



RON WIEBE REALTIES INC.

COMMERCIAL REAL ESTATE AND BUSINESS BROKERAGE

2286 CHEMIN ST-FRANÇOIS, DORVAL



INDUSTRIAL SPACE FOR LEASE

ESPACE INDUSTRIEL À LOUER

- 4,470 sf

- 4,470 pc

3,407 sf ground floor
 1,063 sf mezzanine
 Approx. 160 sf rooftop component

3,407 pc rez-de-chaussée
 1,063 pc mezzanine
 Environs 160 pc espace sur let toit

- \$12.00 / sf net

- 12.00\$ / pc net

- Additional rent: \$6.37 / sf

- Loyer additionnel: 6.37\$ / pc

- Industrial condo unit

- Local industriel condo

- Immediate occupancy

- Disponible immédiatement



RON WIEBE REALTIES INC.
 LES IMMEUBLES RON WIEBE INC.

Commercial Real Estate Agency / Agence immobilière
 7493 Trans-Canada, # 104
 Montréal, QC
 H4T 1T3

Blaine August

Real Estate Broker
 Courtier immobilier

438-356-1416

blaine@rwrealties.com



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INDUSTRIAL SPACE FOR LEASE

ESPACE INDUSTRIEL À LOUER

- 22' clear height

- *Hauteur libre 22'*

- Truck-level loading door

- *Porte de chargement au niveau camion*

- Recently renovated office + warehouse

- *Espace bureaux + entrepôt récemment rénové*

- Minimum 6 dedicated parking spots

- *Minimum de 6 espaces de stationnement dédiés*

- Quick access to Highways 40, 20, & 13

- *Accès rapide aux autoroutes 40, 20, & 13*

- Minutes from Montréal-Trudeau Airport

- *À quelques minutes de l'aéroport Montréal-Trudeau*



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