

# FOR LEASE

701, boulevard Laure,  
Sept-Îles, QC



**SPACE TYPE** | OFFICE (COMMERCIAL)  
**ADDITIONAL RENT** | CONTACT BROKER

**BASE RENT** | TO BE NEGOTIATED  
**PROPERTY TAXES** | SEPARATE

## FEATURES

- Located on a busy commercial street with a lot of visibility
- A corner space with front windows offering a panoramic view of Laure Boulevard and Smith Street
- Card access control for the main entrance and alarm system in place
- Three-story office building currently housing more than 120 federal employees
- Free outdoor parking
- Main co-tenants: Service Canada and Canada Post
- A few steps away from the main Place de Ville shopping center, restaurants and the Caisse Populaire de Sept-Iles credit union
- Easily accessible by car, taxi, bus, on foot and by bike

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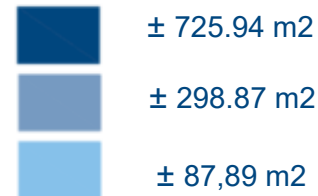
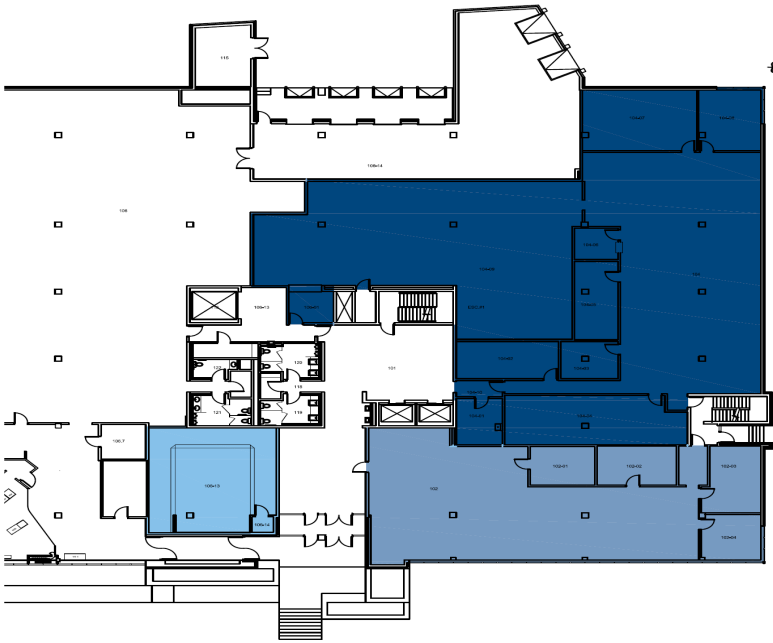
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BGIS Global Integrated Solutions Realty Inc. | Brokerage  
800 René Lévesque Blvd. W, Unit 345 | Montréal, QC | H3B 1X9 | 1-877-897-6844

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## Available units



Unit 102	± 298.87 m <sup>2</sup>	The unit is being marketed as is and will require a few improve-
Unit 104	± 725.94 m <sup>2</sup>	The unit is being marketed as is and will require a few improve-
Unit 106	± 87.89 m <sup>2</sup>	The unit is being marketed as is and will require a few improve-

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## Location



## FOR MORE INFORMATION

**Mateo Bramwell Rousseau**

Leasing Coordinator | Coordinateur de Location

Real Estate Salesperson, ON & QC | Courtier Immobilier, ON & QC

**438-282-7692**

[matt.bramwell@bgis.com](mailto:matt.bramwell@bgis.com)

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