



Medical premises adjacent to Maisonneuve-Rosemont Hospital

- Two spaces of approximately 1,000 square feet are available in a medical building.
- Several medical services in the building, including a pharmacy, a radiology clinic and a dental clinic
- Direct access to Maisonneuve-Rosemont Hospital via a walkway.
- The area offers several green spaces, such as Maisonneuve Park and the Montréal Botanical Garden.



Total available area of
2,199 square feet



The duration of the term
is flexible



Direct connection to
Maisonneuve-Rosemont
Hospital



Available
immediately

Get more information

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Lease Details

Building Area	86,145 square feet
Building Class	B
Number of Floors	4 floors
Available Areas	1,062 sf (suite 40)
	1,137 sf (suite 220)
	Total: 2,199 sf
Availability	Immediate
Asking Net Rent	\$24.00 / square foot
Operating Expenses	\$22.52 / square foot
Electricity and Cleaning	Included
Parking	Yes



**Get more
information**

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Location

- The building offers direct access to Maisonneuve-Rosemont Hospital via a walkway, making it easier to move from one building to another.
- Several bus lines located within walking distance, including lines 131 (boulevard de L'Assomption), line 370/197 (Rosemont), and line 32 (Lacordaire).
- Envidable road accessibility thanks to the proximity of Highway 25 (Pont-tunnel Louis-Hippolyte-La Fontaine) as well as Route 138 (Sherbrooke Street).
- The building is located 7 minutes from the Assomption metro station (bus line 131) and 23 minutes from the Radisson metro station (bus line 1), located on the green line.



Stop of the 131 bus line (Assomption/Des Saules) a few steps away



7 minutes by bus (line 131) to the Assomption metro station (green line)



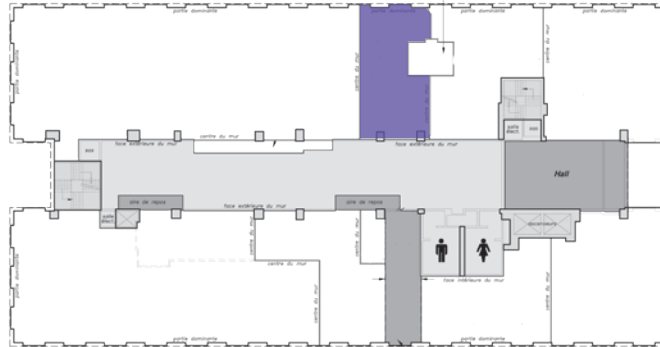
45-minute drive to Montréal-Trudeau International Airport



Near Route 138 (5 minutes) and Highways 40 (15 minutes) and 25 (20 minutes)

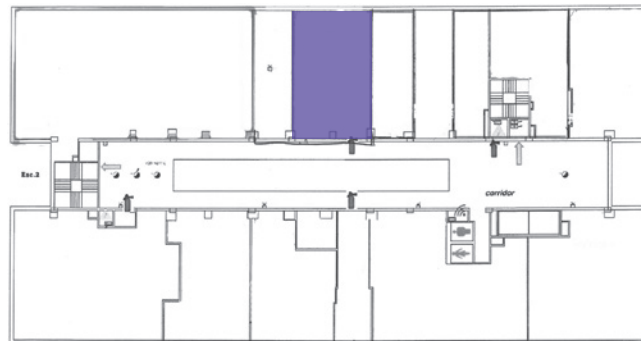
PLAN OF THE GROUND FLOOR

SUITE 40
1,062 sf



PLAN OF THE 2ND FLOOR

SUITE 220
1,137 sf



**Want to plan a tour?
Contact us for more information.**

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