



3773 BOUL. CÔTE-VERTU SAINT-LAURENT, QUÉBEC

BUREAU - À LOUER
OFFICE - FOR LEASE

JUSQU'À 7 438 PI. CA. - UP TO 7 438 SQ. FT.

- **Facilité d'accès - Aut. 13, 15, 40** | *Easy acces to Hwy. 13, 15, 40*
- **Entouré de plusieurs commerces et services** | *Surrounded by shops and services*
- **Espaces de stationnement intérieur et extérieur** | *Large parking area*

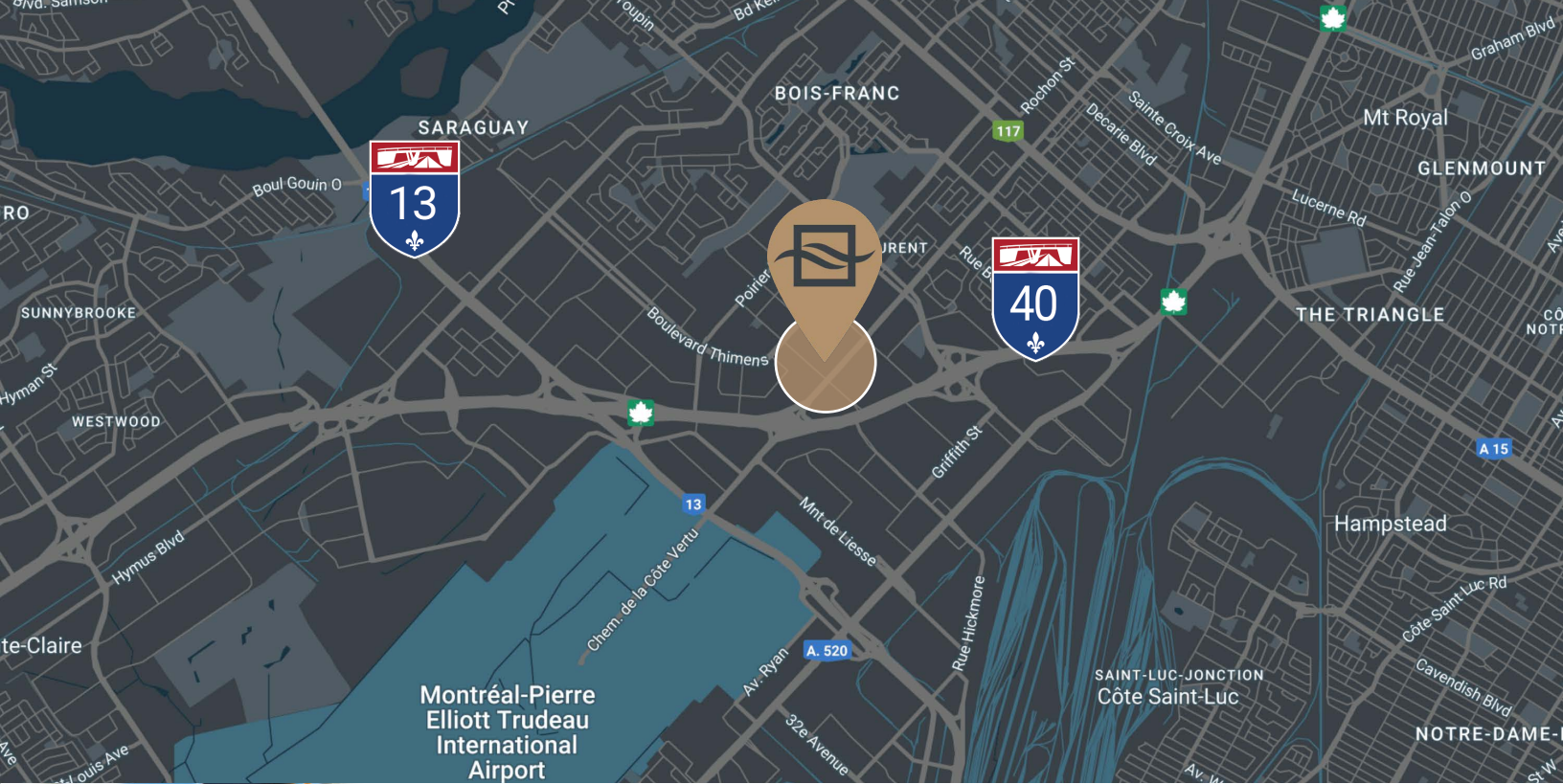


BRASSWATER

245, avenue Victoria,
Suite 801
Westmount, Qc | H3Z 2M6
T: +1 514 535 4444
www.brasswater.ca



Zonage Zoning	Bureau - Office
Surfaces disponibles (pi. ca.) Available Areas (sq. ft.)	jusqu'à 7 438 up to
Stationnement intérieur Interior Parking	118 places / stalls
Stationnement extérieur Exterior Parking	50 places / stalls



 177,196

 Métro Côte-Vertu

EDUCATION

 27,320 BAC

5KM

 178,750

 \$79,423

TRANSPORT

ACCÈS FACILE À L'AUTOROUTE



ET/AND



EASY HIGHWAY ACCESS

SERVICES ET COMMODITÉS | SERVICES AND AMENITIES

BANQUES | BANKS

- DESJARDINS
- CIBC
- TD CANADA TRUST
- SCOTIA BANK
- RBC ROYAL BANK
- BMO BANK OF MONTREAL

RESTAURANTS

- STARBUCKS
- AMIR
- LA CAGE
- MCDONALD'S
- NOTRE BOEUF-DE-GRÂCE
- TIM HORTON'S
- SUSHI SHOP
- SUBWAYS
- SOUVLAKI BAR

COMMERCE | SHOPS

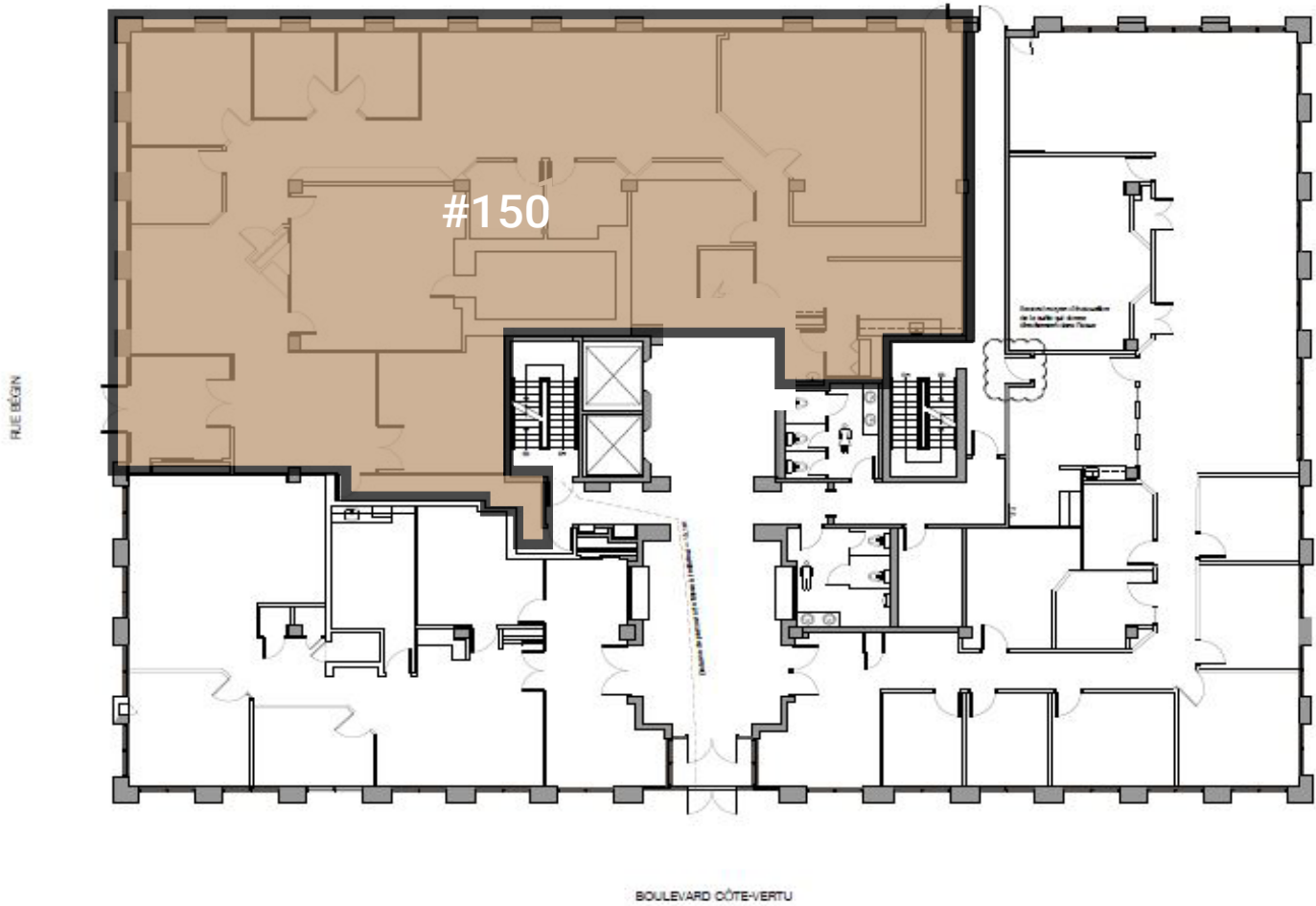
- CANADIAN TIRE
- SPORTS EXPERTS
- PLACE VERTU
- ADONIS
- DOLLARAMA
- WALMART
- GOLD'S GYM
- CINEMA GUZZO
- MEGA CENTRE COTE VERTU
- ENTREPÔT L'ORÉAL
- SHELL

HOTELS

- MARIOTT
- BEST WESTERN
- HILTON GARDEN
- DAYS INN
- RADISSON
- QUALITY
- CROWN PLAZA

Plan de site - Site Plan

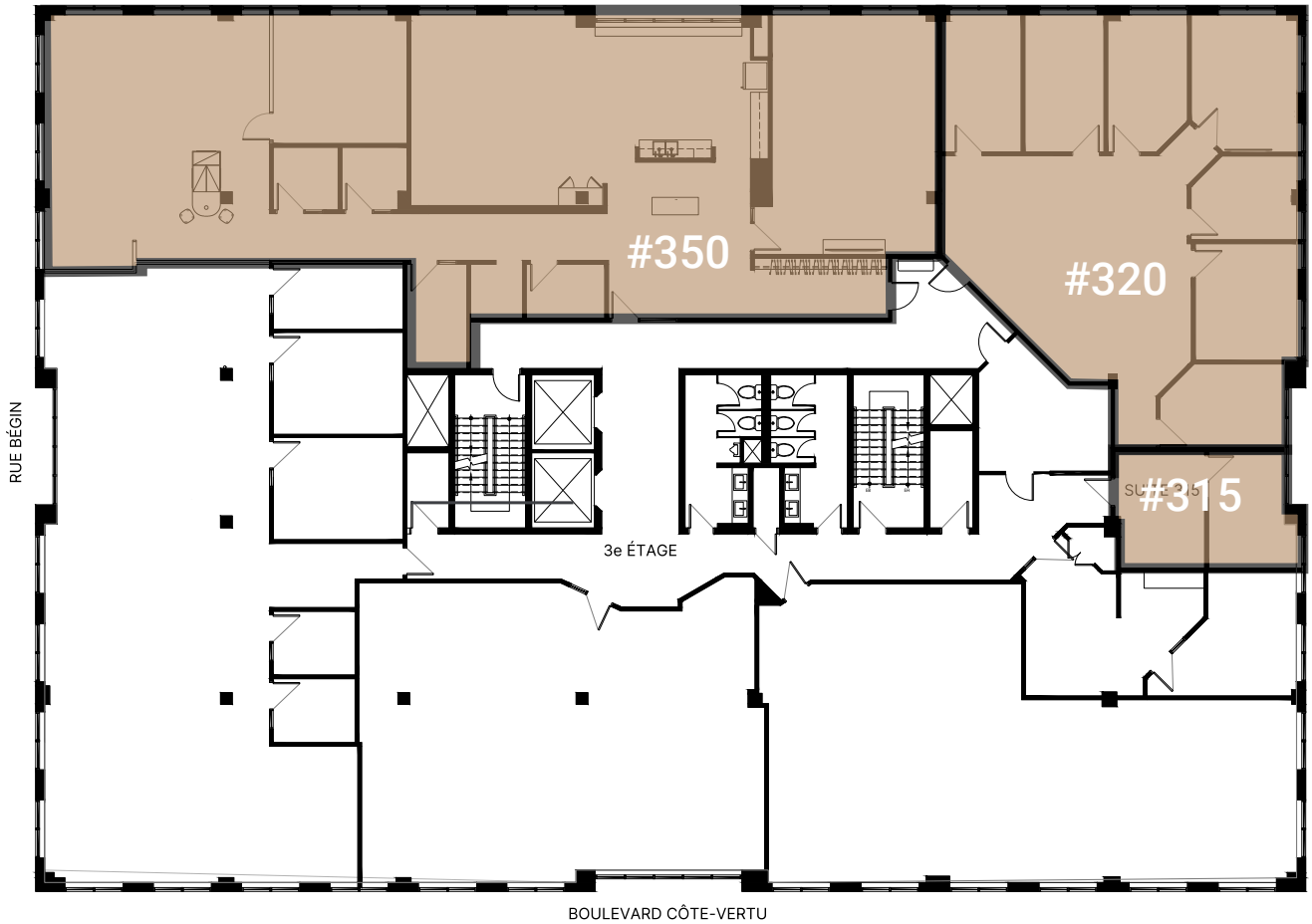
RDC - Ground Floor



150	6 330 pc/sf
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Plan de site - Site Plan

3e étage - 3rd Floor



315	315 pc/sf
320	2 020 pc/sf
350	5 103 pc/sf

Plan de site - Site Plan

4e étage - 4th Floor



430	1 568 pc/sf
435	1 348 pc/sf



CONTACTEZ-NOUS – CONTACT US

ÉQUIPE DE LOCATION LEASING TEAM

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