

**9 de la Place-du-Commerce Street, Brossard, QC, J4W  
2V6  
Suite #009 A**

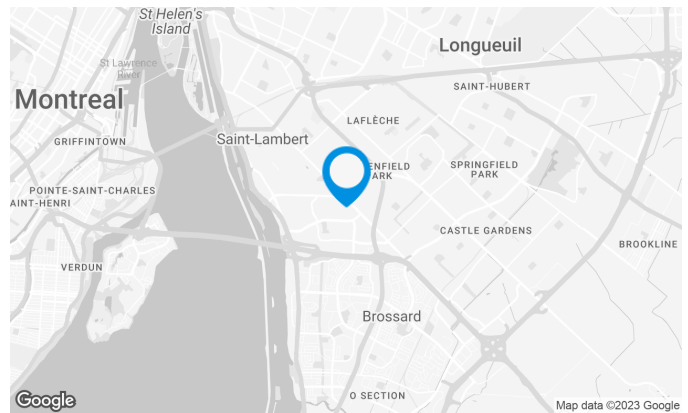
Strategically located in Brossard, in front of Champlain Mall, just minutes away from Champlain Bridge and the main streets of the South Shore.

**Building characteristics**

|                    |                 |
|--------------------|-----------------|
| TOTAL LEASING AREA | 50,600 sq. ft.  |
| BUILDING AREA      | 50,600 sq. ft.  |
| LAND AREA          | 103,799 sq. ft. |
| NUMBER OF FLOORS   | 2               |
| SPRINKLERS         | Yes             |

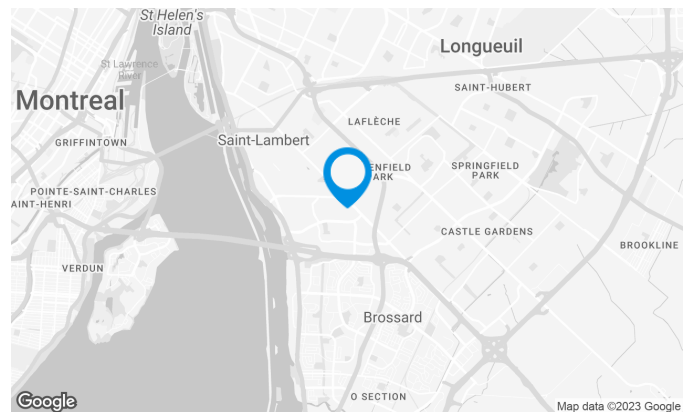
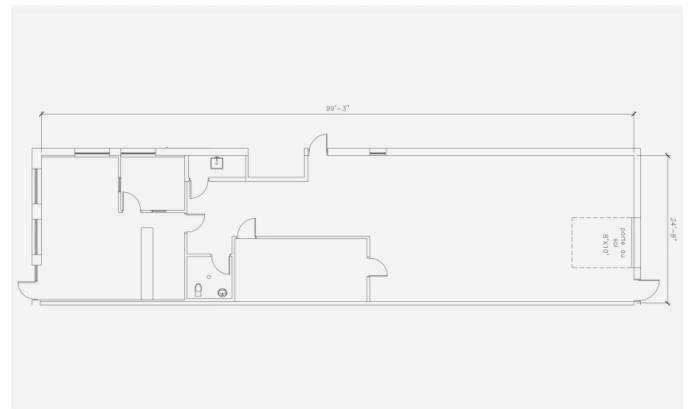
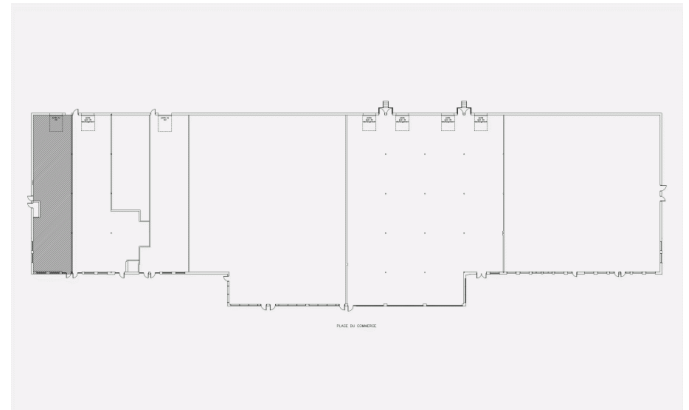
**BUILDING ACCESSIBILITY**

|                 |  |
|-----------------|--|
| OUTDOOR PARKING | 156  |
| ROAD ACCESS     | Highway 10, 132 road, Taschereau Boulevard |
| BUS             | 15, 30, 115, 130                           |

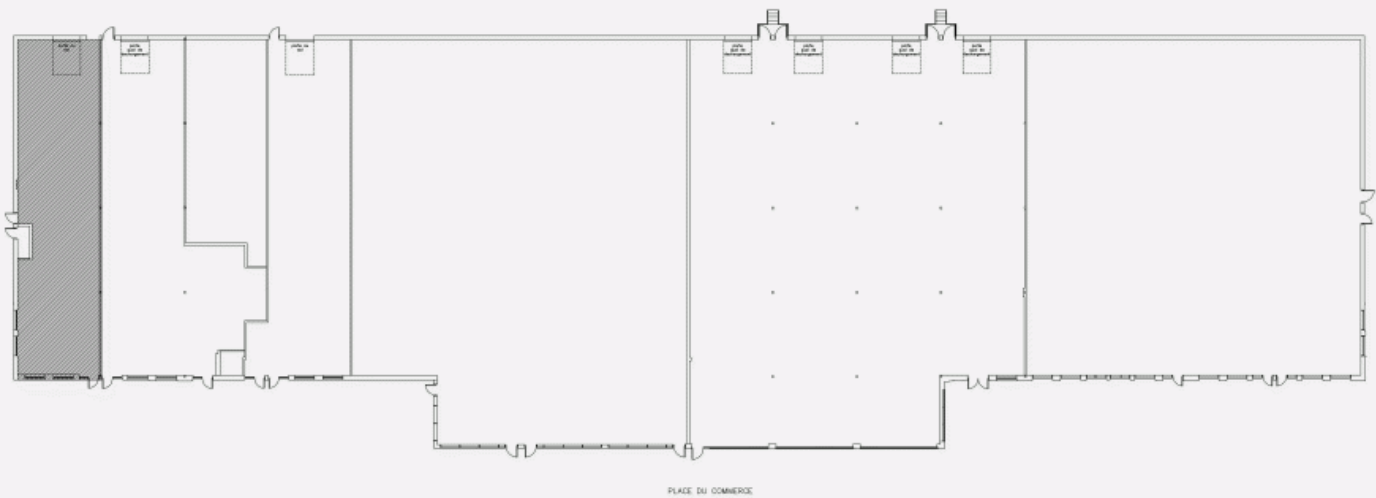


## Space characteristics

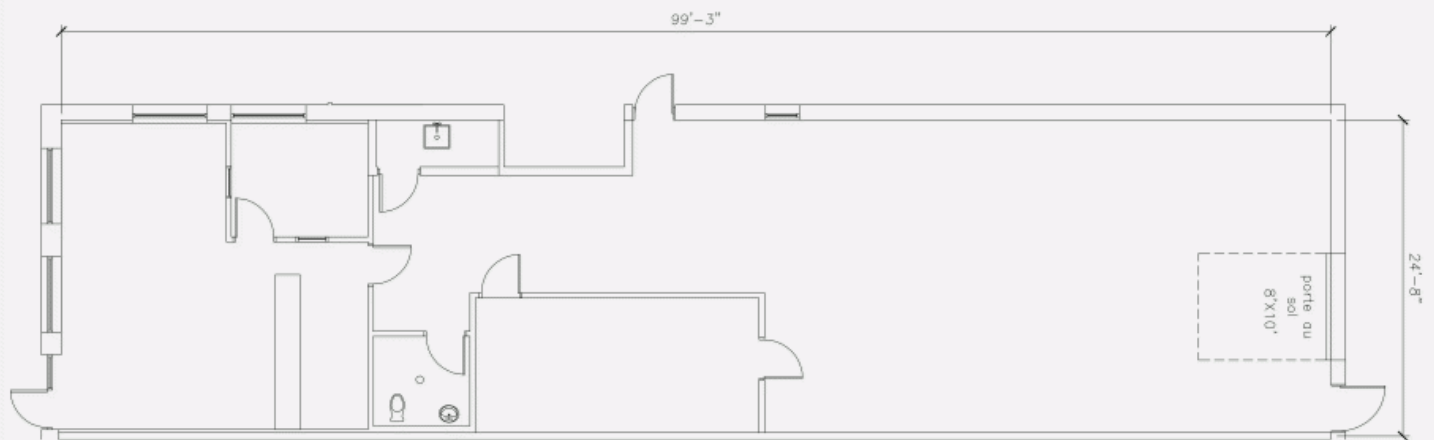
|                        |                |
|------------------------|----------------|
| AVAILABLE LEASING AREA | 2,556 sq. ft.  |
| AVAILABILITY           | Immediate      |
| NUMBER OF FLOORS       | 1              |
| FLOOR AREA             | 25,300 sq. ft. |
| ENERGY                 | Included       |



LOCATION PLAN



LAYOUT PLAN



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Frontage