

COMING
SOON

MONDEV

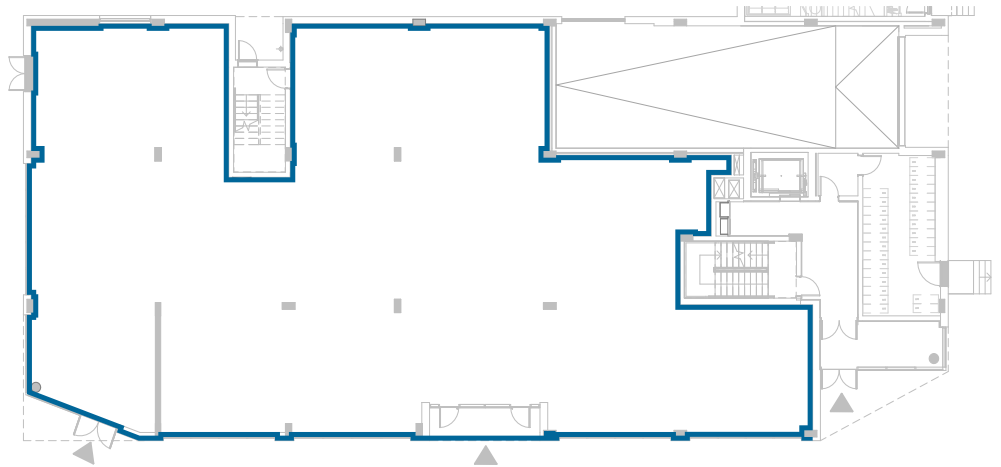
New development
RETAIL SPACES
for lease

1752 Notre-Dame St.

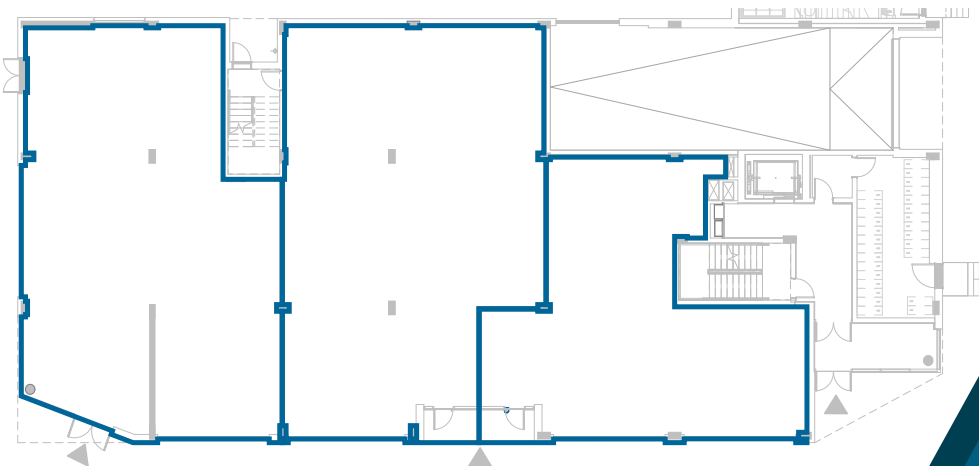


A new retail destination in the heart of Lachine, located across from the Lachine Market and steps from the waterfront.

Up to
6,000 sq. ft.



Units starting at
1,200 sq. ft.



This newly constructed development offers vented, divisible retail space designed for flexibility, visibility, and growth.



PROPERTY FEATURES:

- ▶ Prime corner retail spaces in a new residential complex
- ▶ Located in the heart of Lachine
- ▶ Directly facing the Lachine Market
- ▶ Possibility of ventilation
- ▶ 15' ceiling heights
- ▶ Steps from the St. Lawrence River and waterfront pathways
- ▶ Vibrant area surrounded by residents, parks, and schools
- ▶ Strong connectivity with quick access to Highway 20 and Mercier Bridge

DEMOGRAPHICS

WITHIN 2KM



Daytime
Population
40,000



53% University
Educated



Average
Household Income
\$75,000



Daytime
Employees
8,000



Median
Age
41



Traffic Volume
143,000
Highway 20



Marital
Status
40% Married



FLOOR PLANS

PROPERTY DETAILS

FINANCIAL INFORMATION

LOCATION

LEASE TERM

5 years +

NET RENT

Starting at
\$35.00/sq.ft.

ADDITIONAL

RENT 2027 EST.
\$10.00/sq.ft.

ELECTRICITY

Metered

AVAILABILITY

Summer 2027



Place your business in a strategic location where community, visibility, and opportunity meet. Benefit from unmatched exposure in a lively, residential-driven environment.



Food & Beverage

- 1 Nonnina
- 2 Il Fornetto
- 3 El Meson
- 4 Comptoir St-Jo
- 5 Monsieur Mi
- 6 L'Oeufrier
- 7 Tim Hortons
- 8 McDonalds

Services

- 9 RONA
- 10 Metro grocery store
- 11 IGA
- 12 Jean Coutu
- 13 Scotia Bank
- 14 SAQ
- 15 Mondou
- 16 Dollarama

Transit

-  **Bus**
195, 496
-  **Station Du Canal**
5-minute drive
-  **Bixi**
1 minute

-  **Lachine Hospital**
8 minutes

-  **Piscine du park LaSalle:** 10-min walk
- René-Levesque park:** 5-min bike ride
- Lachine Canal:** 5-min bike ride
- Sainte-Anne College:** 9-min walk



Walk score: 96

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