

The Colliers logo, featuring the word "Colliers" in white serif font on a dark blue rectangular background with a horizontal rainbow stripe at the bottom.

50 Crémazie Boulevard West, Montreal | Suite 400

For Sublease

Office Space

Strategically located along Highway 40 in Montreal, 50 Crémazie West offers exceptional visibility and accessibility near public transit and key amenities.

6,750 SF Available

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Turnkey Opportunity

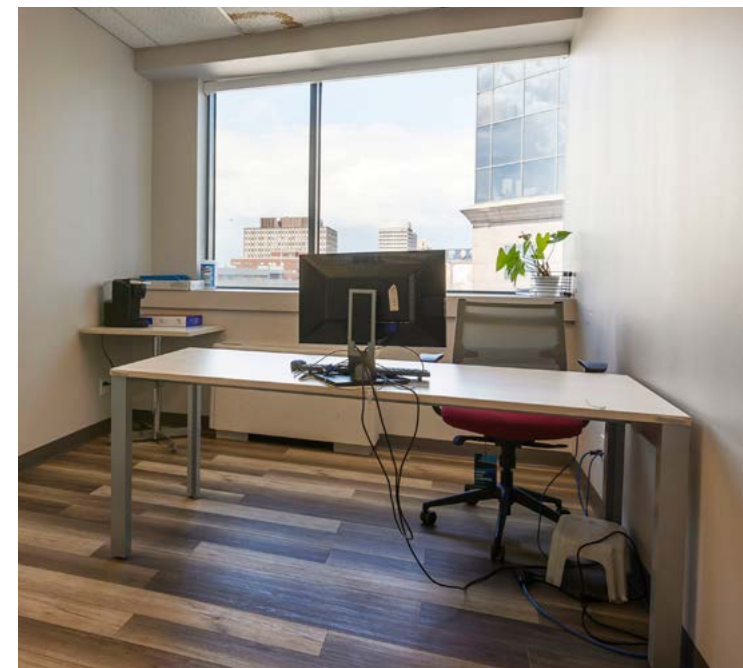
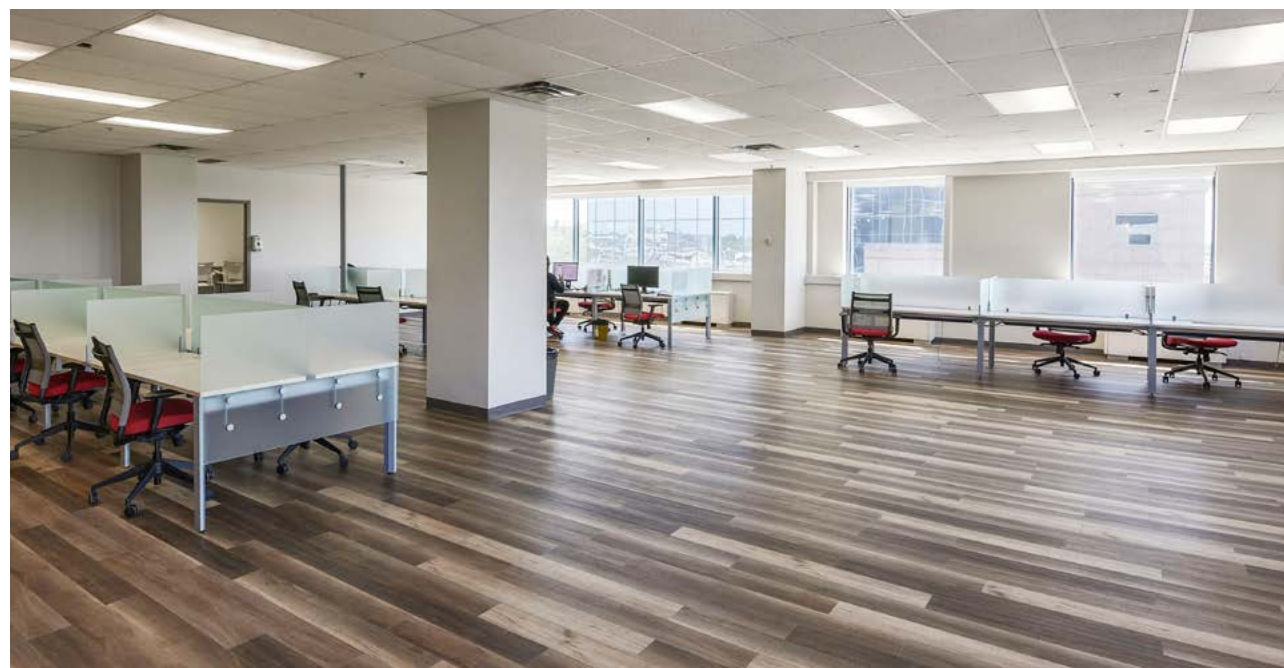
Suite	400 (4 th floor)
Available Area	6,750 SF
Asking Gross Rent	Negotiable
Additional Rent	\$17.50
Electricity	\$1.25 /SF
Furniture	Possibility
Available	Immediate
Sublease Expiry	February 28, 2028
Parking Spaces	2 Interior Non-Reserved; 1 Interior Reserved

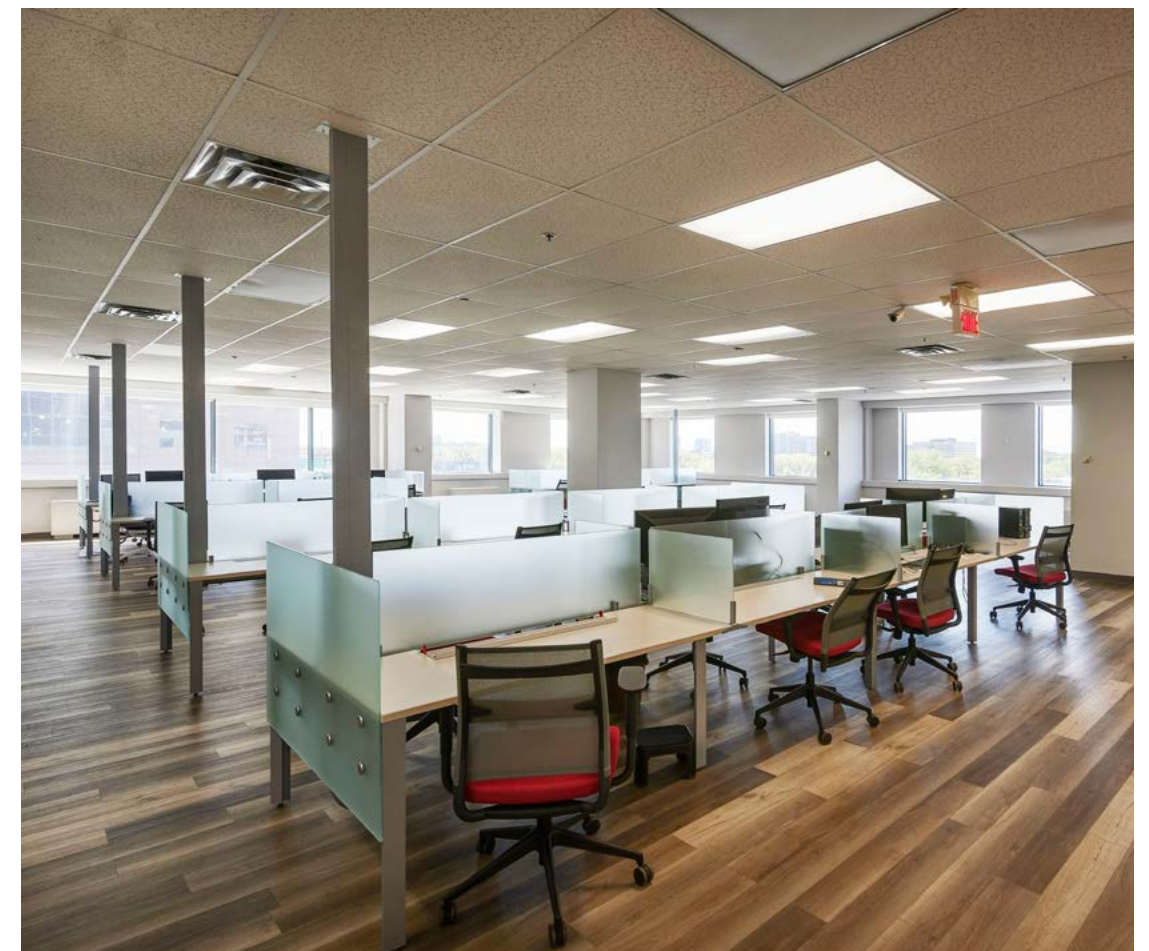


Building Information

Building Class	A
Floors	13
Year Built	1963/2015
Designation	BOMA Best Silver

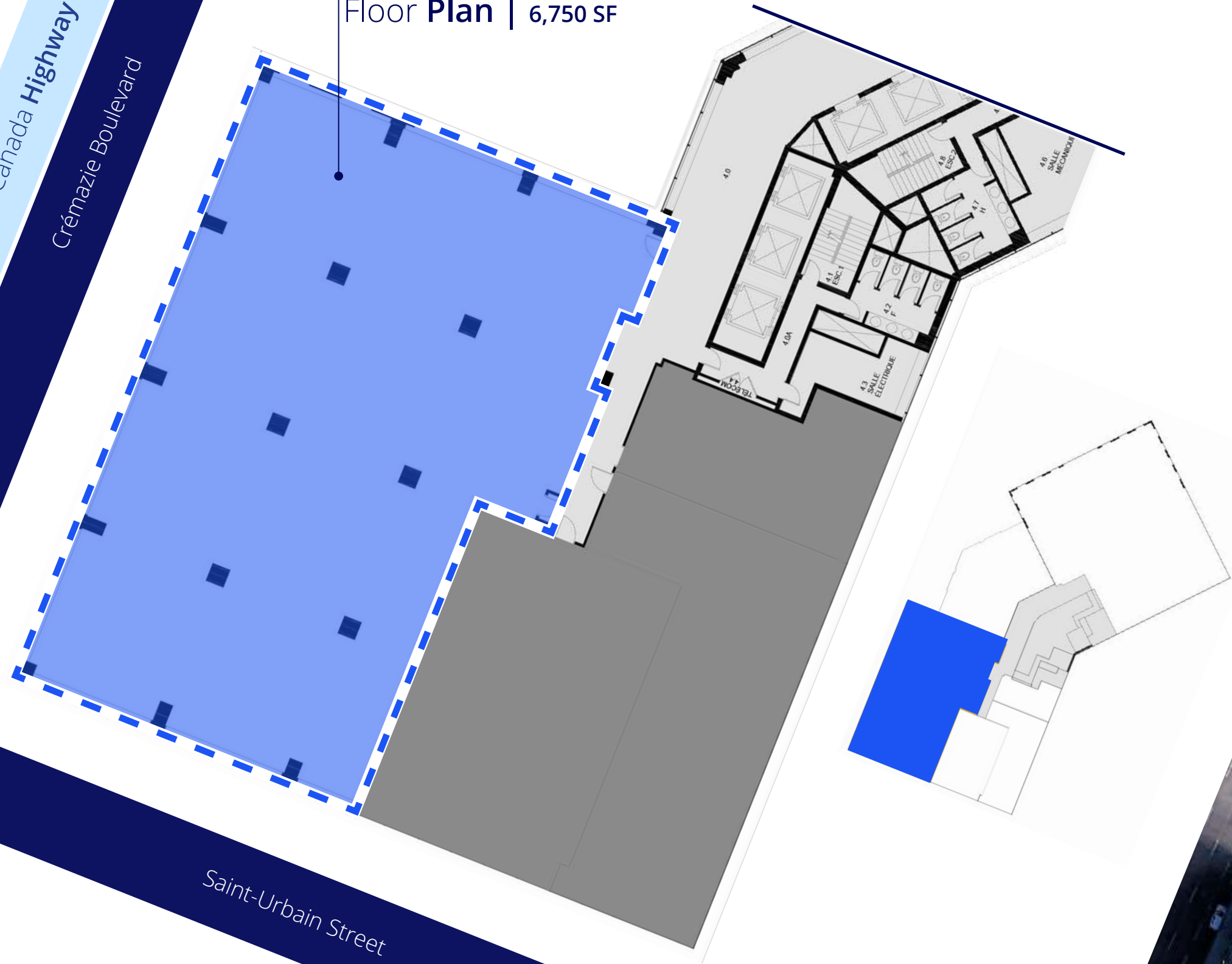










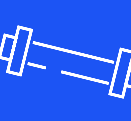



Trans-Canada Highway 40
Crémazie Boulevard

Floor Plan | 6,750 SF



Nearby Amenities

 Shopping Centers	 Pharmacies	 Coffee Shops	 Restaurants
 Banks	 Dry Cleaners	 Fitness Centers	 Copy Centers



83
Bike Score



86
Walk Score

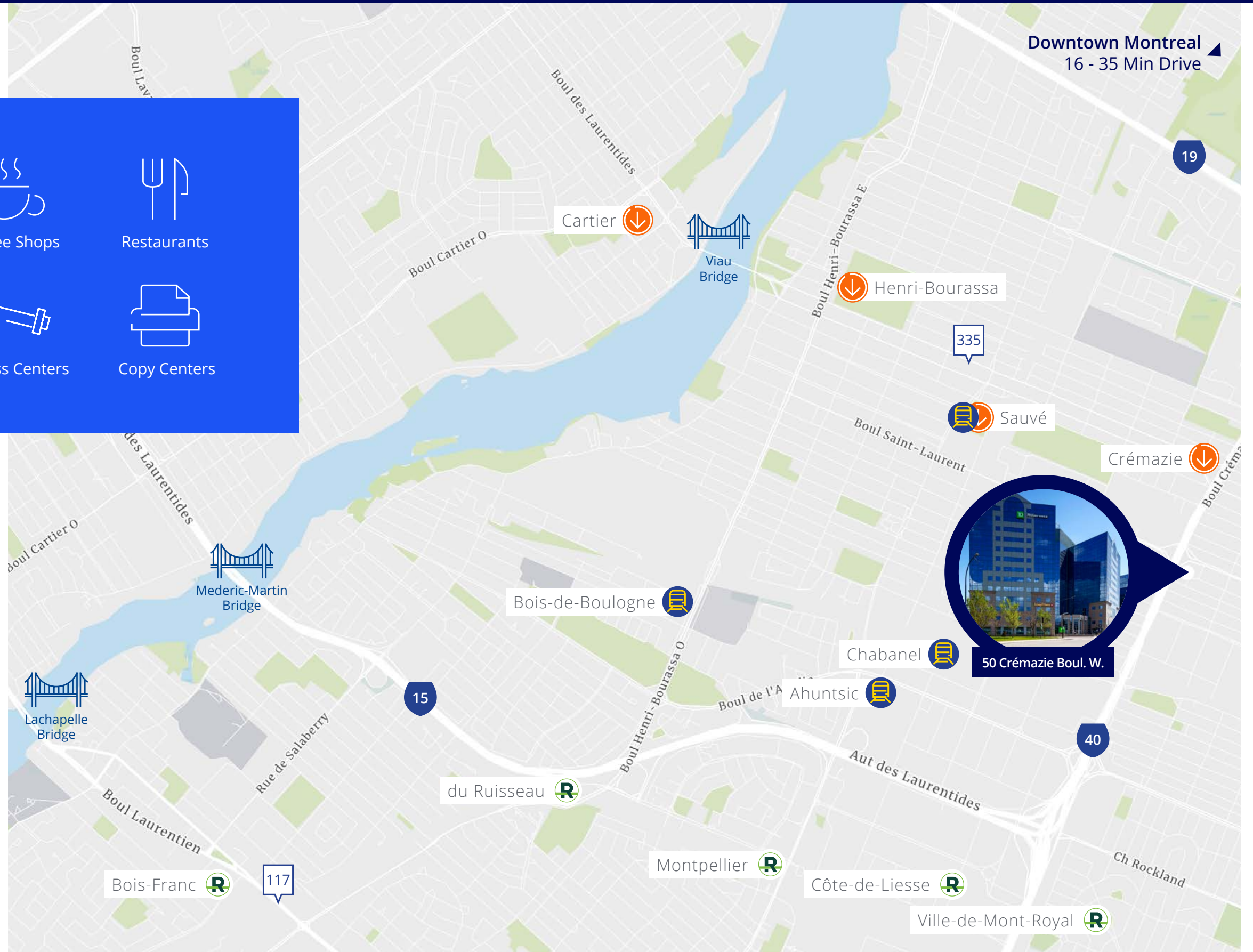


74
Transit Score

 Réseau Express Métropolitain (REM)

 Metro Station

 EXO Station





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