

**FOR LEASE**

# COMMERCIAL SPACE

8365 LANGEЛИER BOULEVARD  
SAINT-LEONARD, QUEBEC



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

For more information, please contact :

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WAREHOUSE / OFFICE / RECEPTION AREA	4,200 sq.ft.
SECOND FLOOR OFFICE AREA	<u>1,740 sq.ft.</u>
TOTAL AREA	5,940 sq.ft.
CLEAR HEIGHT	17' clear
SHIPPING DOORS	2 x Drive in (11' x 16')
ZONING	C-1 & C-2
OCCUPANCY DATE	November 1 <sup>st</sup> , 2023.
REMARKS	-5 Closed Offices on second floor; -4 Bathrooms; -Kitchen.
RENTAL PRICE	\$ 6,400.00/month (Semi-Gross) plus utilities

# MAGNA

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