

ANJOU SITE

NEW BUILT-TO-SUIT INDUSTRIAL RENTAL PROJECT

10900 DU GOLF BOULEVARD
ANJOU, QUÉBEC



Les Services Immobiliers Magna - R.D. Inc.
Real Estate Agency

For information, please contact :

RAFFAELE DI LILLO
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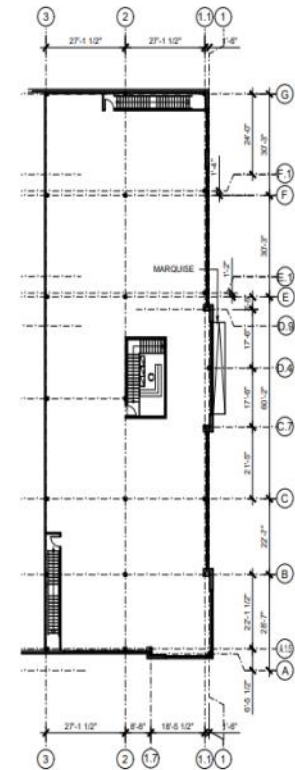
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JOSEPH DI LILLO
Certified Real Estate Broker AEO
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INDUSTRIAL FOR LEASE



TOTAL LAND AREA (approximately)	68,055 sq.ft.
Ground Floor Area	30,576.5 sq. ft.
Mezzanine Area	8,622 sq. ft.
TOTAL BUILDING AREA	39,198.5 sq .ft.
ZONING	INDUSTRIAL
CLEAR HEIGHT	28 FEET



RENTAL PROJECT

- ◆ Land to develop for turn key industrial project for rent;
- ◆ Prestigious and high traffic location, near the interchange of autoroutes 40 and 25;
- ◆ Easy access to public transit ;
- ◆ Expected Delivery Date: 8-12 months after signing a Lease Agreement; approval of architectural plans and building permits;
- ◆ Can accommodate up to 3 Loading Docks and 3 Drive-in doors;
- ◆ Final construction plans subject to change based on plans to be approved by the city;



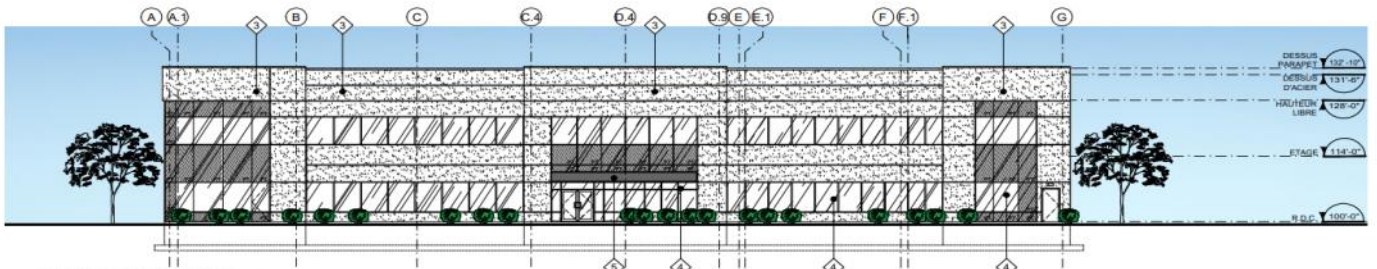
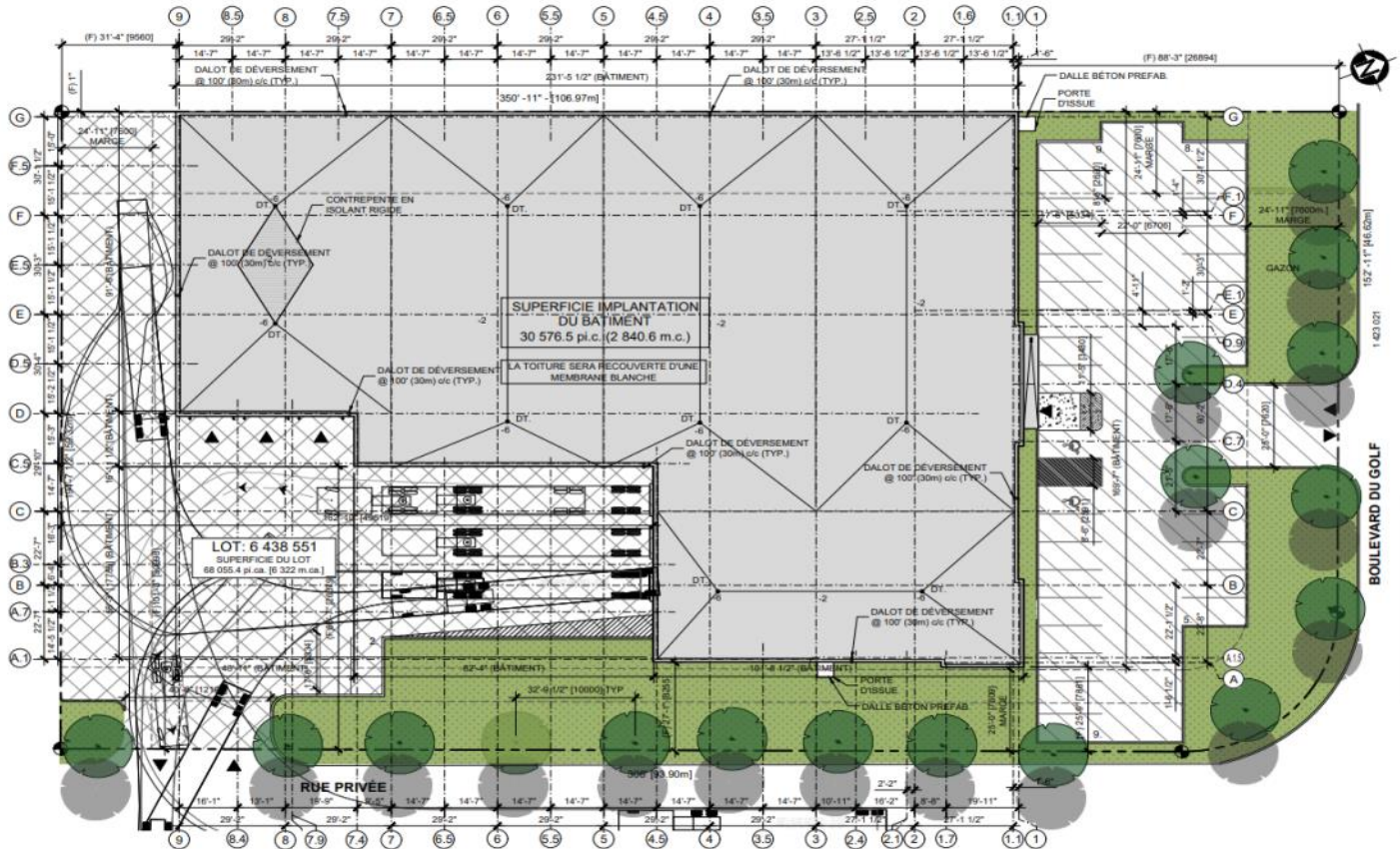
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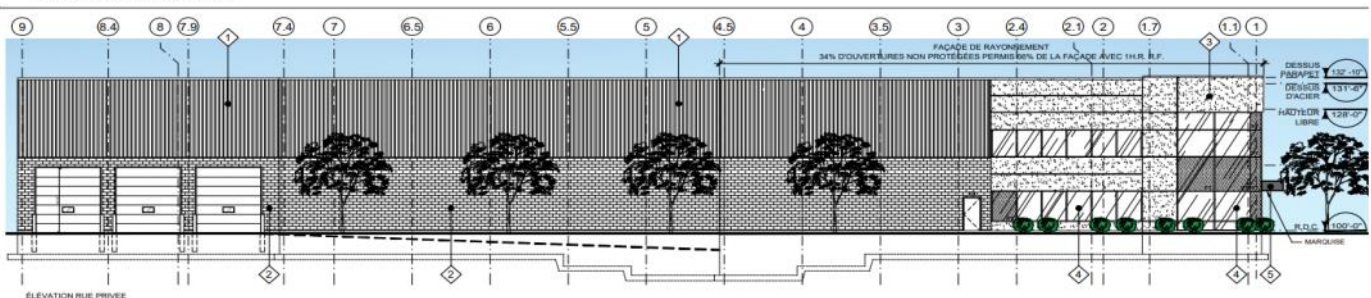
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ELEVATION PRINCIPALE (BOULEVARD DU GOLF)



ELEVATION RUE PRIVEE

MAGNA

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