Merivale & Meadowlands