

160-214 BOUL INDUSTRIEL ST. EUSTACHE, QUÉBEC

123,325 S.F. MULTI-TENANT
OFFICE / RETAIL / INDUSTRIAL BUILDING
AVAILABLE FOR LEASE UNITS FROM 600 S.F.
LOCAUX DISPONIBLES À PARTIR DE 600 P.C.

INDUSTRIAL | INDUSTRIEL

For information, contact
Pour plus d'informations contactez:

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Asset Management
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Location | Endroit:

Located in the Greater Montreal area. |
Situé dans la région Métropolitaine de Montréal

Date Available | Disponibilité:

Immediate | *Immédiatement*

Building Size | Grandeur de la bâtisse:

123,325 s.f. | 123,325 p.c.

Unit Available | Locaux disponibles:

Unit 182: 1,500 s.f. | 1,500 p.c. (A/B)
Unit 184: 7,500 s.f. | 7,500 p.c. (A/B)
Unit 186 B: 1,686 s.f. | 1,686 p.c. (A)
Unit 198: 9,000 s.f. (C) | 9,000 p.c. (C)
Unit 174: 4,500 s.f. (C) | 4,500 p.c. (C)
Unit 160: 4,700 s.f. (C) | 4,700 p.c. (C)
Unit 186 E: 1,179 s.f. (A) | 1,179 p.c. (A)

Building Specifications |

Caractéristiques du bâtiment:

Office Area: Depends on Unit
Dépend du local

Ceiling Height | *Hauteur du plafond:*
20'

Shipping Doors | *Portes D'Expédition:*
32 truck-level doors

Sprinklers | *Gicleurs:* Yes | *Oui*

Heating | *Chauffage:* Yes | *Oui*

Electrical | *Électricité:* Yes | *Oui*

Site Size | Grandeur du site:

12 acres

(A) Office | *bureau*
(B) Retail | *détail*
(C) Industrial | *industriel*

Zoning | Zonage

Industrial/Commercial/Office
industriel/commercial/bureau

Rental Rates From | Coût de location:

Net per s.f. \$4.50 *par p.c.- (C)*
Net per s.f. \$8.00 *par p.c.- (A/B)*

TMI (est.) | Frais estimés:

Net per s.f. \$2.02 *par p.c. (2009)*

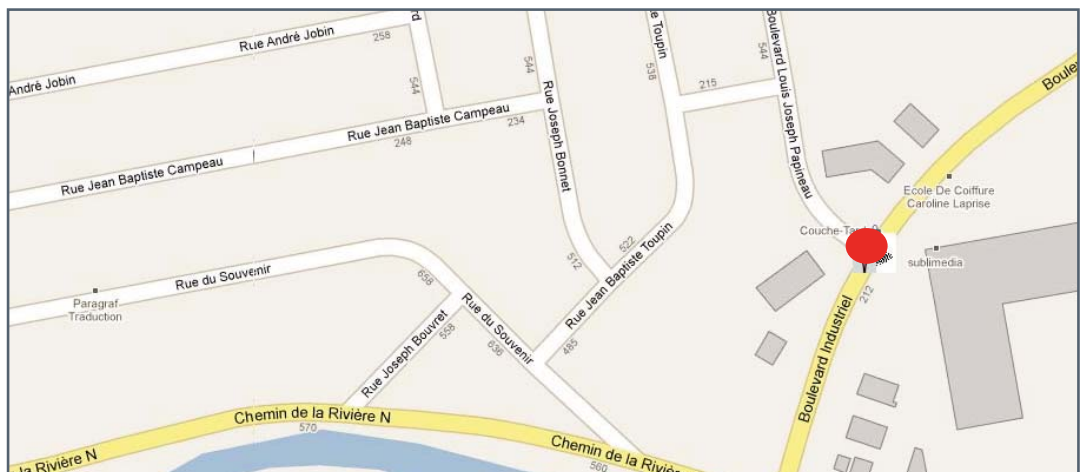
Comments | Commentaires:

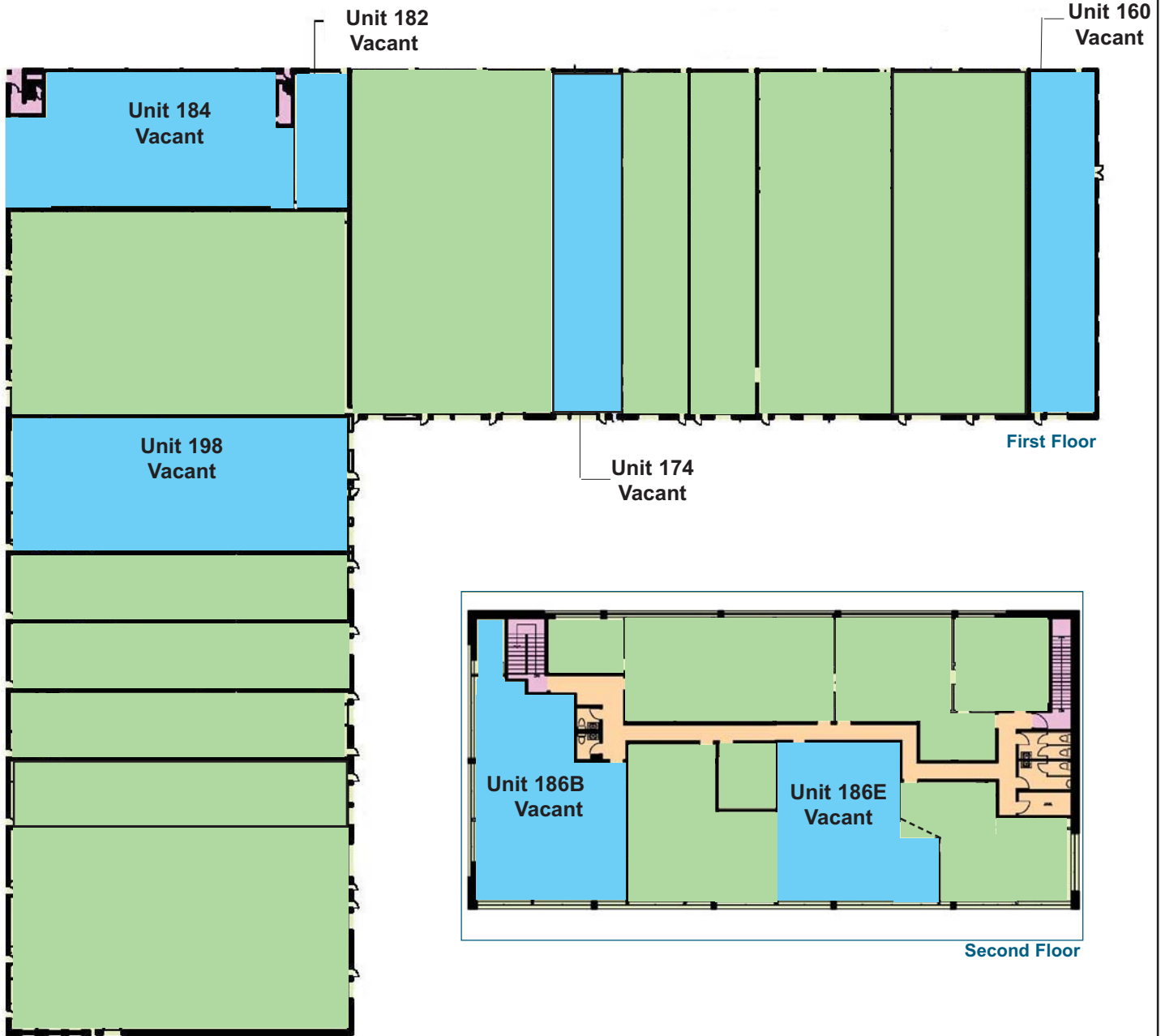
- Good access to Highway 640
- Convenient Parking
- Proximité de l'Autoroute 640
- Stationnement



Income & Growth Realty Investments

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- OCCUPIED AREA
- VERTICAL PENETRATIONS