

Retail Spaces Available in Prime Neighbourhood

1348 Sainte-Catherine St. W
Montréal, QC

FOR LEASE



Prime retail space
for lease

1348 Sainte-Catherine St. W
Montréal, QC

1348 Sainte-Catherine St. W

Prime Location and Visibility

Located in the heart of downtown Montreal, this commercial space offers an area of 5,607 sq. ft. on the busiest street in the city. With large windows, high pedestrian traffic, and excellent visibility potential, this space is ideal for retail, a showroom, or a service business. An exceptional opportunity for a brand seeking optimal visibility.



1348 Sainte-Catherine St. W
Ground Fl: 3,049 SF | 2nd Fl: 2,558 SF



Available
immediately



Great access to
public transportation



Easy access to major
roads



Located near an
abundance of amenities



REQUEST MORE
INFORMATION

Benedict Bouvier
Associate Vice President
Real Estate Broker
+1 514 866 1201
benedict.bouvier@colliers.com

PROPERTY DETAILS

Year of construction	1880
Total building area	8,999 SF
Possible terms	5-10 years
Parking	Street

LEASING DETAILS

Available area	Ground Fl: 3,049 SF	2nd Fl: 2,558 SF
----------------	------------------------	---------------------

Asking net rent Contact Broker

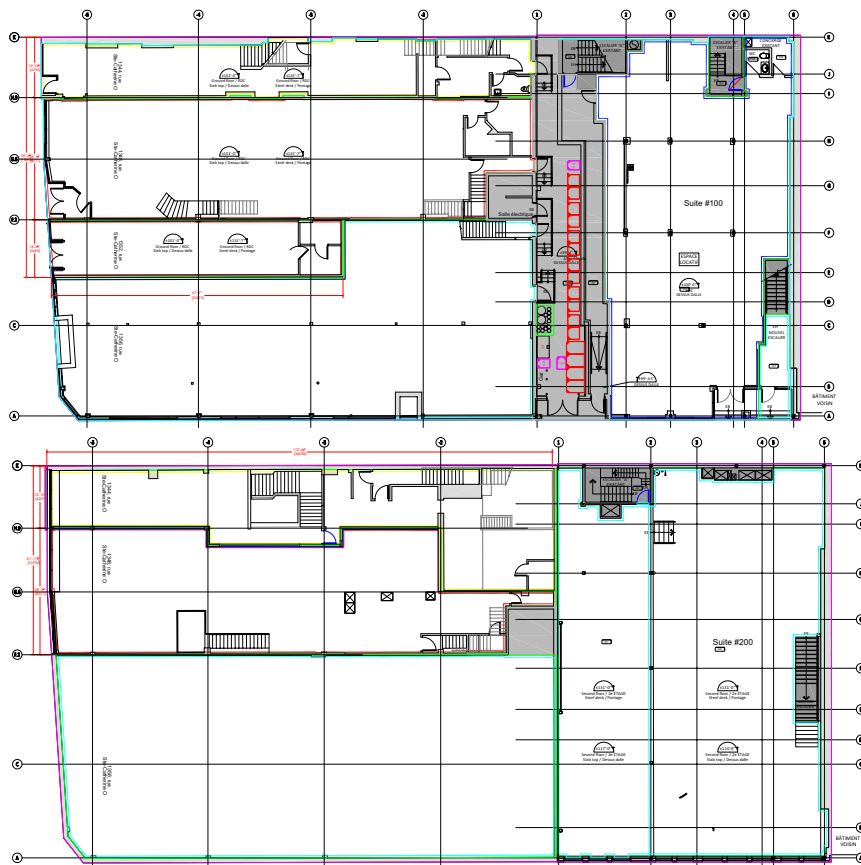
Additional rent (estimated 2024) \$42.69 (2025 est.)

Availability Immediate

DEMOGRAPHIC DATA

Radius	500 m from property
Population (2024)	14,579
Total household	8,926
Average household income	\$68,452
Average household spending	CA\$73,306
College and University	9,978

Source: Colliers Hydra, 2025.



SUPERFICIES GÉNÉRALES R-D-C

Superficie bâtie	15 283.4 p.c.
Superficie brute	14 906.4 p.c.
Vide technique	346.3 p.c.
Sup. com. d'étage	0 p.c.
Sup. com. d'immeuble	1476.0 p.c.

SUPERFICIES UTILISABLES R-D-C

Out This World	1 458.1 p.c.
1348, rue Ste-Catherine O (vacant)	3 048.7 p.c.
1352, rue Ste-Catherine O (vacant)	892.9 p.c.
Les 3 Brasseurs	± 4 184.4 p.c.
Gyu Kaku	3 332.9 p.c.
Les 3 Brasseurs	166.5 p.c.

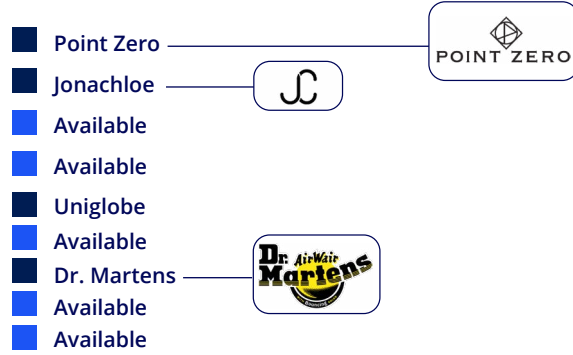
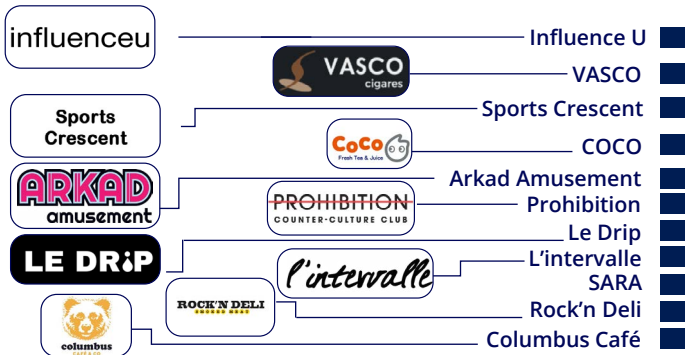
SUPERFICIES GÉNÉRALES Étage

Superficie bâtie	15 283.4 p.c.
Superficie brute	14 686.9 p.c.
Vide technique	287.6 p.c.
Sup. com. d'étage	0.0 p.c.
Sup. com. d'immeuble	121.4 p.c.

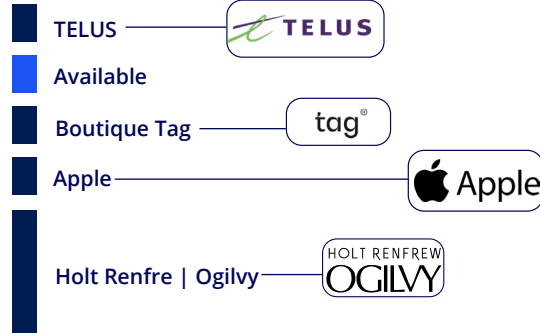
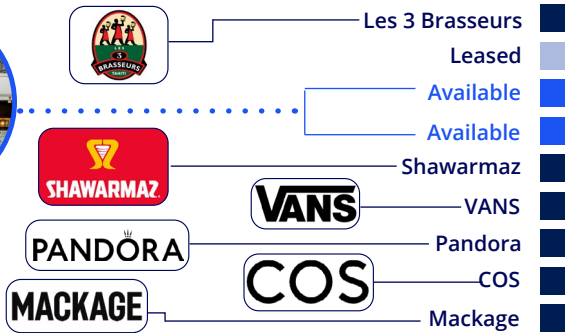
SUPERFICIES BRUTE Étage

Out This World	1 934.3 p.c.
1348, rue Ste-Catherine O (vacant)	2 557.9 p.c.
Les 3 Brasseurs	± 4 952.4 p.c.
Les 3 Brasseurs	4 833.1 p.c.

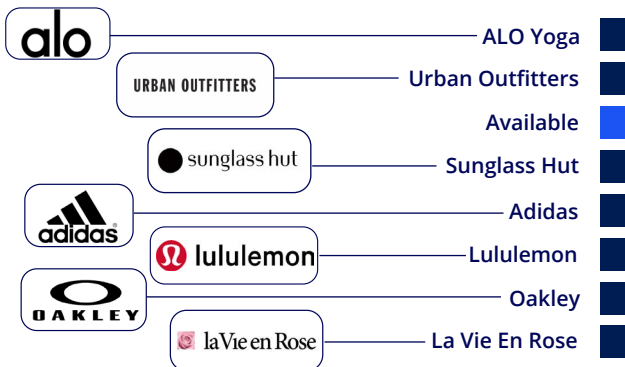
BISHOP STREET



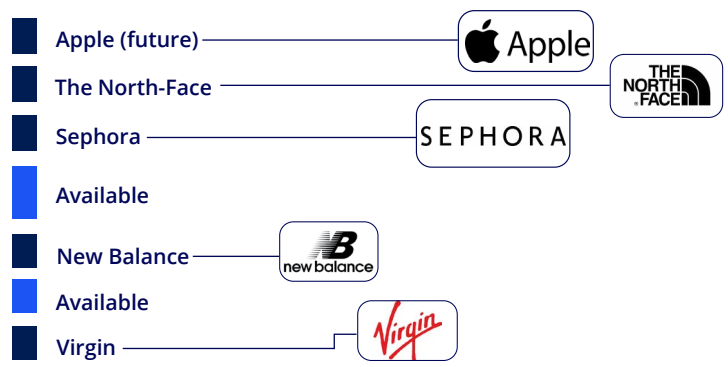
CRESCENT STREET



DE LA MONTAGNE STREET



ST-CATHERINE STREET W.



DRUMMOND STREET



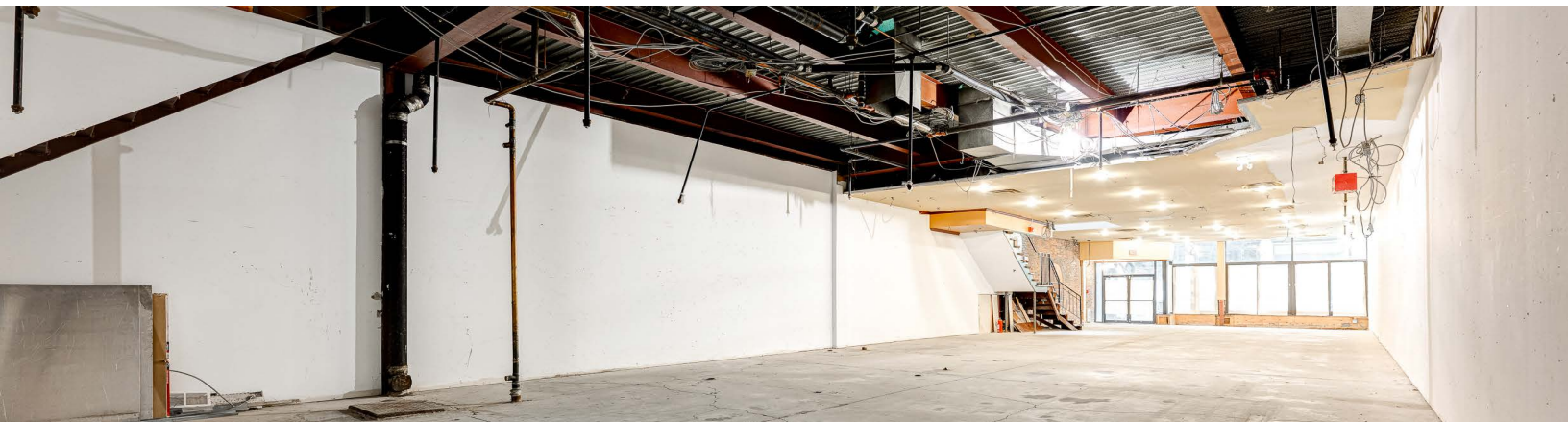
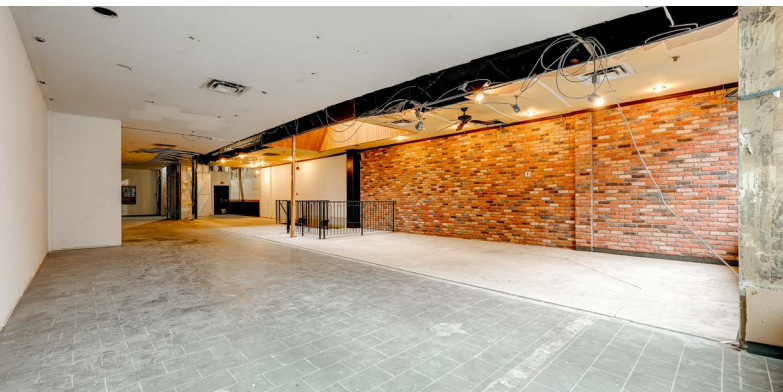
STANLEY STREET

Prime retail space
for lease

1348 Sainte-Catherine St. W
Montréal, QC

1348

5,607 SF available



REQUEST MORE
INFORMATION

Benedict Bouvier

Associate Vice President
Real Estate Broker

+1 514 866 1201
benedict.bouvier@colliers.com

REQUEST MORE INFORMATION

Benedict Bouvier

Associate Vice President

Real Estate Broker

+1 514 866 1201

benedict.bouvier@colliers.com



[Collierscanada.com](https://collierscanada.com)

This document has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and/or its licensor(s). Copyright © 2025. All rights reserved. This communication is not intended to cause or induce breach of an existing listing agreement. Colliers International (Québec) Inc. Real Estate Agency