



The best value on the South Shore

- LEED-certified commercial building in the heart of the South Shore's main commercial hub, offering an unparalleled quality of life and an exceptional working environment.
- Excellent road accessibility, with several public transit infrastructures in close proximity.
- Near hundreds of restaurants, stores and services and several green spaces, including the Brossard multifunctional trail.



12,610 square feet in a class-A building



5-minute walk from the new REM



Best value on the South Shore



Steps away from multiple stores and services

**Get more
information**

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4905 Lapinière Boulevard

Building Area	109,000 square feet
Number of Floors	5 floors
Year of construction	2010
Available Area	4 th floor: 12,610 square feet
Availability	Immediate
Typical Floor Size	21,800 square feet
Maximum Contiguous	12,610 square feet
Asking Rent	Contact broker
Total Operating Expenses	\$13.93 / square feet

Characteristics

- Offices offering unbeatable value for money
- Exceptional accessibility at the junction of Highways 10 and 30, and immediate proximity to the future Du Quartier station of the REM
- LEED-certified property offering modern and comfortable office spaces, benefiting from abundant natural light
- Close proximity to several green spaces, multifunctional trail and bike paths

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Jonxion Espace d'affaires



Competitive rental rates



LEED-certified buildings



Abundant light and exceptional views



Modern and comfortable spaces



Indoor and outdoor parking



Fibre optic connectivity



Gardens and multifunctional trails



Office space for lease

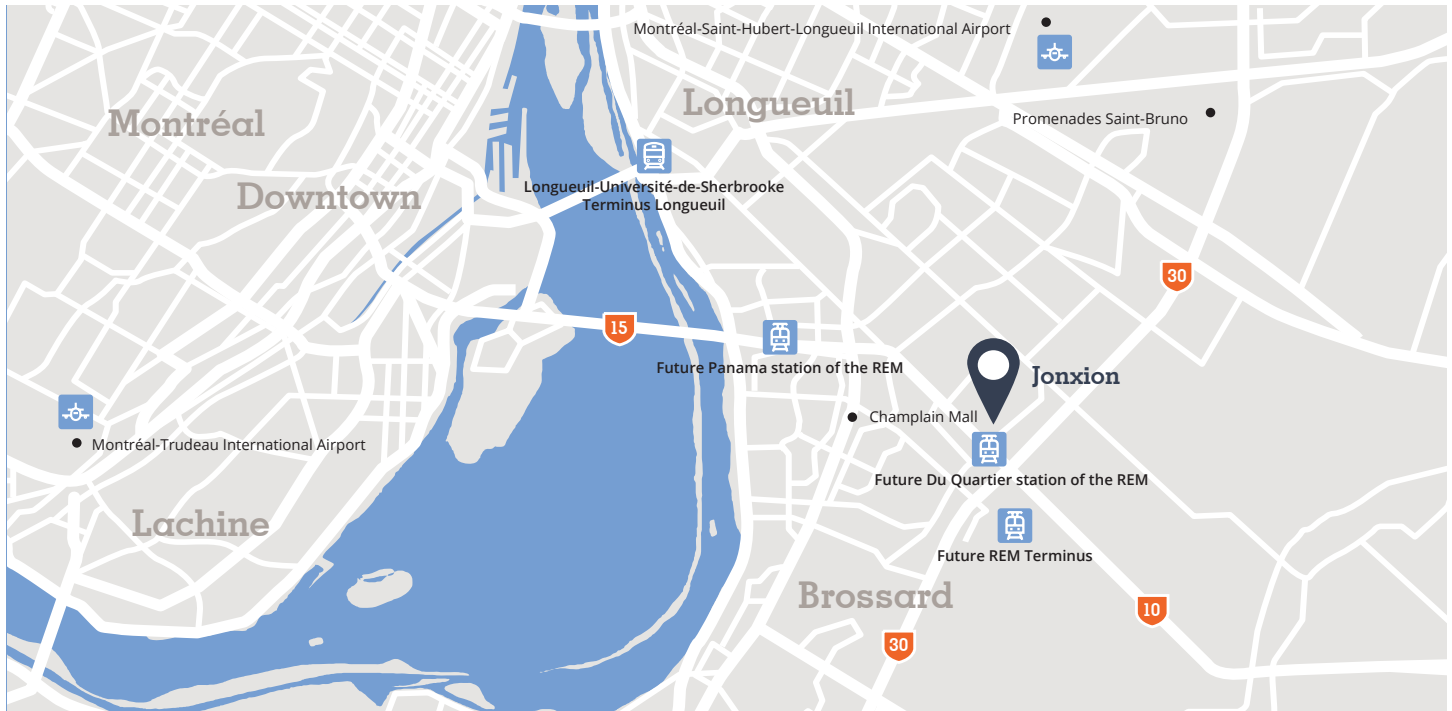
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Location

- Important commercial hub on the South Shore, strategically located at the intersection of Highways 10 and 30, offering excellent accessibility to major highways and unparalleled visibility.
- A 3-minute walk from the future Du Quartier station of the Réseau express métropolitain (REM), which will connect Jonxion to Downtown Montréal in 16 minutes.
- High concentration of services and amenities in the immediate vicinity of the complex, with great accessibility thanks to the new Du Quartier overpass.
- Located in proximity to several green spaces and parks, as well as the Brossard multifunctional trail.



Line 132 stop at the door (Terminus Panama), 15-minute walk to Terminus Chevrier



Longueuil-Université-de-Sherbrooke metro station (21/121)



Proximity to the future Du Quartier station of the REM (delivery in 2021)



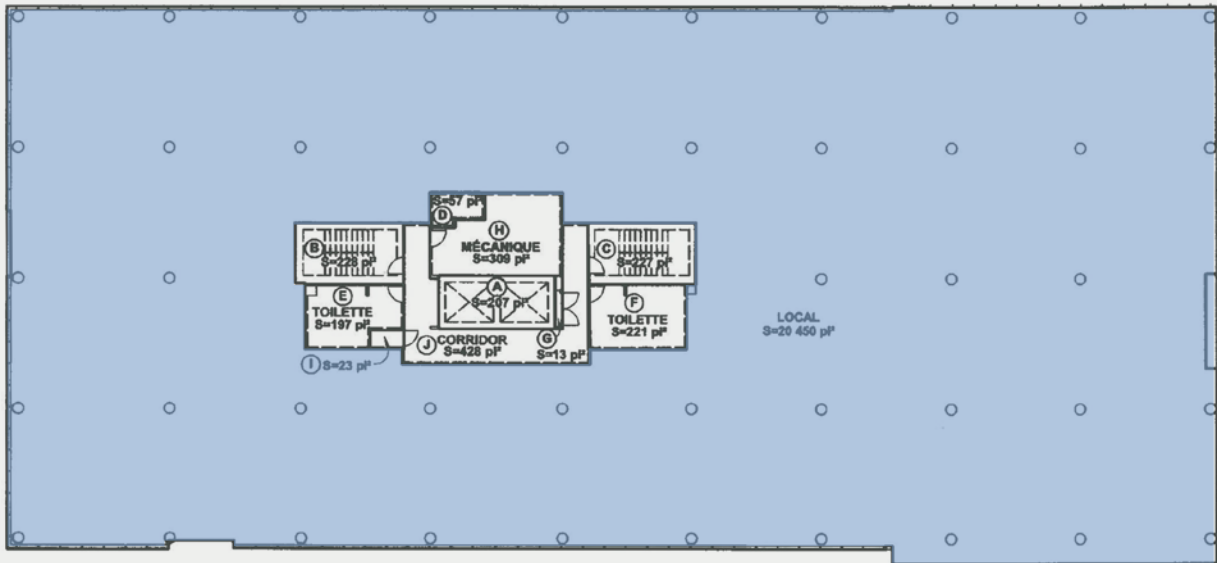
10-minute drive from Montréal-Saint-Hubert-Longueuil Airport



15-minute drive from Downtown via major highways



Several major shopping complexes nearby



Want to plan a tour? Contact us for more information.

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