

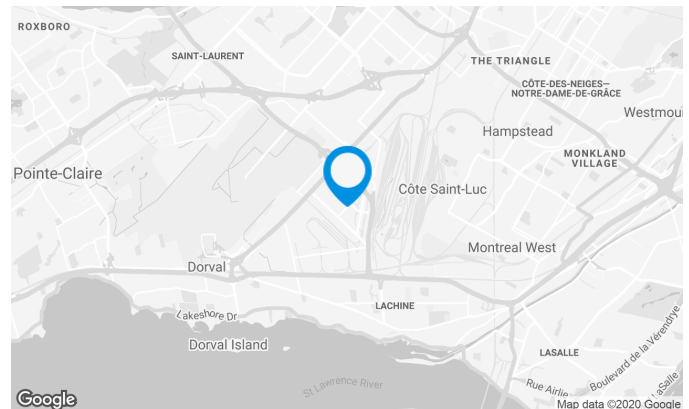
Modern industrial building located with easy access to Highway 13.
Very large parking area for cars and trucks.

Building characteristics

BUILDING AREA	164,113 ft ²
LAND AREA	462,399 ft ²
YEAR OF CONSTRUCTION	1989
SPRINKLERS	Yes

BUILDING ACCESSIBILITY

PARKING - OUTDOOR	387
ROAD ACCESS	Highways 20, 13, 520
BUS	196
TRAIN STATION	Lachine



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LEASING DIRECTOR
LEASING - INDUSTRIAL, MONTREAL AREA

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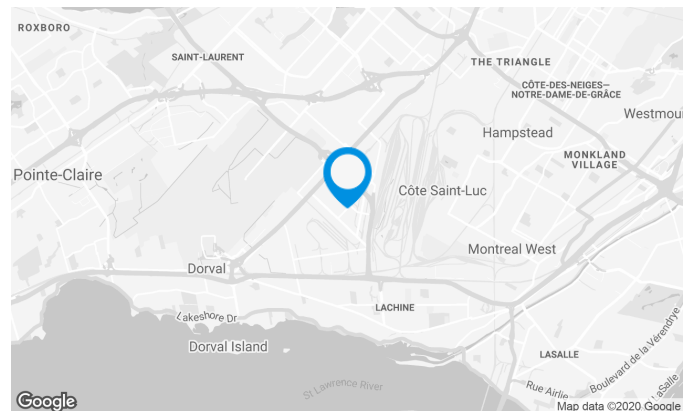
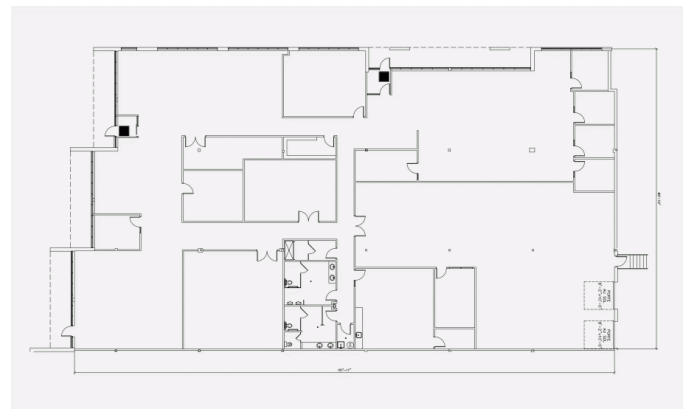
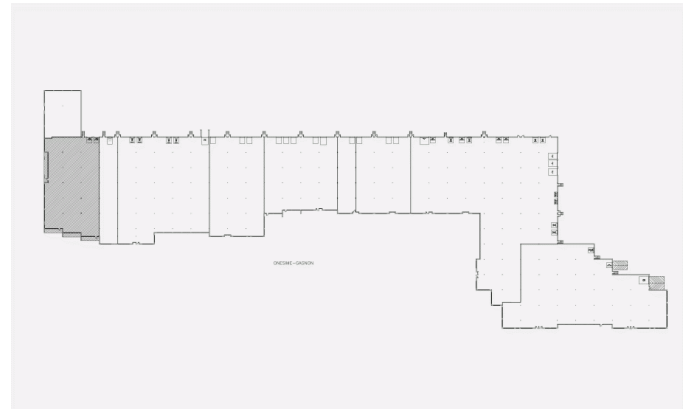
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Space characteristics

NUMBER OF FLOORS	1
HEIGHT	19'
SHIPPING	2 truck levels
ADDITIONAL RENT	\$3.34 /ft ²
ELECTRICITY	600 V, 200 A
SPACE BETWEEN THE COLUMNS	29' x 25'
AIR CONDITIONING	Yes
HEATING	Electricity/gas

AVAILABLE LEASING AREA: 13,868 FT²

WAREHOUSE	2,357 ft ²
OFFICES	11,511 ft ²
AVAILABILITY	Immediate



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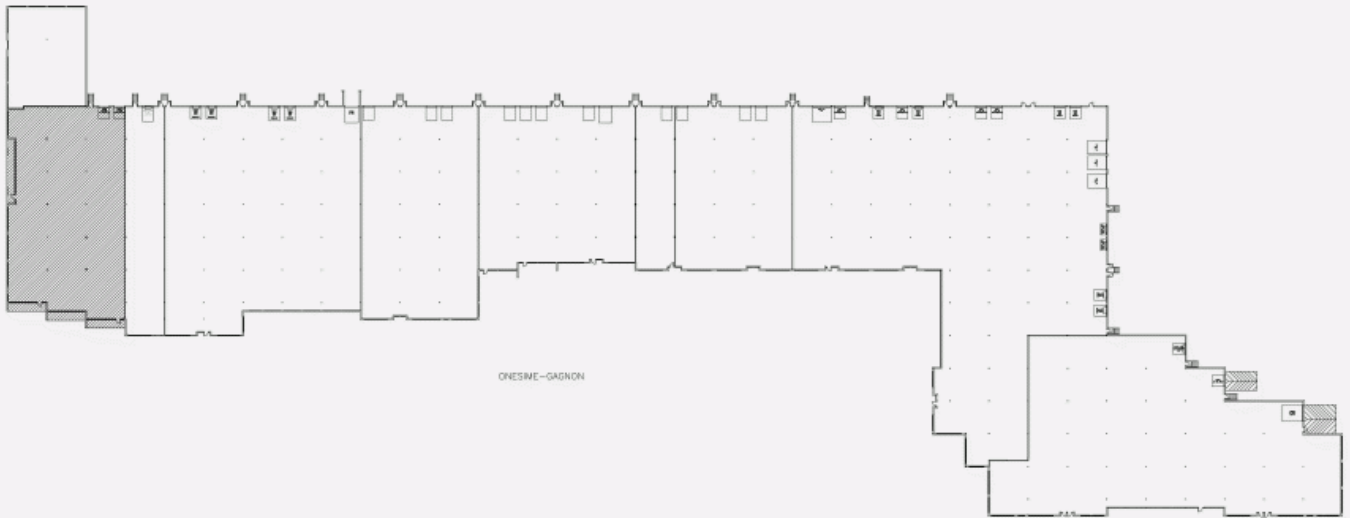
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LOCATION PLAN



LAYOUT PLAN

