

Integrity. Dedication. Professionalism.  
MEDICAL OFFICE SPACE FOR LEASE

152 Cleopatra Drive, Ottawa



**Price:** \$16.00/sf

**OPC:** \$20.25/sf

Suite 116 - 2,262 sf

CONTACT:

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leasing@districtrealty.com

**Darren Clare**

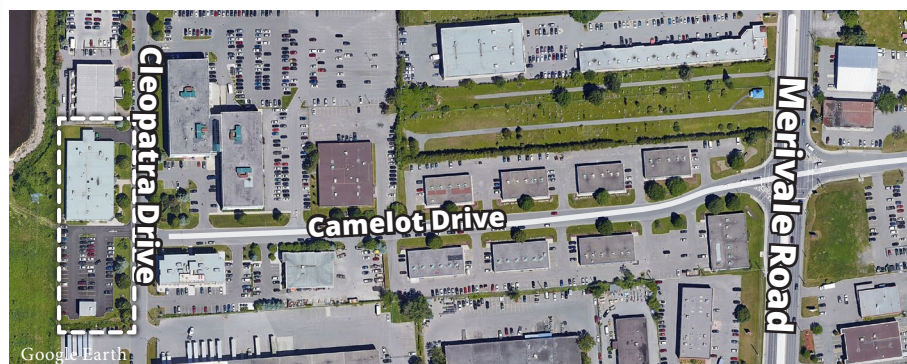
Director, Leasing & Investment Sales  
Sales Representative

## Medical Office for Lease | Ottawa South

Office space available in the Harmony Health Centre, a well-established medical building just off Merivale Road. This corner unit is designed for medical use, featuring a reception area, two private washrooms, and multiple examination rooms - most equipped with sinks.

The centre offers convenient on-site amenities including a coffee shop and customer parking. Neighbouring tenants provide complementary healthcare services such as blood work, ultrasound, physiotherapy, and gynecology.

Enjoy quick access to a variety of restaurants and amenities, with HWY 417 and 417 just a short drive away.



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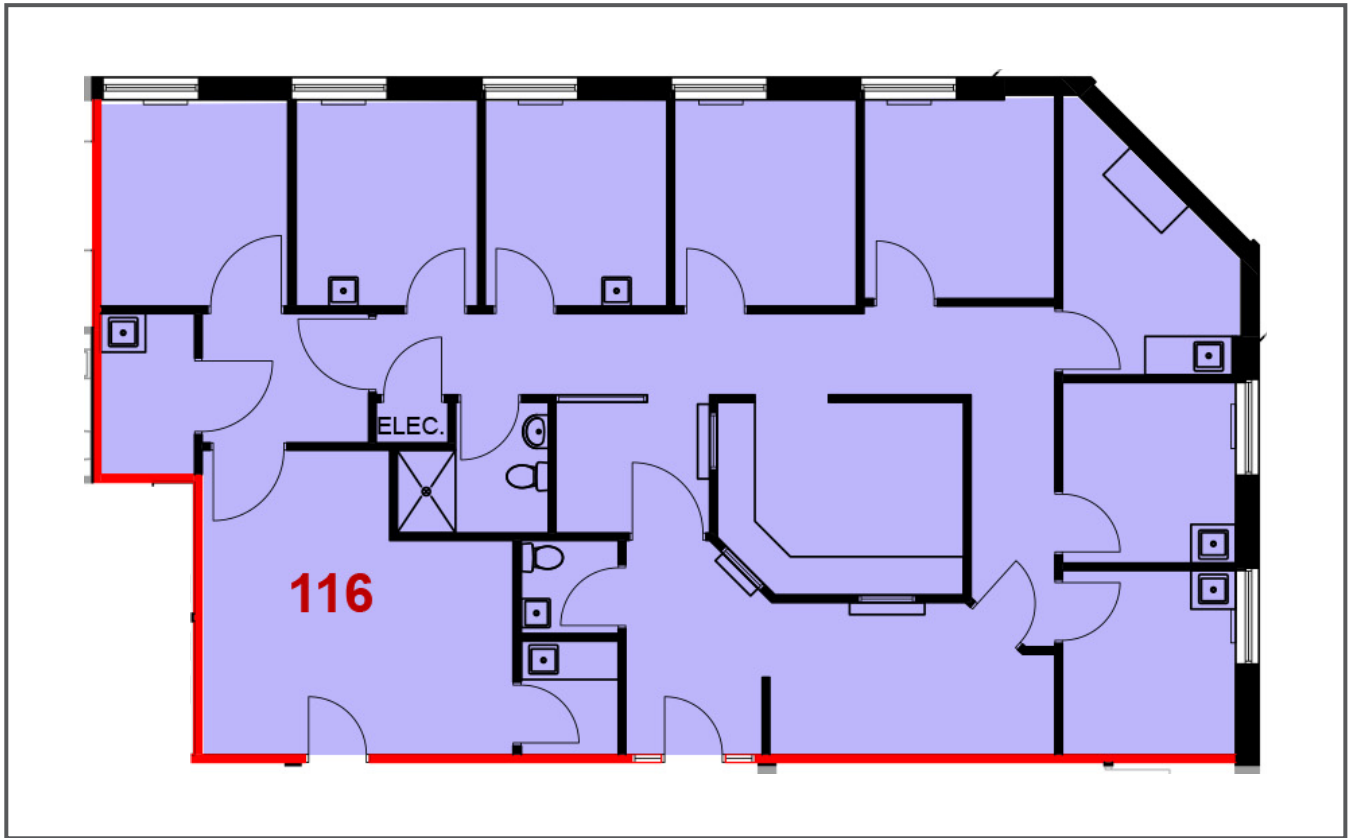
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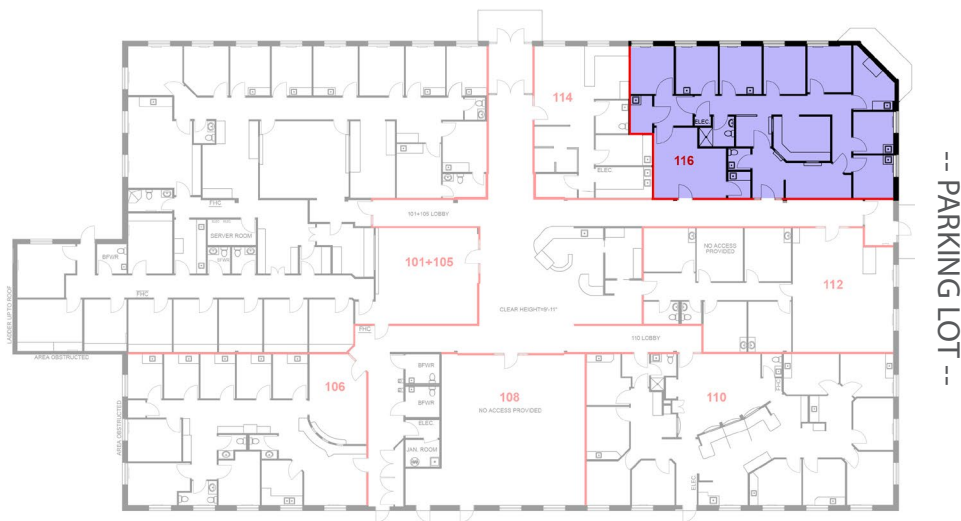
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# Floor Plan

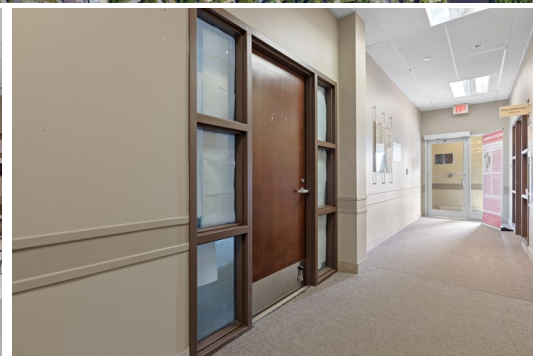


-- Cleopatra Drive --



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## HIGHLIGHTS

- Turn key medical office with plenty of natural light
- Features several examination rooms, breakroom, washrooms, and reception area
- Established medical building with complementary tenants
- On-site parking
- Surrounded by convenient amenities and lunch options
- Population of approx. 118,335 within 5 km

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