

FOR SUBLEASE

MAGNA

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

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INDUSTRIAL SPACE

9070 DU CHAMP D'EAU STREET
SAINT-LEONARD, QUEBEC



OFFICE AREA	3,000 sq.ft.
WAREHOUSE AREA	<u>1,825 sq.ft.</u>
TOTAL AREA	4,825 sq.ft.
CLEAR HEIGHT	22 feet
SHIPPING DOORS	1 x Drive-in (12' L x 14' H)
RENTAL PRICE	\$ 18,00/sq.ft. Semi-Gross (all included except utilities)
OCCUPANCY DATE	Immediately
REMARK	• Open mezzanine of 700 sq.ft. • Current Lease ends June 30,2029 with possibility to extend.



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