



Renovated building



Abundant fenestration

For Lease | 345-371 Saint-Jean Street - Longueuil

Office space in **Vieux-Longueuil**

Recently renovated building located in the heart of the Vieux-Longueuil and within walking distance of the popular St-Charles Street West. From 1,215 to 4,448 square feet available. Competitive rent and possibility of turnkey solution. Close to routes 132, 112 and 116, the Longueuil Université-de-Sherbrooke metro station and easily accessible by public transit.

Colliers International
Real Estate Agency

Pierre Houle

Chartered Real Estate Broker
+1 514 764 8170
pierre.houle@colliers.com

Royal LePage Triomphe
Real Estate Agency

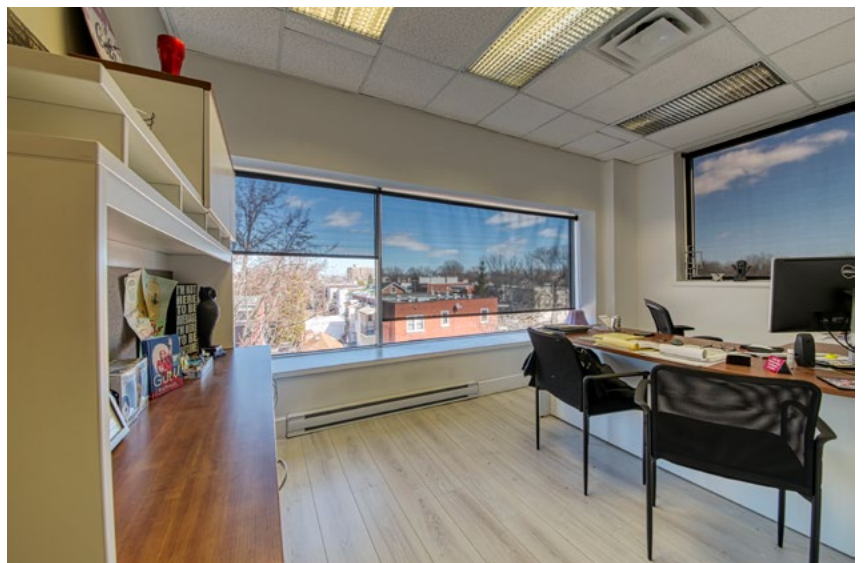
Olivier Maurice

Real Estate Broker
+1 514 794 8059
olivier@oliviermaurice.com

Property Overview

Address	345-371 Saint-Jean Street, Longueuil
Location	In the heart of the Vieux-Longueuil, close to many services, restaurants and public transit
Number of floors	3
Floor size	Various
Parking	Ample parking Free exterior for visitors and available for tenant 1:500 SF
Available spaces	Between 1,215 & 4,448 SF of contiguous space Possibility of turnkey solution
Gross Rent	Negotiable
Included fees	Electricity
Excluded fees	Cleaning services
Occupancy	Immediate





Location Overview

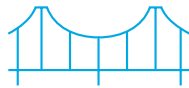
Neighborhood

- Restaurants and bistros
- Grocery stores
- Banks
- Pharmacy
- Dental clinic
- Professionals (notaries, lawyers, accountants)
- Marie-Victorin Park
- Jacques-Perron Library

Highlights



RTL bus
74



6 minutes from
Jacques-Cartier
Bridge



7 minutes by bus
from Longueuil
metro Université-de-
Sherbrooke



200 m from
the self-service
bicycle station



Routes 132, 116,
112, Taschereau
Blvd. and Chambly
Road



Nearby services



CENTRE VÉRONNEAU

365

345-371 Saint-Jean Street | Longueuil

Pierre Houle

Chartered Real Estate Broker
+1 514 764 8170
pierre.houle@colliers.com

Olivier Maurice

Real Estate Broker
+1 514 794 8059
olivier@oliviermaurice.com



This document has been prepared by Colliers International for advertising and general information only. This document is not an offer or promise to purchase, but is an invitation to submit an offer or promise to purchase. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and /or its licensor(s). © 2021. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers International (Québec) Inc. Real Estate Agency.

Accelerating success.