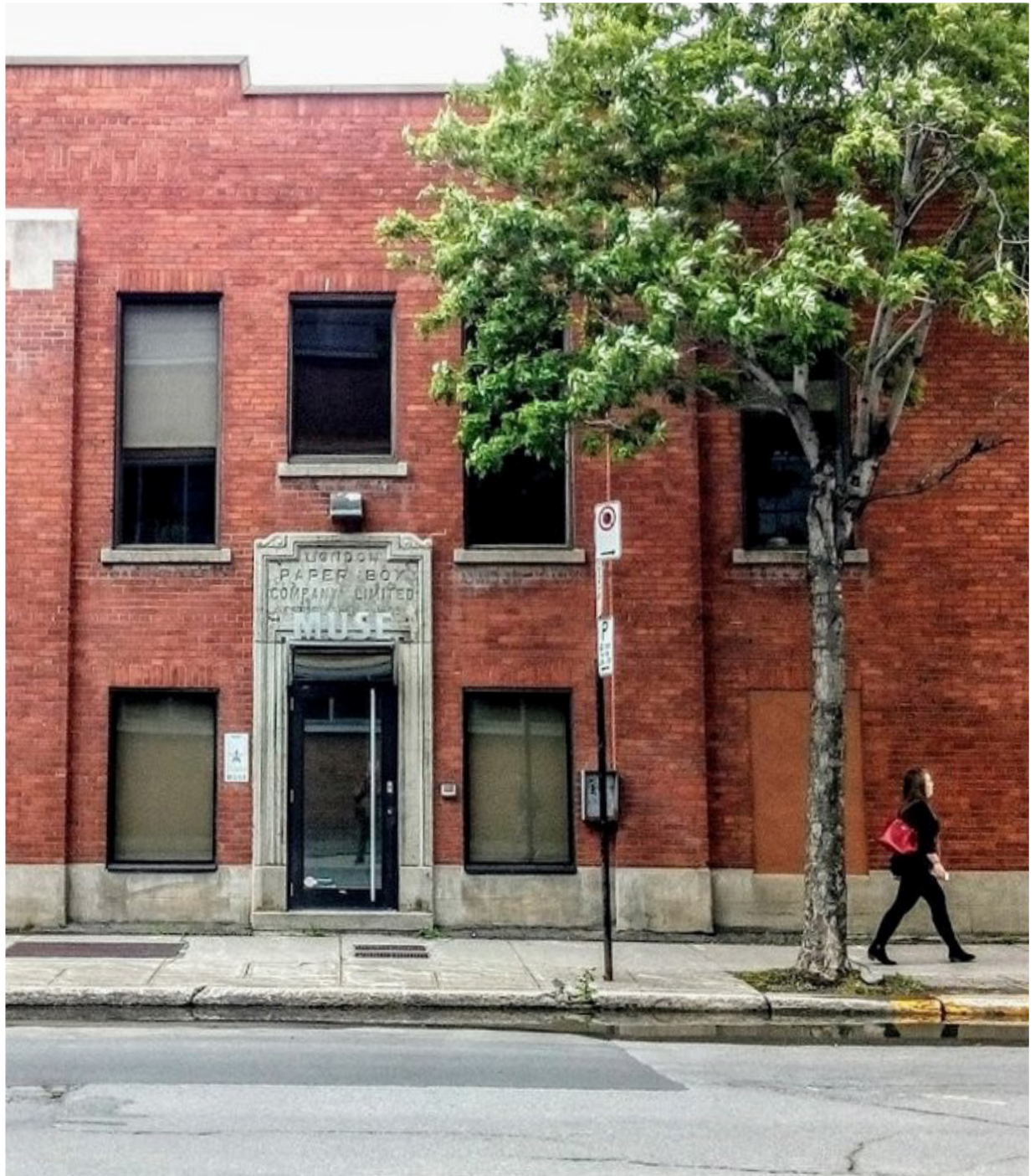


UNITED
PROPERTIES

Loft office space
available for lease in
Saint-Henri.

3451
Saint-Jacques

MONTREAL, QC, H4C 1H2



Overview

3451 Saint-Jacques is a unique 15,000 sq.ft. brick-and-beam office building, offering loft style office space with abundant natural light and high ceilings. The property is located in Saint-Henri, surrounded by local restaurants, a variety of amenities, and only a few minute walk to Lionel-Groulx metro station.

The entire top floor is available for lease as of March 2023. This is a rare opportunity to rent high quality loft style office space in a stand alone building with dedicated entry and ample parking.

Property Highlights

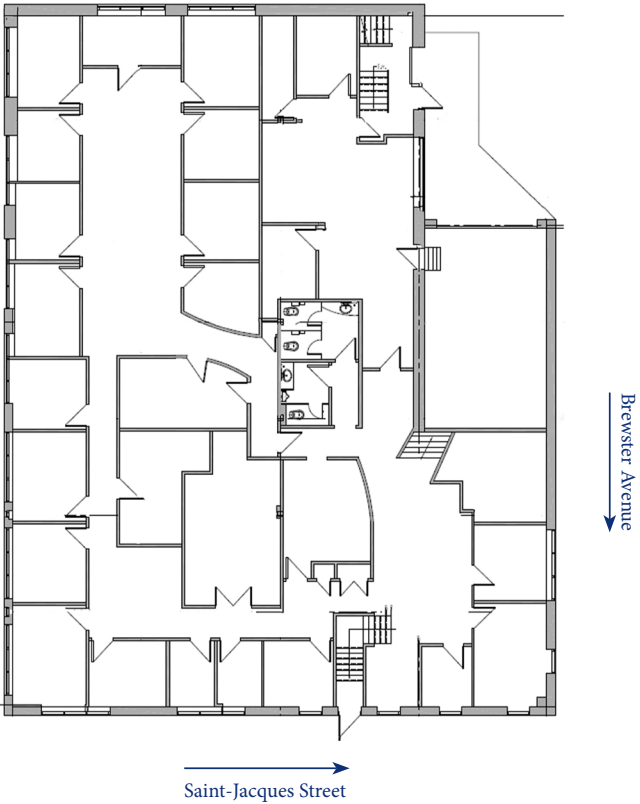
- Built in 1942, recently undergone an extensive interior renovation while preserving its architectural charm
- Excellent visibility
- Walking distance to restaurants, cafés, shops and green spaces
- Located near public transport
- 20 Parking stalls



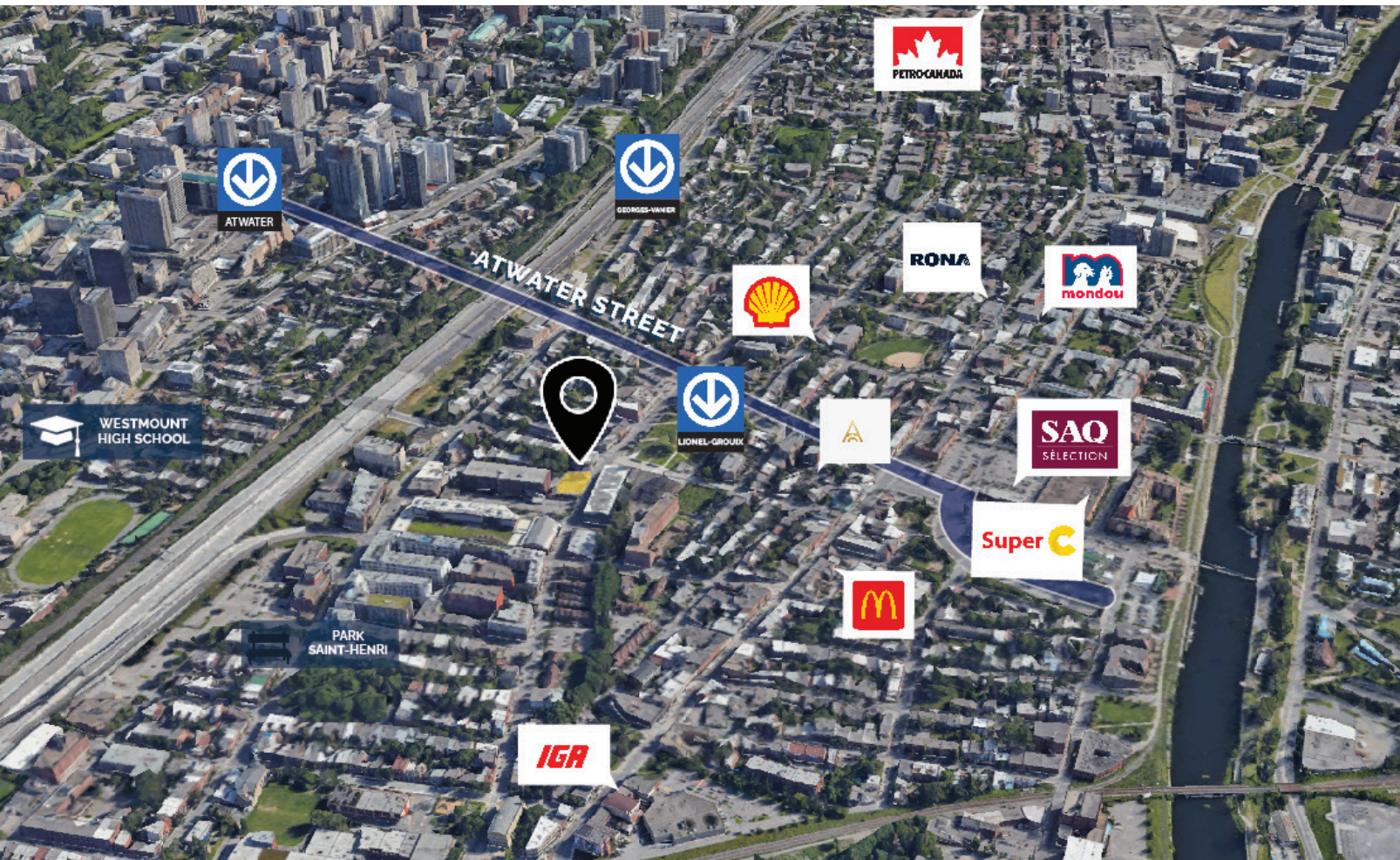


Current Availabilities

Suite	Area	Available	Type
3451	7,500 Sq.Ft.	March 2023	Office



Location and Access



Lionel-Groulx
3 min



Bus 211, 425
2 min



Bike Score
100

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