

Sphèrettech

3310-3500 de la Côte-Vertu Boulevard, Montreal, QC

Sphèrettech is located at the heart of the most important commercial district in the borough of Saint-Laurent, which boasts one of the most rapidly expanding populations in Montreal.

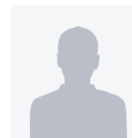
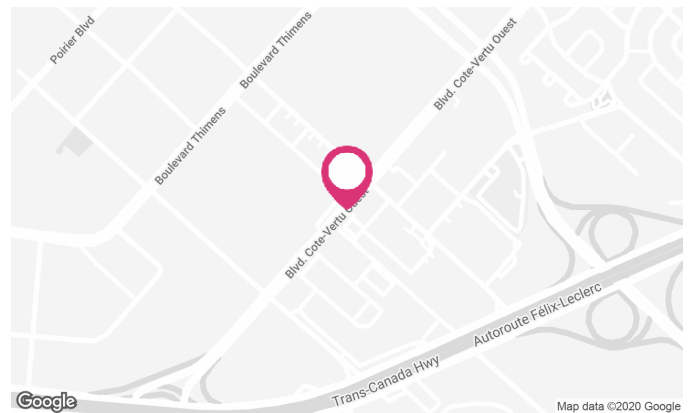
This entertainment complex, which includes retailers, restaurants and offices, is located on 453,024 square feet of land and offers a gross leasable area of 189,015 square feet.

It is easily accessible from several highways, as well as from boulevards Côte-Vertu and Cavendish. In addition to its large exterior parking, Sphèrettech has a broad range of tenants spread out across its five retail buildings.



Building characteristics

STORES	18
STORE LEASING AREA	189,899 ft ²
FEATURED RETAILERS	Guzzo, Caisse Desjardins Saint-Laurent, Écono Fitness, McDonald's, Souvlaki Bar, Dormez-vous, La Cage aux Sports
OUTDOOR PARKING	1,789
BUS	174, 177, 196, 225, 371



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Sociodemographic profile

2015 RETAIL AREA	0-3KM	0-5KM	0-10KM
AVERAGE AGE	37.6	40.2	39.7
GENDER (%)	0F 0M	0F 0M	0F 0M
LANGUAGE (%)	0 Fr	0 Fr	0 Fr
NUMBER OF HOUSEHOLDS	N/A	N/A	N/A
AVERAGE HOUSEHOLD SIZE	2.7	2.5	2.2
AVERAGE HOUSEHOLD INCOME (\$)	80,293	78,751	73,649
POPULATION	58,073	194,165	1,112,441
2020 PROJECTED POPULATION	61,384	206,594	1,168,219
2025 PROJECTED POPULATION	64,508	217,964	1,222,415

NEWS

Expansion of Caisse Desjardins de St-Laurent, the Business Centre and Signature Service. Opening of Souvlaki Bar in 2017.

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