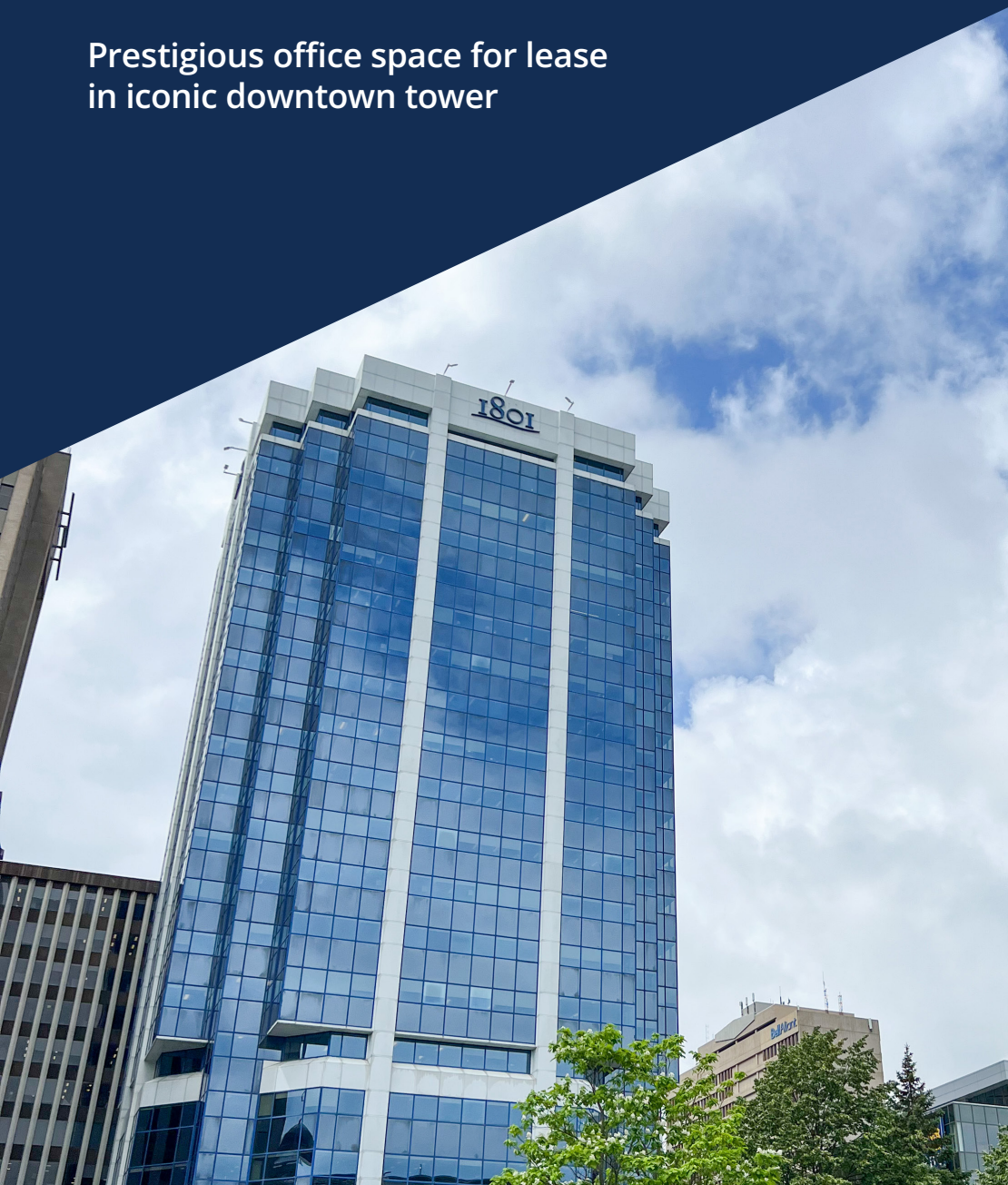


FOR LEASE

1801 HOLLIS STREET DOWNTOWN HALIFAX

Prestigious office space for lease
in iconic downtown tower



Geof Ralph

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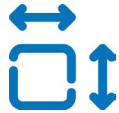


1801 HOLLIS STREET | DOWNTOWN HALIFAX

Prestigious office space for lease in iconic downtown tower

Introducing 1801 Hollis Street, an upscale office tower located in downtown Halifax, featuring captivating glazed exterior elevations and sophisticated modern interior finishes. Combining prestige and convenience, the office tower is nestled at the doorstep of downtown Halifax, surrounded by a plethora of amenities, including restaurants, cafes, shops, banks, hotels, and public transportation.

The building is equipped with a common boardroom, underground parking, and lockers and showers facilities. The available space ranges from 1,769 to 10,313 sq. ft., with suites showcasing breathtaking views of the harbour and cityscape. For immediate occupancy, there is a fully furnished suite available. Moreover, the building offers turnkey space, as well as raw spaces, ready for customization, catering to diverse tenants' needs.



1,769 sq. ft. to
10,313 sq. ft.



Prestigious
Address



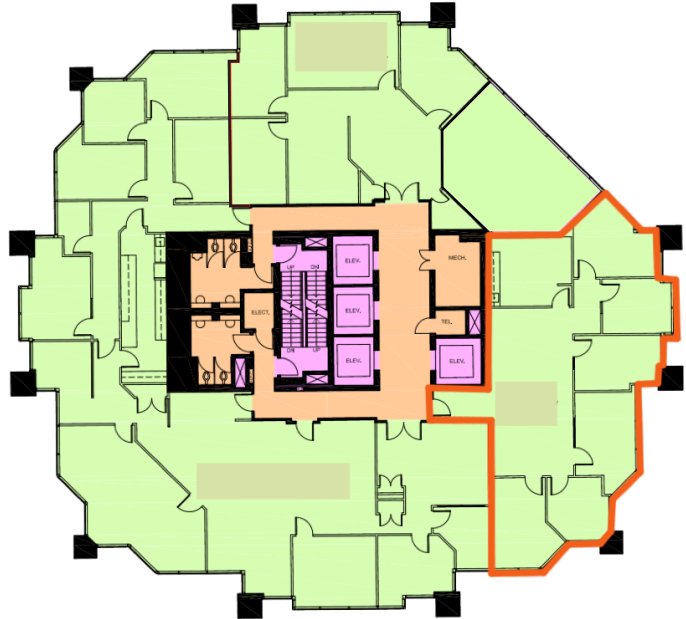
Furnished
Suite Available

LISTING ID	10370
ADDRESS	1801 Hollis Street
LOCATION	Downtown Halifax
PROPERTY TYPE	Office
BUILDING SIZE	223,213 sq. ft.
NO. OF FLOORS	22
ELEVATOR	Five (5)
DESIGNATION	BOMA BEST Certified Silver & ENERGY STAR®
SIZE AVAILABLE	Various availability (contact the listing agent for details)
PARKING	On-site parking; 1 stall per 3,000 sf (paid) Off-site parking; 1 stall per 2,000 sf (paid)
BASE RENT	By negotiation (contact listing agent for details)
ADDITIONAL RENT	\$18.41 psf (2023 estimate)



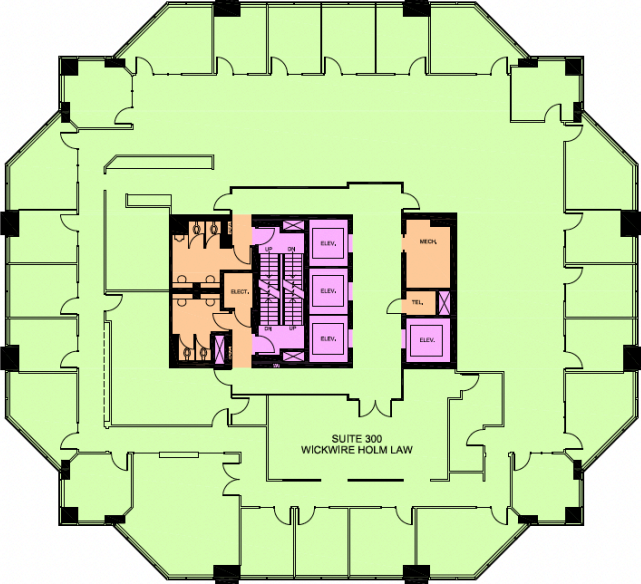
2nd Floor, Suite 225

- 2,017 sq. ft. of fully built-out space, designed for effortless move-in
- Six private offices, open reception, workspace and large kitchen
- Available immediately



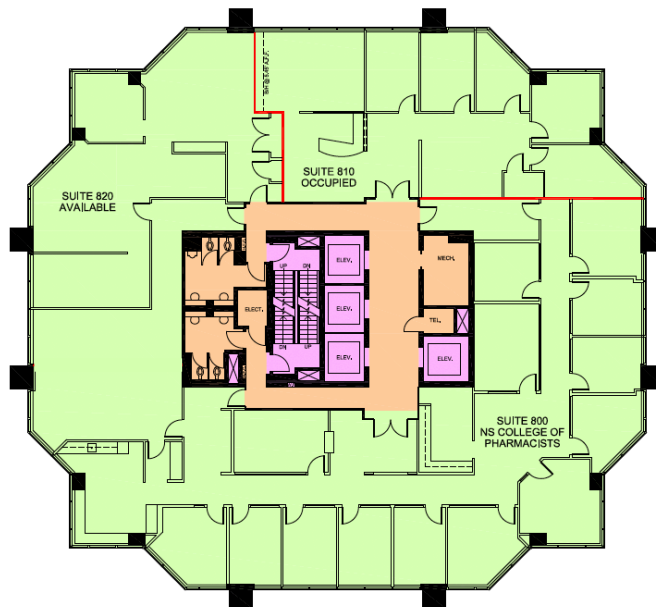
3rd Floor, Suite 300

- Expanding over the entire third floor, totalling 10,313 sq. ft.
- Open workspace supplemented by perimeter offices and meeting rooms
- Available within twelve months for lease



8th Floor, Suite 810

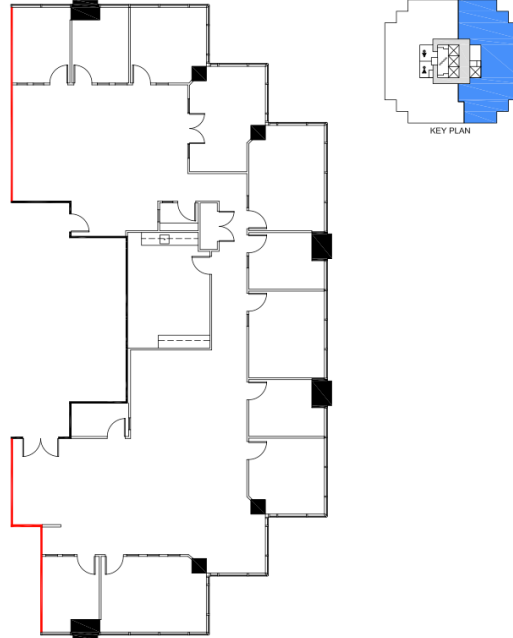
- 2,083 sq. ft.
- Fully built-out space
- Eight private offices, two open workspace, and large boardroom
- Modern blinds and quality finish
- Available immediately



1801 HOLLIS STREET | DOWNTOWN HALIFAX

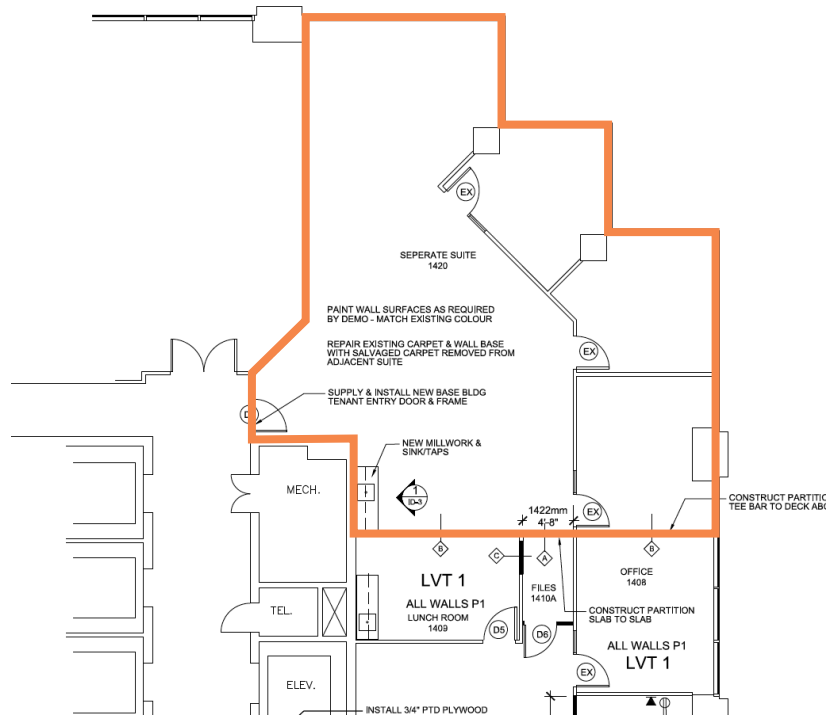
12th Floor, Suite 1200 & 1220

- 4,930 sq. ft.
- Large open workspace, kitchenette
- Modern lighting and finishes, ample natural light
- Stunning views of Halifax Harbour
- Available immediately



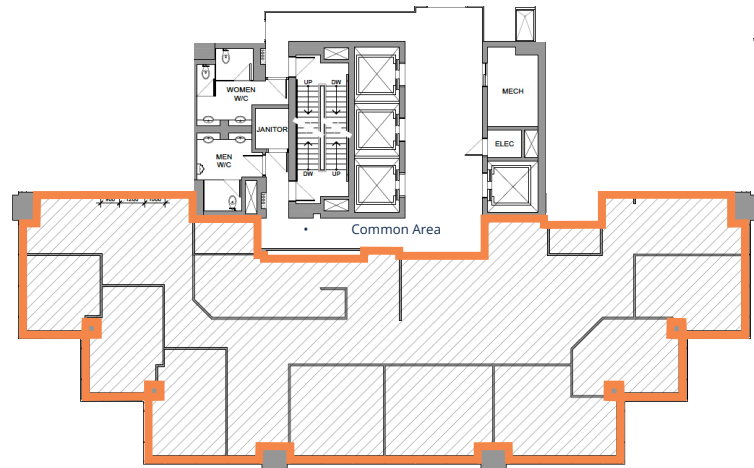
14th Floor, Suite 1400

- 1,769 sq. ft.
- Good quality leaseholds
- Open workspace with perimeter offices
- Views of Halifax Harbour and cityscape
- Available October 1, 2023



17th Floor, Suite 1700

- 4,900 sq. ft.
- Space can be contiguous with an internal staircase to the full 18th floor; for a total of 15,617 sq. ft.
- Available June 1, 2024





COMMON BOARDROOM

BOMA BEST Certified
Silver & ENERGY STAR®

Access to shower
facilities and lockers

Large windows with
panoramic views

Shared conference
room facilities

Electric charging
terminals

On-site property
management

WireScore Silver IT/
Connectivity

On-site restaurant/
catering service

Contemporary finishes
throughout



FLOOR LOBBY



MAIN LOBBY



UNDERGROUND PARKING



SHOWERS

- 1 Scotia Square Mall
- 2 Halifax Ferry Terminal
- 3 Queens Marque District
- 4 Marriott Harbourfront
- 5 Scotiabank Centre
- 6 Halifax Convention Centre



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