

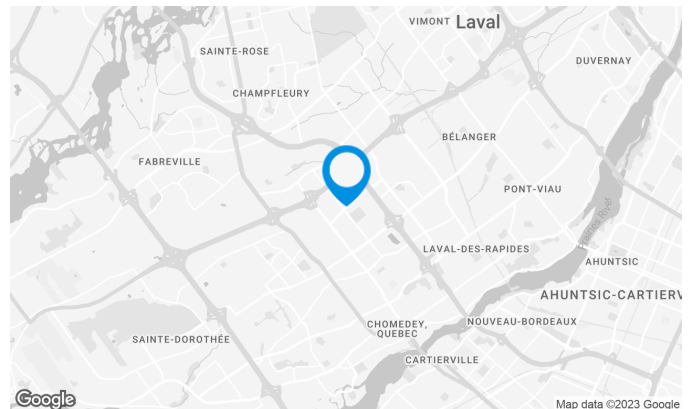
Prestigious office building located next to the Carrefour Laval and major highways. The building is equipped with fibre optic.

Building characteristics

TOTAL LEASING AREA	76,255 sq. ft.
NUMBER OF FLOORS	7
ELEVATORS	2
OPTICAL FIBER	Yes
GENERATOR	Yes
HVAC HOURS	Monday to Friday: 7:30 AM tot 6 PM
SECURITY	Access cards
BUILDING SERVICES	Bank

BUILDING ACCESSIBILITY

INDOOR PARKING	118
OUTDOOR PARKING	280
PARC À VÉLOS DISPONIBLE	Yes
ROAD ACCESS	Des Laurentides Highway (15), Saint-Martin Boulevard West, Jean-Noel-Lavoie Highway (440)
BUS	42, 56, 60, 61, 66, 70, 360, 902



François Laurence

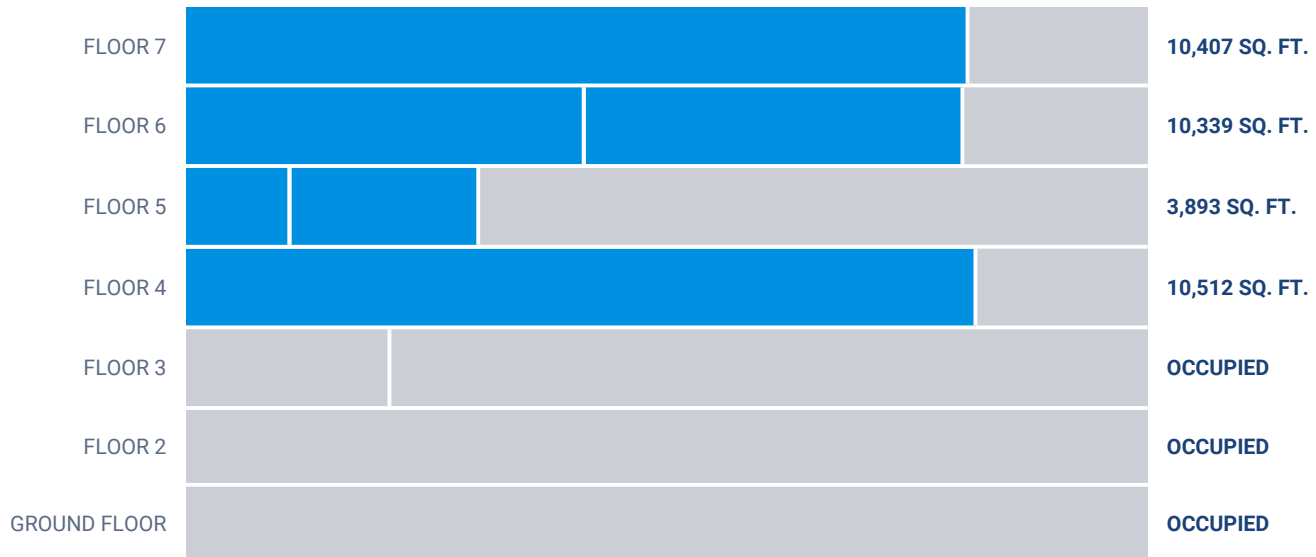
TRANSACTION MANAGER
COMMERCIAL REAL ESTATE BROKER
COLLIERS

T 514 764-8197

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Available leasing areas from 1,380 sq. ft. to 10,512 sq. ft.

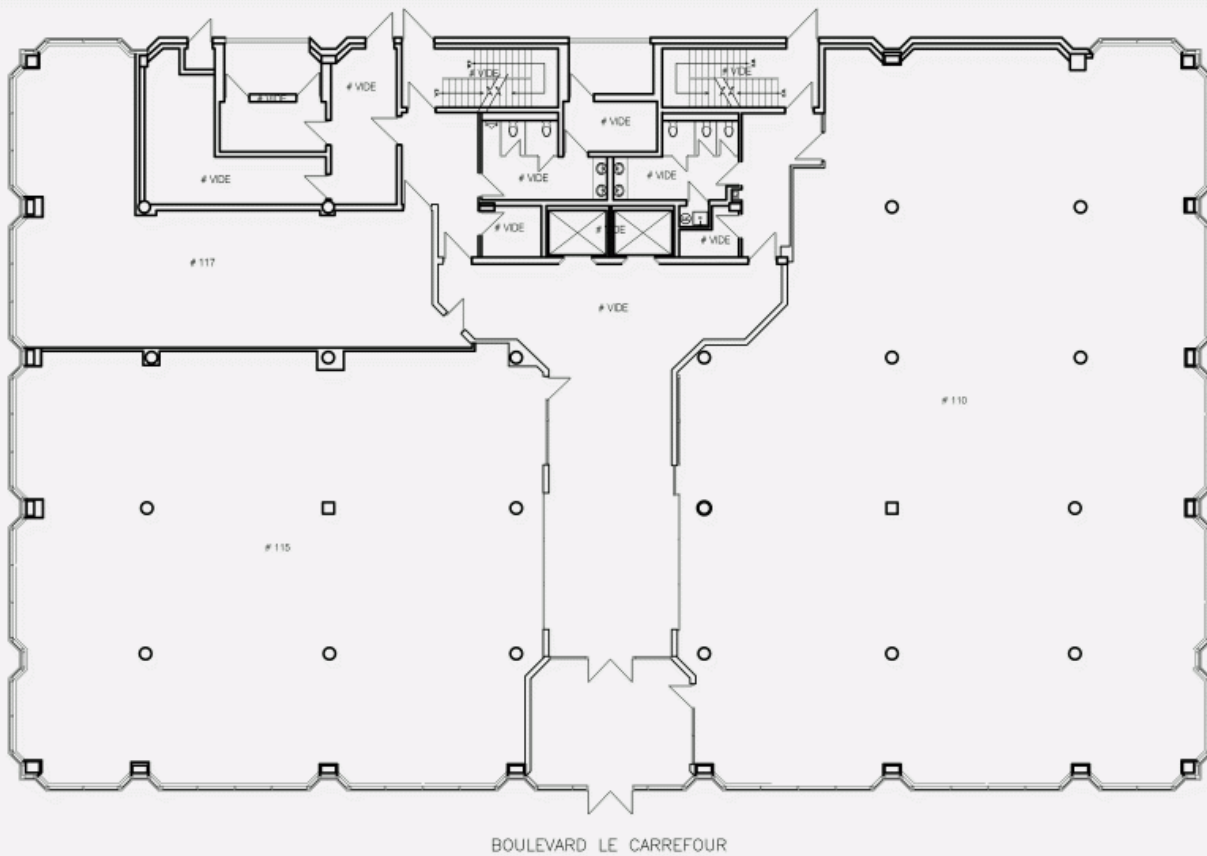


List of available offices

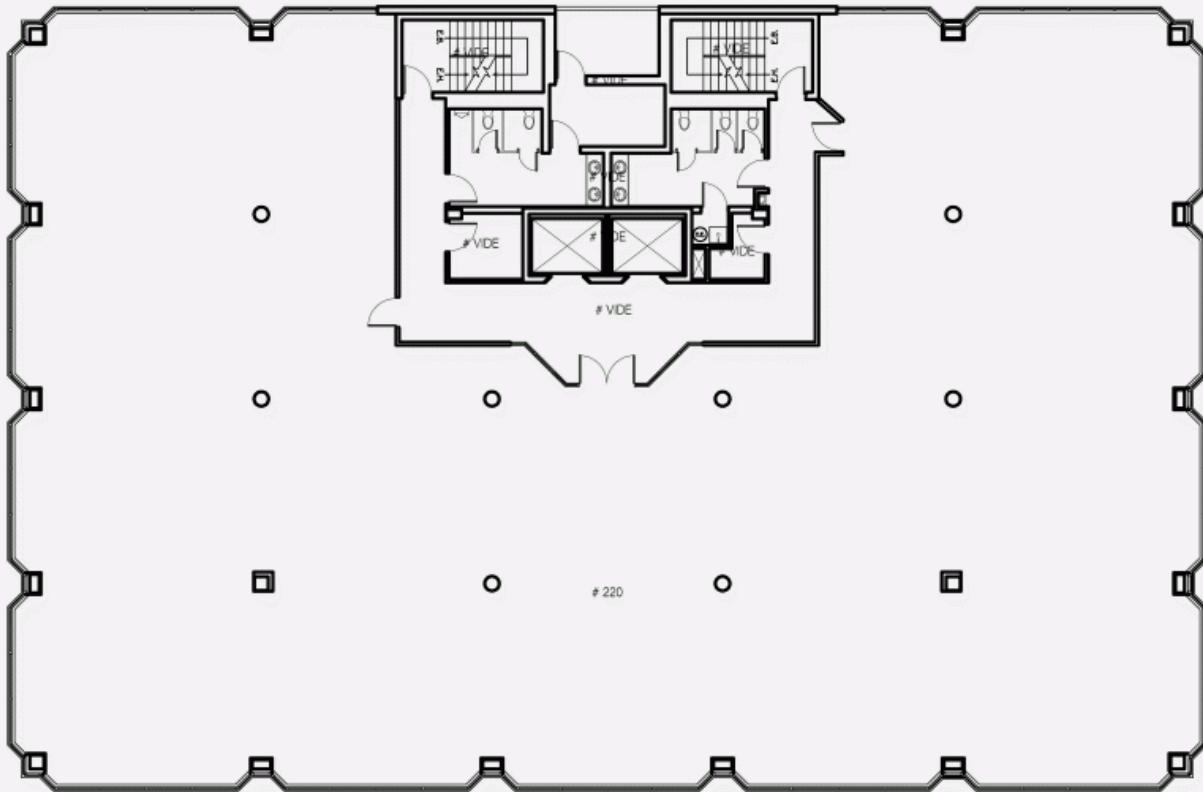
SUITE	FLOOR	AVAILABILITY	AREA
Suite #330	3		2,711 sq. ft.
Suite #400	4	June 2023	10,512 sq. ft.
Suite #551	5	Immediate	2,513 sq. ft.
Suite #560	5	60 jours	1,380 sq. ft.
Suite #660	6	Immediate	5,041 sq. ft.
6th floor	6	March 2023	10,339 sq. ft.
Suite #610	6	Immediate	5,298 sq. ft.
7th floor	7	Immediate	10,407 sq. ft.



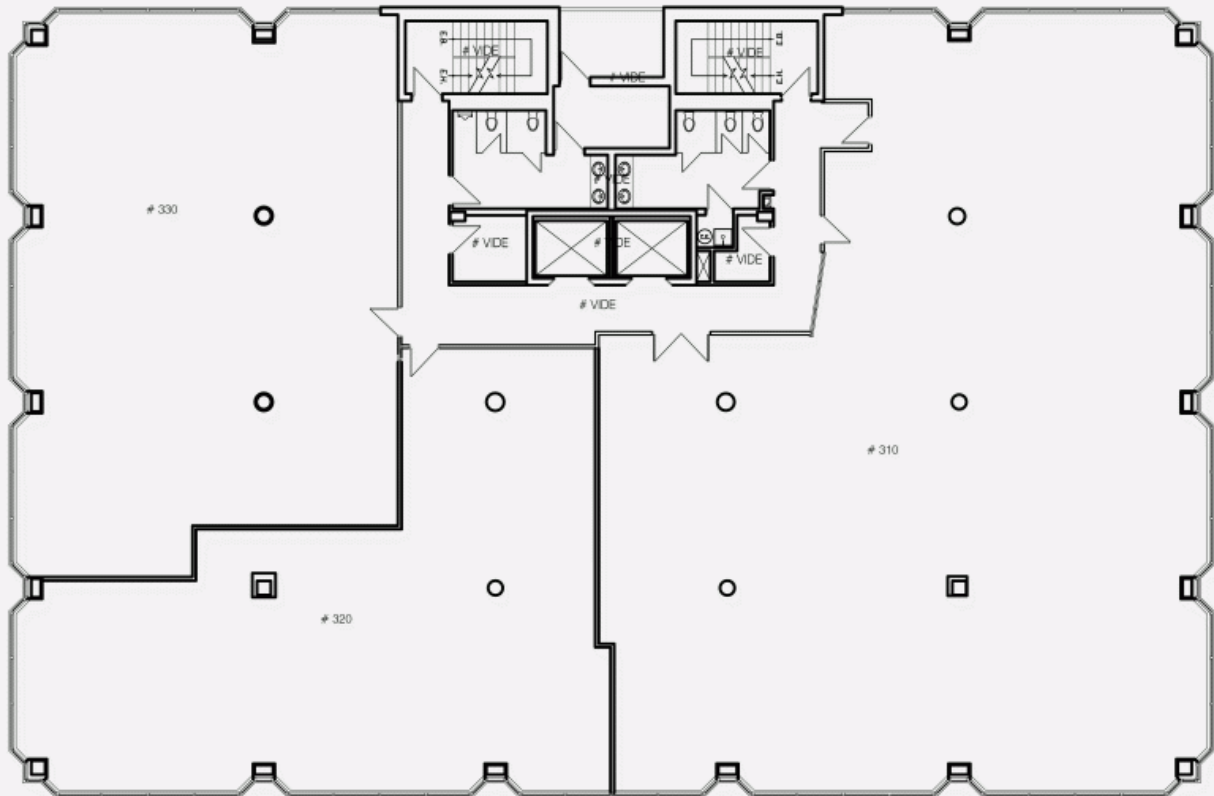
GROUND FLOOR PLAN



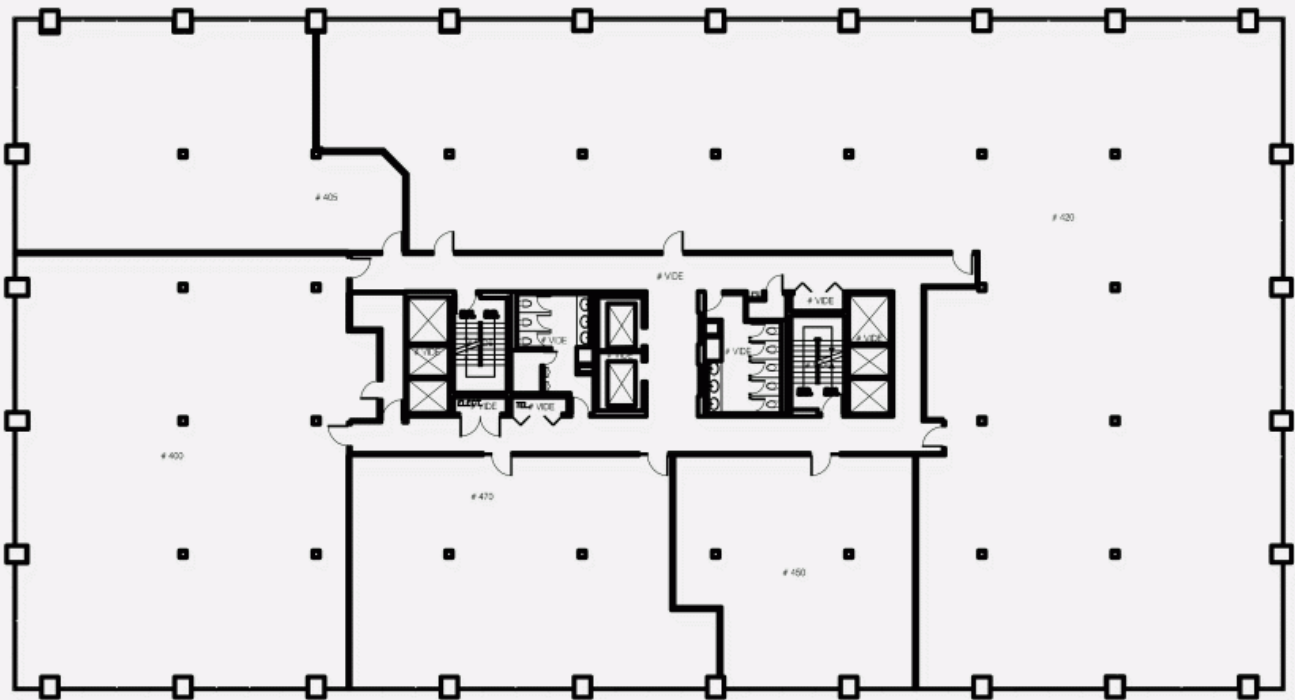
2ND FLOOR PLAN



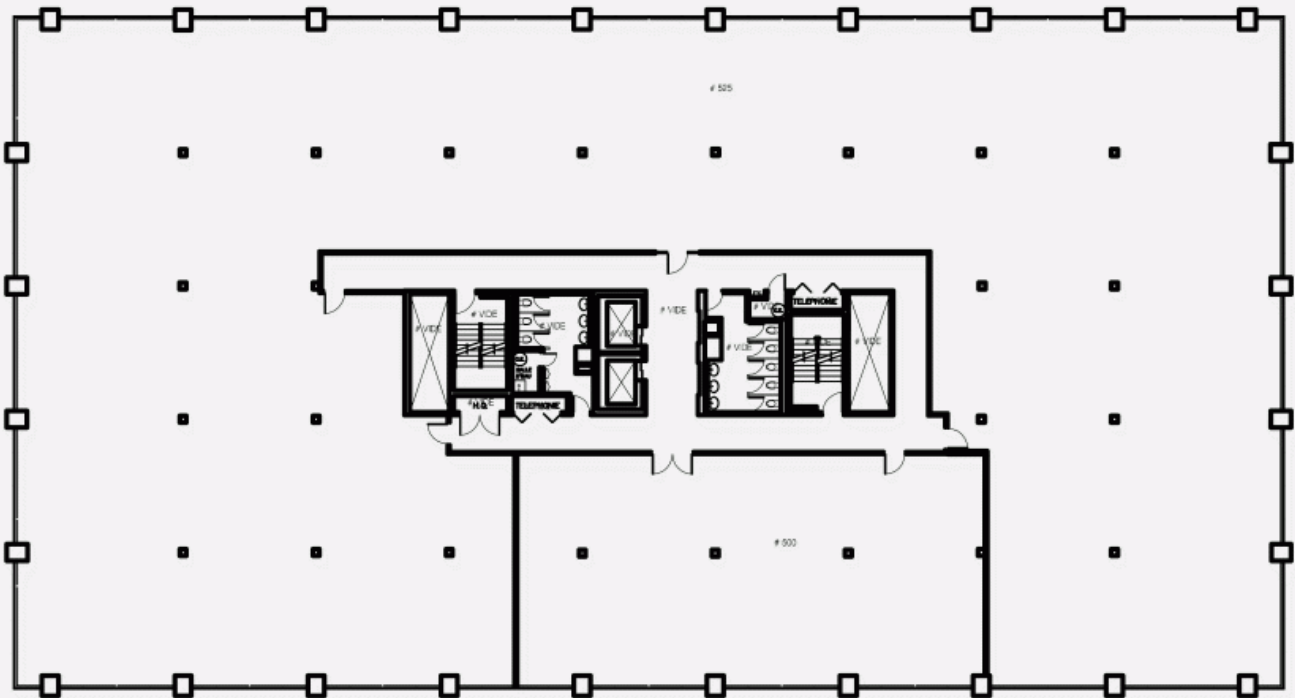
3RD FLOOR PLAN



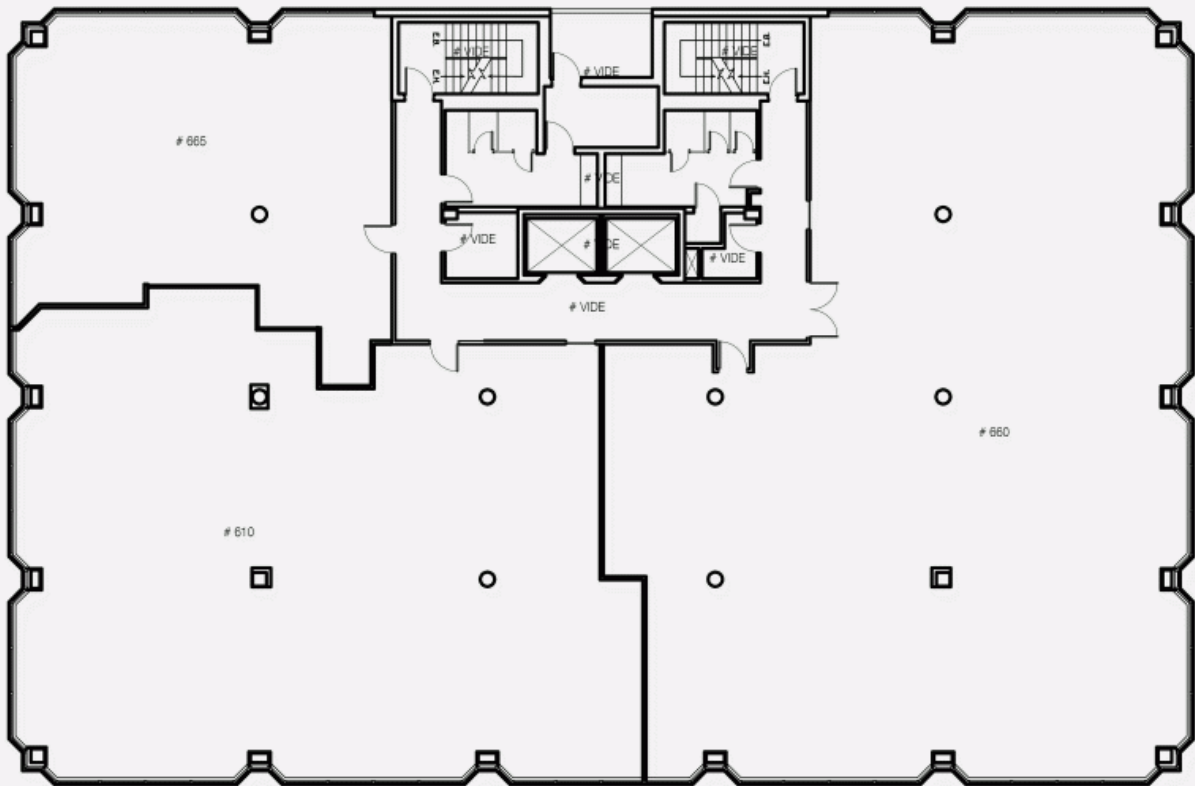
4TH FLOOR PLAN



5TH FLOOR PLAN



6TH FLOOR PLAN



7TH FLOOR PLAN

