



**OFFICE SPACE FOR LEASE**

# 6 | ANTARES DR

PHASE 1 — UNIT 1 OTTAWA, ONTARIO



**INSIDE EDGE**  
PROPERTIES  
BROKERAGE

FOR INQUIRIES, PLEASE CONTACT:  
[LEASING@IEPROPERTIES.COM](mailto:LEASING@IEPROPERTIES.COM)

613.226.9902



**INSIDE EDGE**  
PROPERTIES  
BROKERAGE

6 ANTARES DR, PHASE I - UNIT 1

# 1,638 SQ.FT.

OFFICE SPACE FOR LEASE

BASIC RENT .....	\$14.00 PSF
ADDITIONAL RENT .....	\$16.35 PSF (2024 ESTIMATE)
ADDITIONAL COSTS .....	UTILITIES & IN-SUITE JANITORIAL
AVAILABILITY .....	90 DAYS
PARKING .....	3/1000



ON-SITE  
FITNESS  
STUDIO



TURN  
KEY  
OFFICE



BUILDING  
SIGNAGE RIGHTS  
AVAILABLE



MINUTES  
TO  
AIRPORT



ON-SITE  
DELI



VEHICULAR  
TRAFFIC  
35,000/DAY

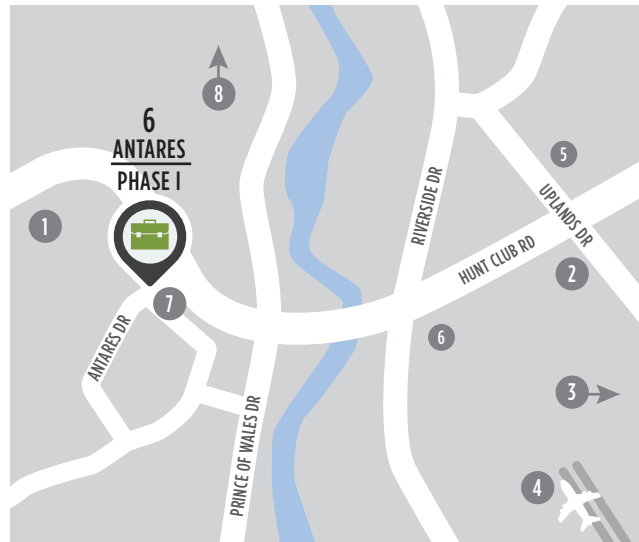


CLOSE TO  
PUBLIC  
TRANSIT

## WELL-LOCATED, MODERN OFFICE SPACE

6 Antares Drive is situated in an amenity-rich location just steps from public transportation and minutes from a variety of shops, restaurants and the Ottawa International Airport. Conveniently located at the corner of Hunt Club Road and Antares Drive, this high-visibility building also offers superior signage opportunities in the conveniently located and well-established Rideau Heights Business Park.

## LOCATION




## POINTS OF INTEREST

- |  |                                  |
|--|----------------------------------|
| 1 Restaurants, Retail, Hotel               | 5 Ottawa Hunt and Golf Club      |
| 2 Event Space - Infinity Convention Centre | 6 Restaurants and Retail         |
| 3 Event Space - EY Centre                  | 7 OC Transpo Bus Stop            |
| 4 Ottawa International Airport             | 8 Downtown Ottawa (20 min drive) |



FOR INQUIRIES, PLEASE CONTACT:  
LEASING@IEPROPERTIES.COM  
613.226.9902

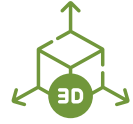



**INSIDE EDGE**  
PROPERTIES  
BROKERAGE

6 ANTARES DR, PHASE I - UNIT 1

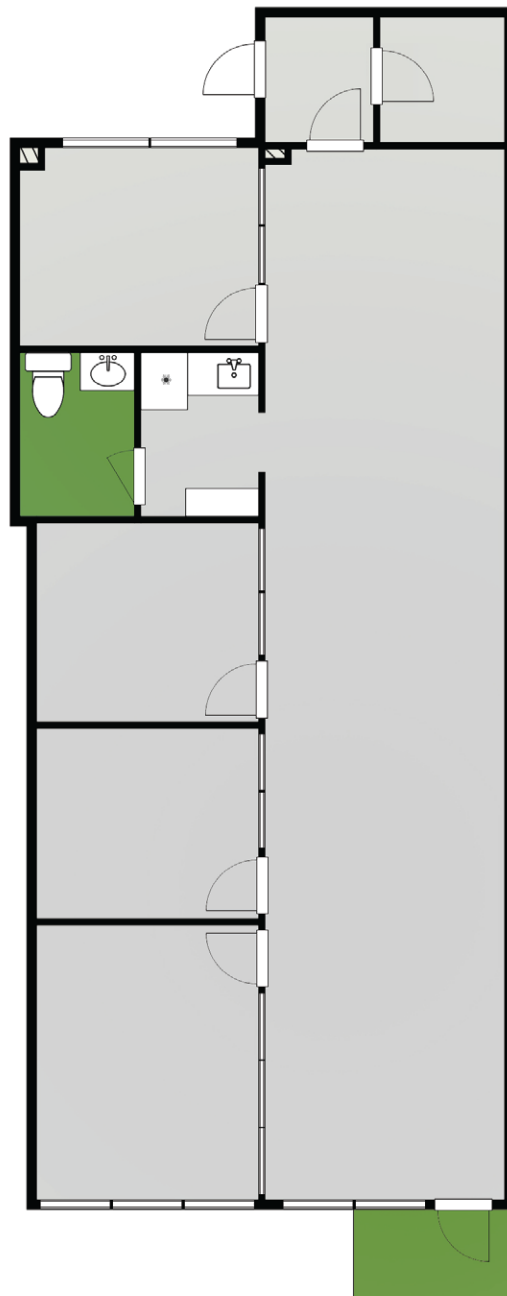


# FLOORPLAN



[CLICK TO VIEW VR TOUR](#)

**UNIT 1**  
1,638 SQ. FT.



FOR INQUIRIES, PLEASE CONTACT:  
LEASING@IEPROPERTIES.COM  
613.226.9902




INSIDE EDGE  
PROPERTIES  
BROKERAGE

6 ANTARES DR, PHASE I - UNIT 1



FOR INQUIRIES, PLEASE CONTACT:  
LEASING@IEPROPERTIES.COM  
613.226.9902

**INSIDE EDGE**  
PROPERTIES  
BROKERAGE

6 ANTARES DR, PHASE I - UNIT 1



# NEARBY AMENITIES



FOR INQUIRIES, PLEASE CONTACT:  
LEASING@IEPROPERTIES.COM  
613.226.9902