

# Office Space | For Lease

**CBRE**

2095-2101 Saint-Laurent Boulevard  
Montréal (Québec)





# Property Details



Located on the corner of Saint-Laurent Boulevard and Saint-Nobert Street



The space consists of a basement, ground floor and 3 upper floors



Steps away from the Saint-Laurent metro station



Numerous amenities located in close proximity



Ample fenestration

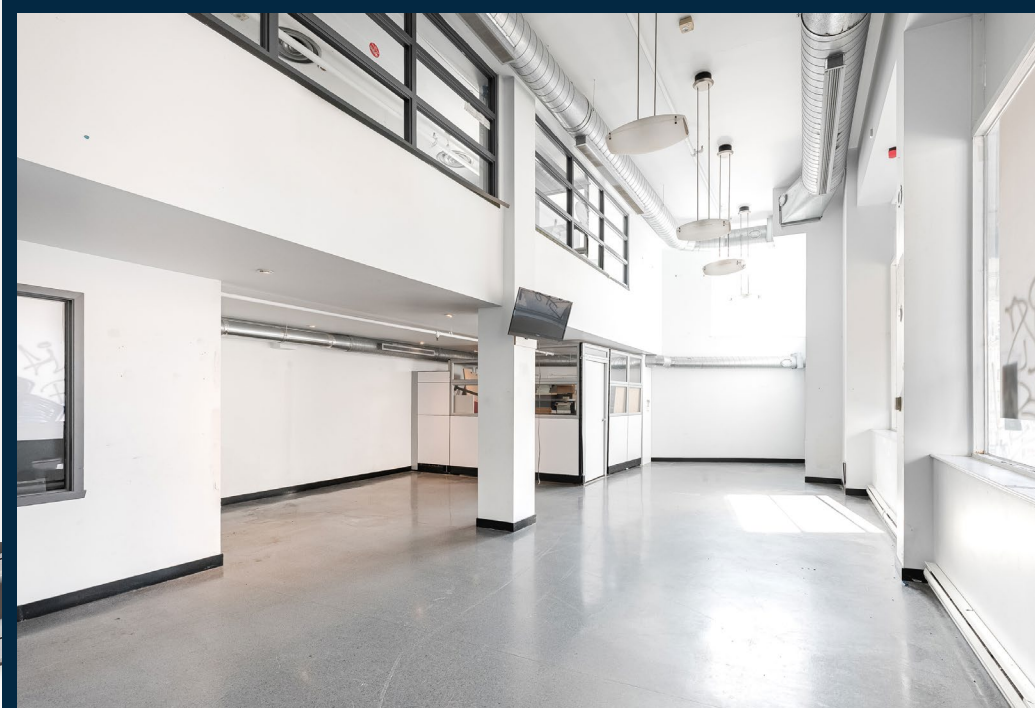
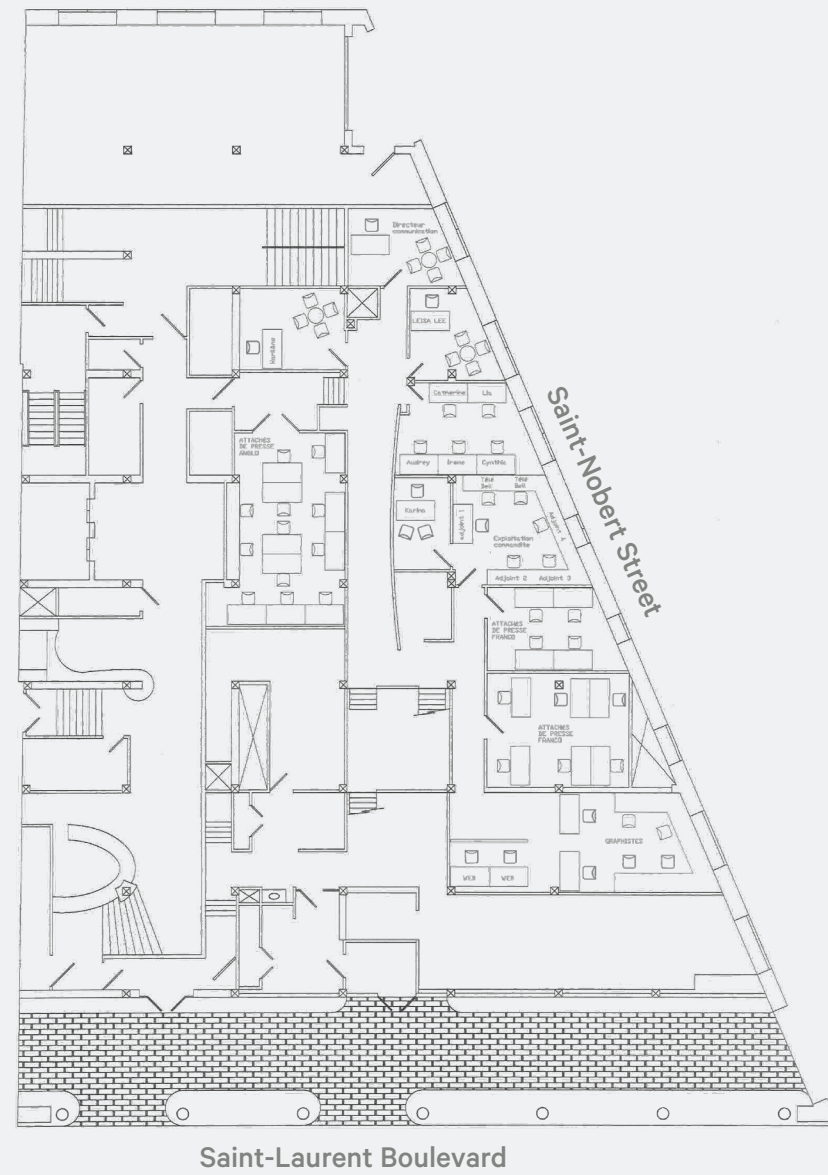
# Lease Terms

<b>Term</b>	5 years
<b>Ground Floor</b>	7,955 sq. ft.
<b>1<sup>st</sup> Floor</b>	10,690 sq. ft.
<b>2<sup>nd</sup> Floor</b>	10,690 sq. ft.
<b>3<sup>rd</sup> Floor</b>	7,489 sq. ft.
<b>Basement</b>	8,977 sq. ft.
<b>Total Area</b>	45,801 sq. ft.
<b>Semi-Gross Rent</b>	\$25.00 per sq.ft. Base Year 2025
<b>Hydro</b>	Metered
<b>In-suite cleaning</b>	Not included
<b>Availability</b>	Immediate



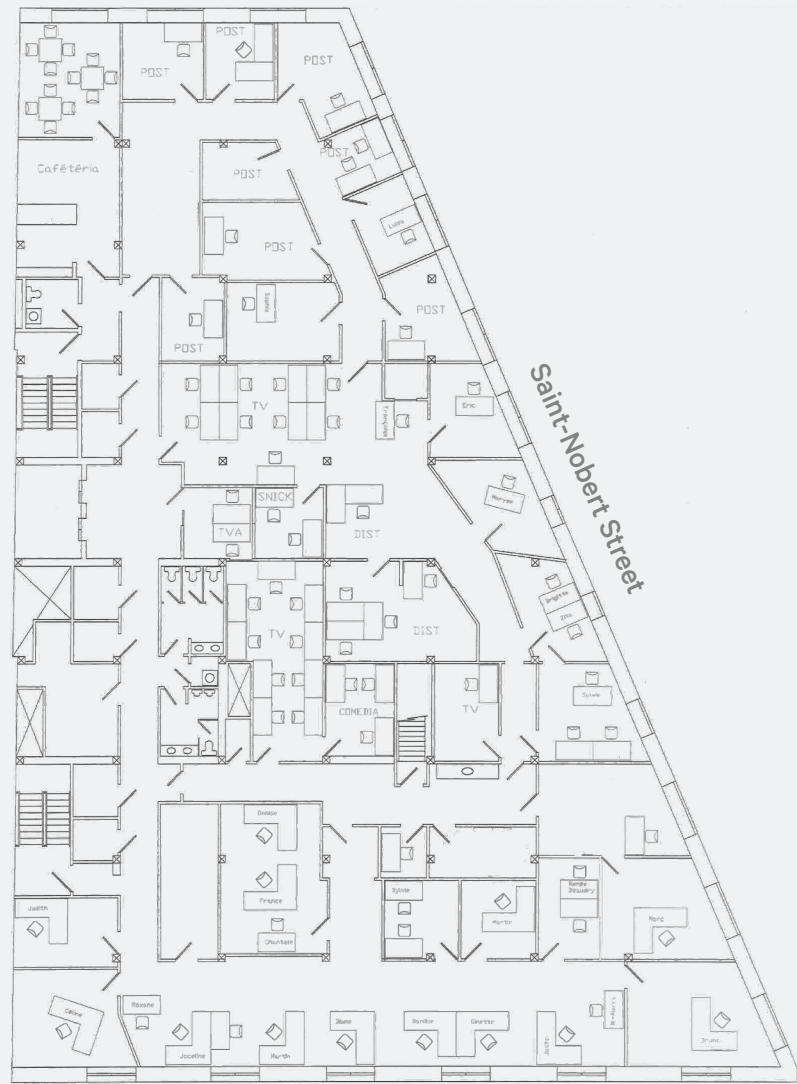
# Ground Floor

7,955 SQ. FT.

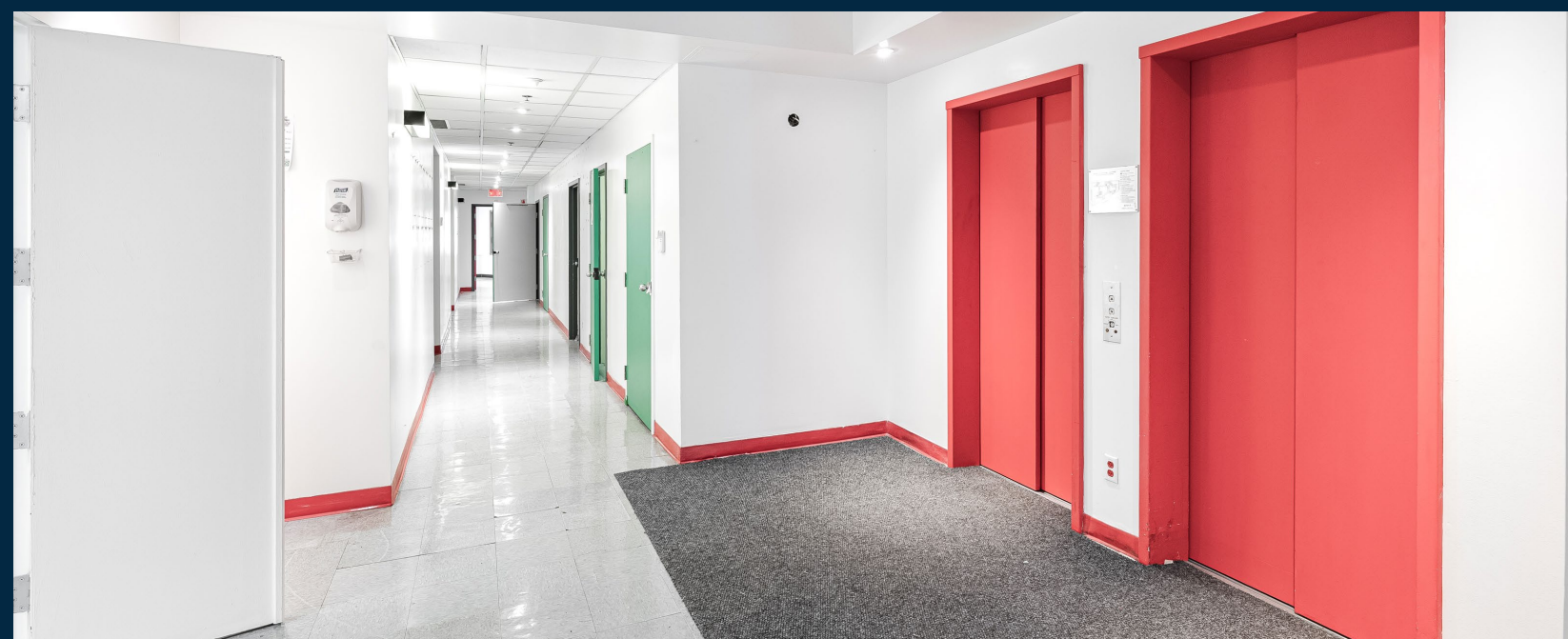
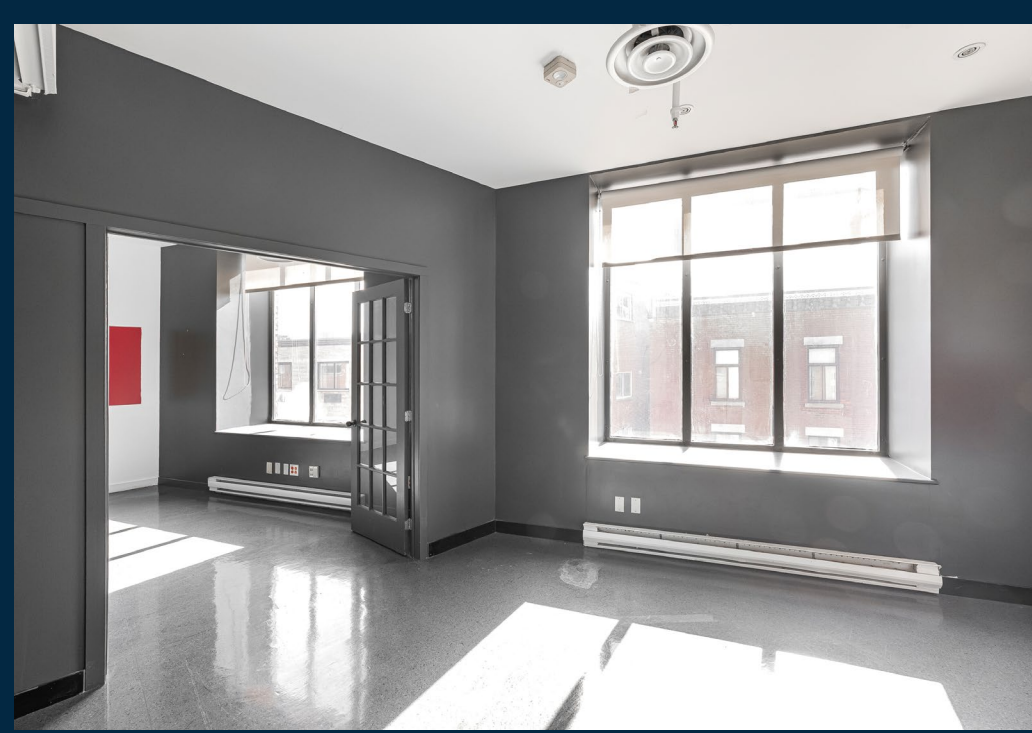


# 1<sup>st</sup> Floor

10,690 SQ. FT.

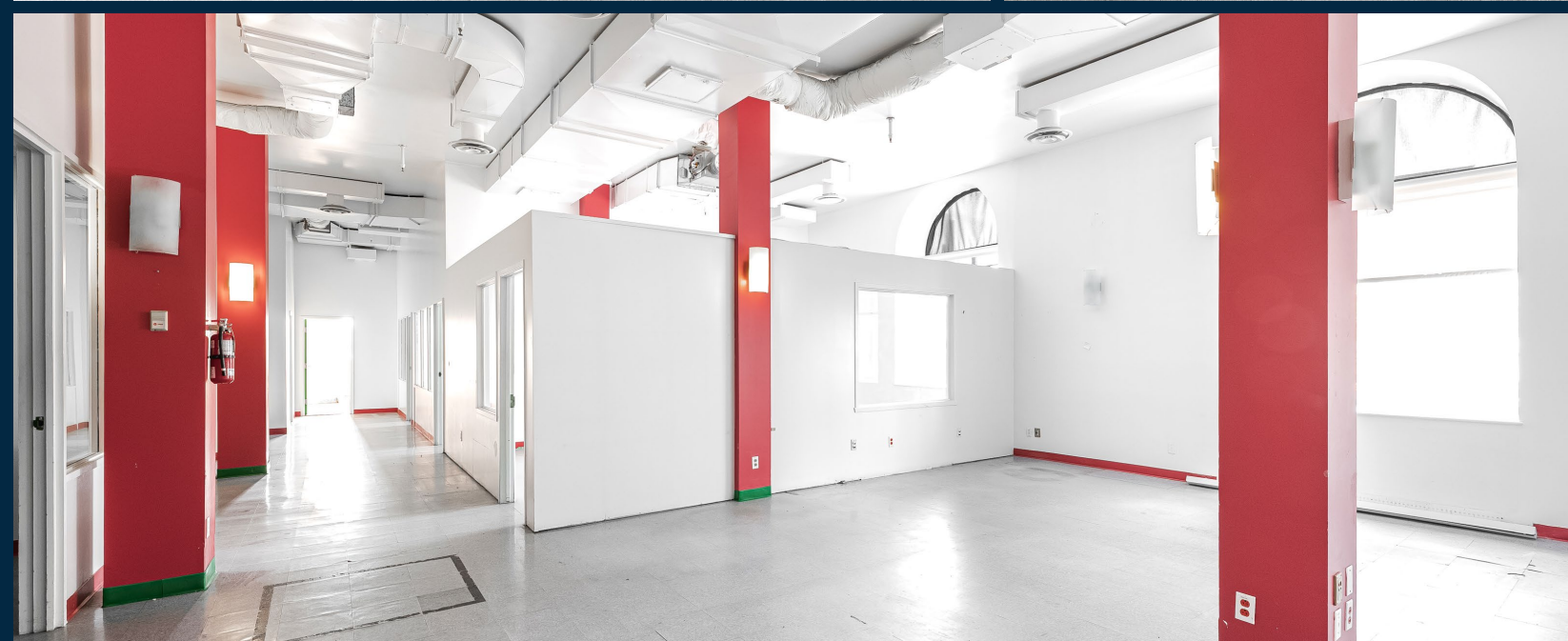
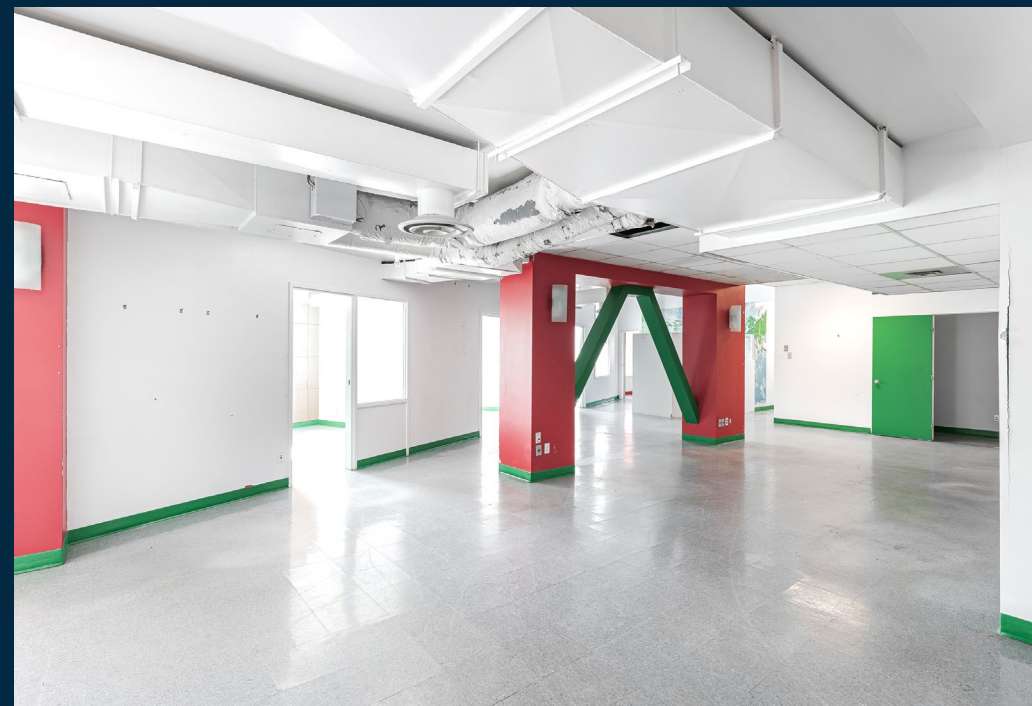
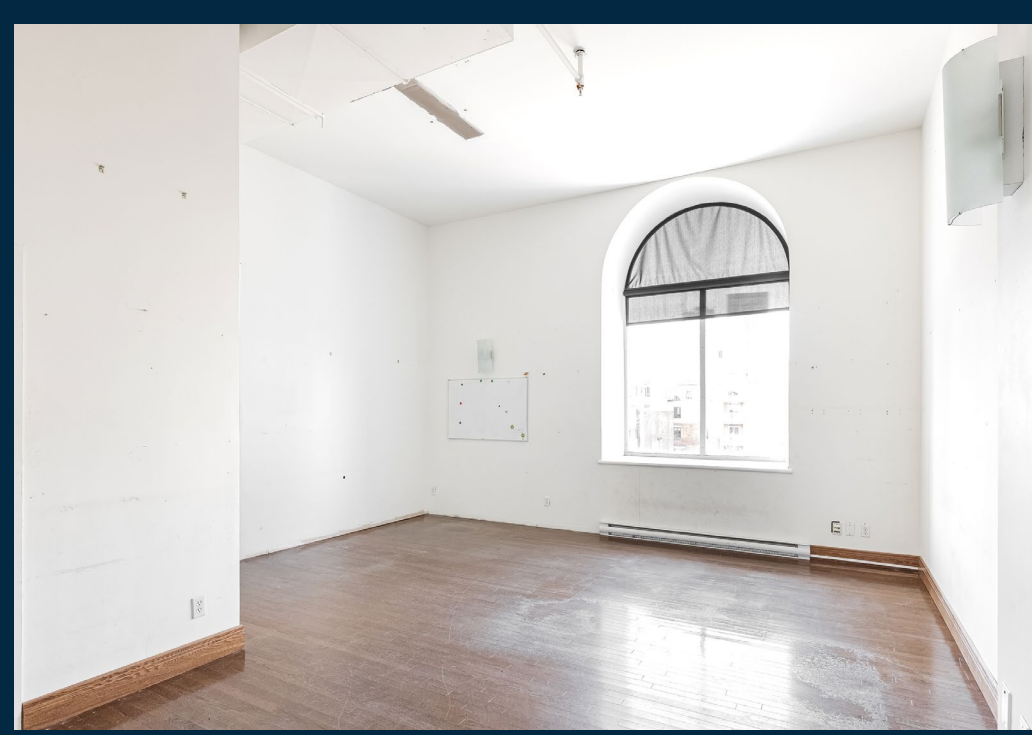
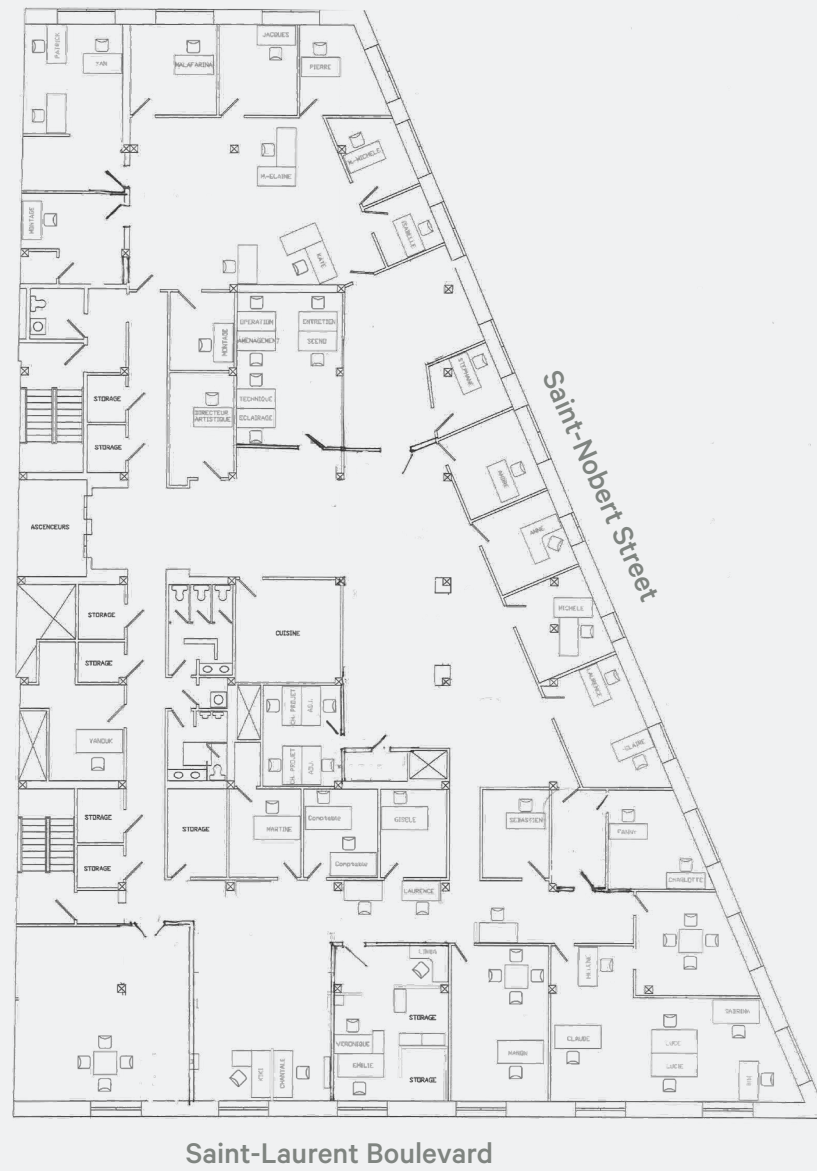


Saint-Laurent Boulevard



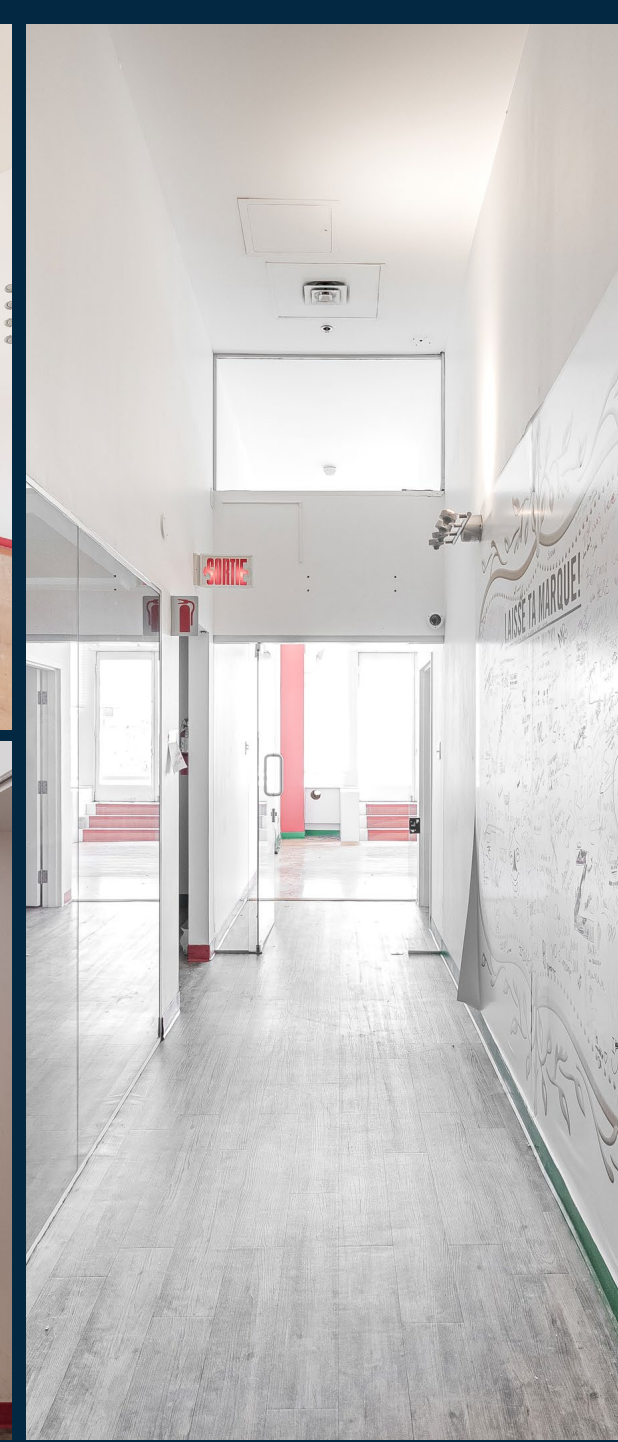
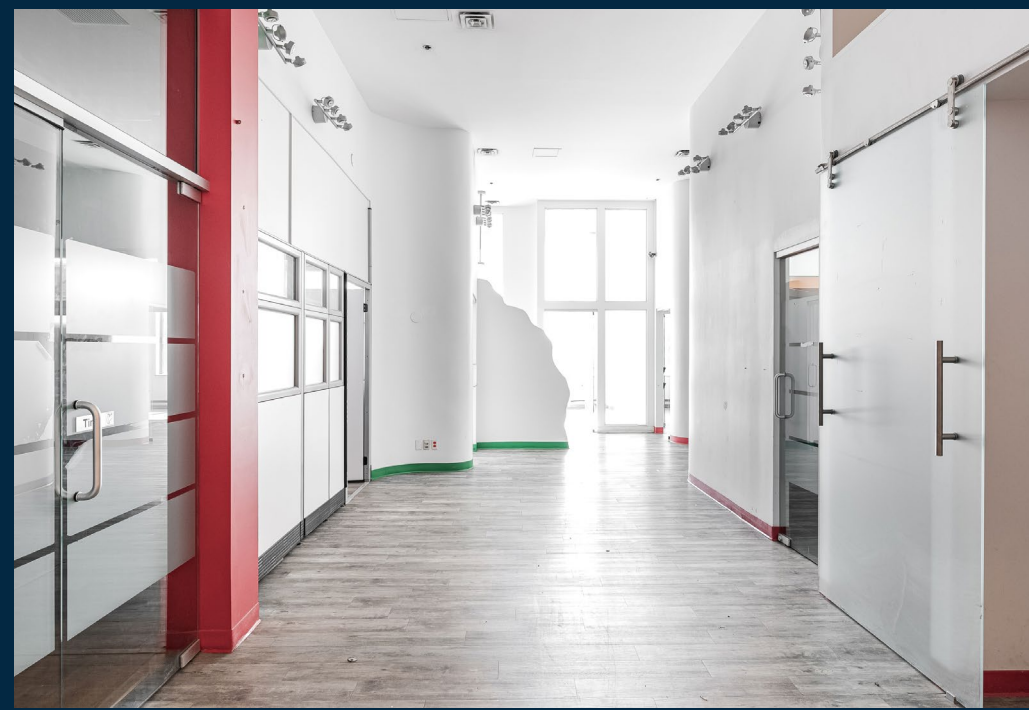
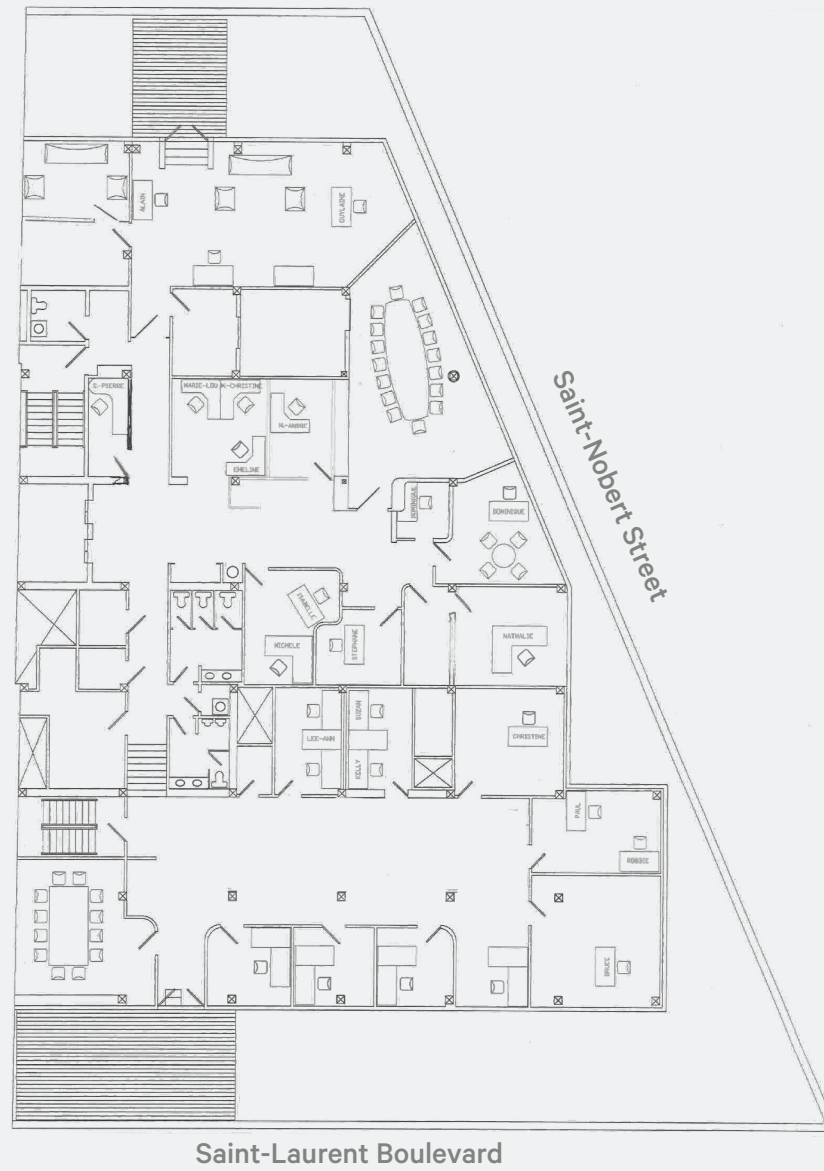
# 2<sup>nd</sup> Floor

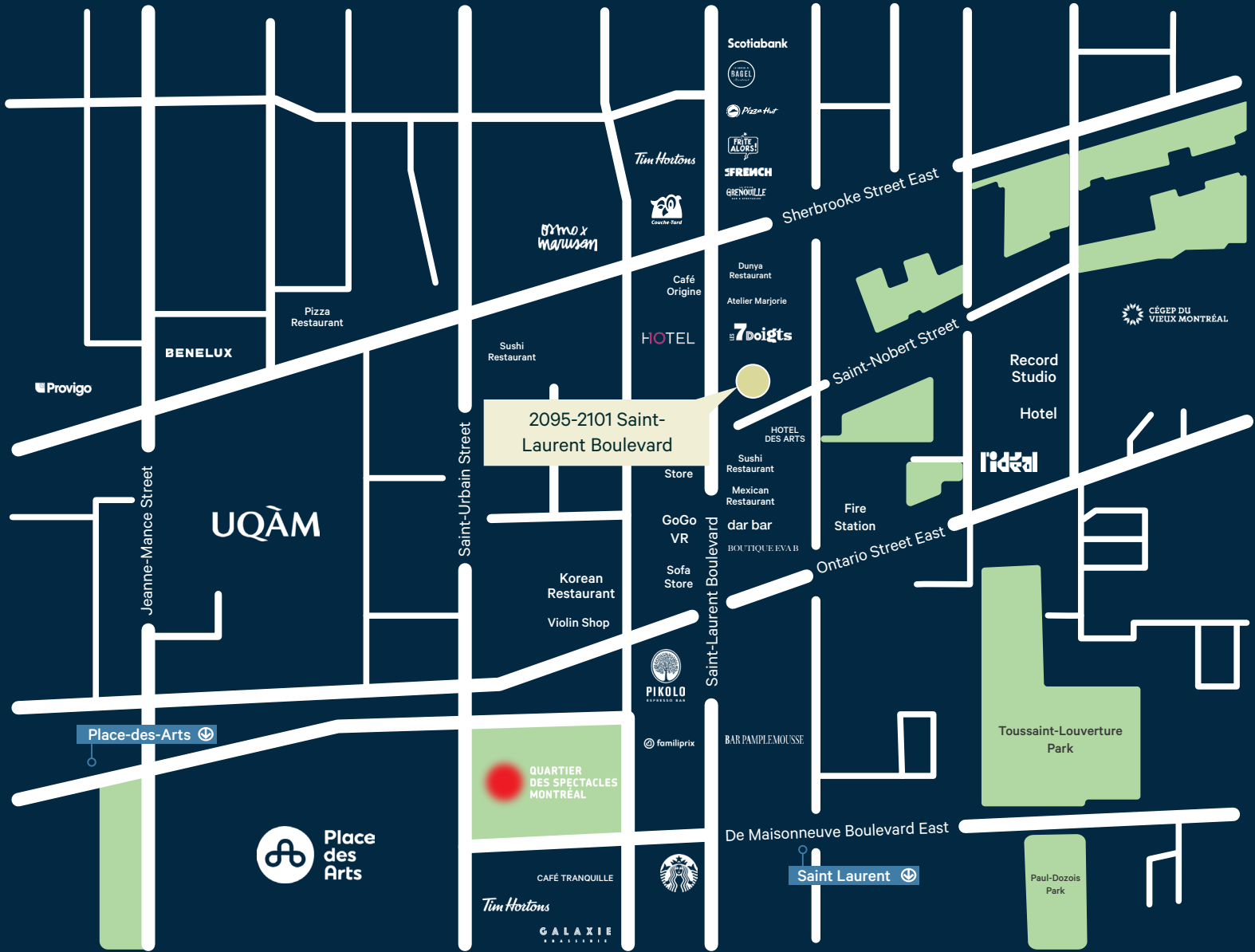
10,690 SQ. FT.



# 3<sup>rd</sup> Floor

7,489 SQ. FT.





## Contact Us

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