



FOR LEASE | 701 Louis-Blériot Street, Mascouche | QC

Office Space of 5,290 SF in CentrOparc Mascouche

Office space on the 2nd floor of a light industrial building located in CentrOparc Mascouche. This building offers excellent visibility on Highway 640.

- Private entrance for tenant
- Abundant fenestration providing natural light
- Possibility to lease warehouse space
- New building that can be designed according to your needs
- Located in a fast-growing neighbourhood

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Accelerating success.

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Amenities



Can be designed according to your needs



Private Entrance



New building in excellent condition



Abundant fenestration providing natural light



Possibility to add a sign in the front of the building



Common exterior terrace



Possibility of turnkey offices

Nearby



Mascouche train station



9 minutes from Laval



13 minutes from Montréal



Highways 25 and 640



Located in CentrOparc Mascouche



Shopping centres and services



Developing commercial and residential area



Property Characteristics

Available area	5,290 SF
Floor	2 nd
Zoning	Office and light industrial
Heating and air conditioning	Central
Sprinklers	Yes
Exterior parking	Ample
Dimensions of the space	151'6" x 30'8"
Gross rental rate *	\$24.00/SF

*Energy at tenant's expense

Features



Considerable volume of road traffic, with more than 75,000 vehicles per day



Excellent visibility, property located in front of Highway 640

Floor Plan









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