

OBERFELD SNOWCAP

FOR LEASE ↘

8480 St-Laurent Montréal, QC

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Overview

SQUARE FOOTAGE

Second floor : 1,565 SF - 2,537 SF Basement : 10,205 SF

ADDRESS

8480 St-Laurent, Montréal, QC

AVAILABILITY

Immediate

NET RENT

Ask listing brokers

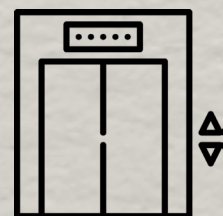
ADDITIONNAL RENT

\$11 PSF

RAMP FOR
DELIVERIES



ELEVATOR



KITCHEN / CAFETERIA
IN BASEMENT



BUSY AREA ON
ST-LAURENT BOUL



**OBERFELD
SNOWCAP**

Area Demographics

RADIUS : 3KM

2024 Population
218,289

Total Households
102,506

2024 Daytime Population
227,457

Average Household
Income
CA\$101,318

Median Age
36.8

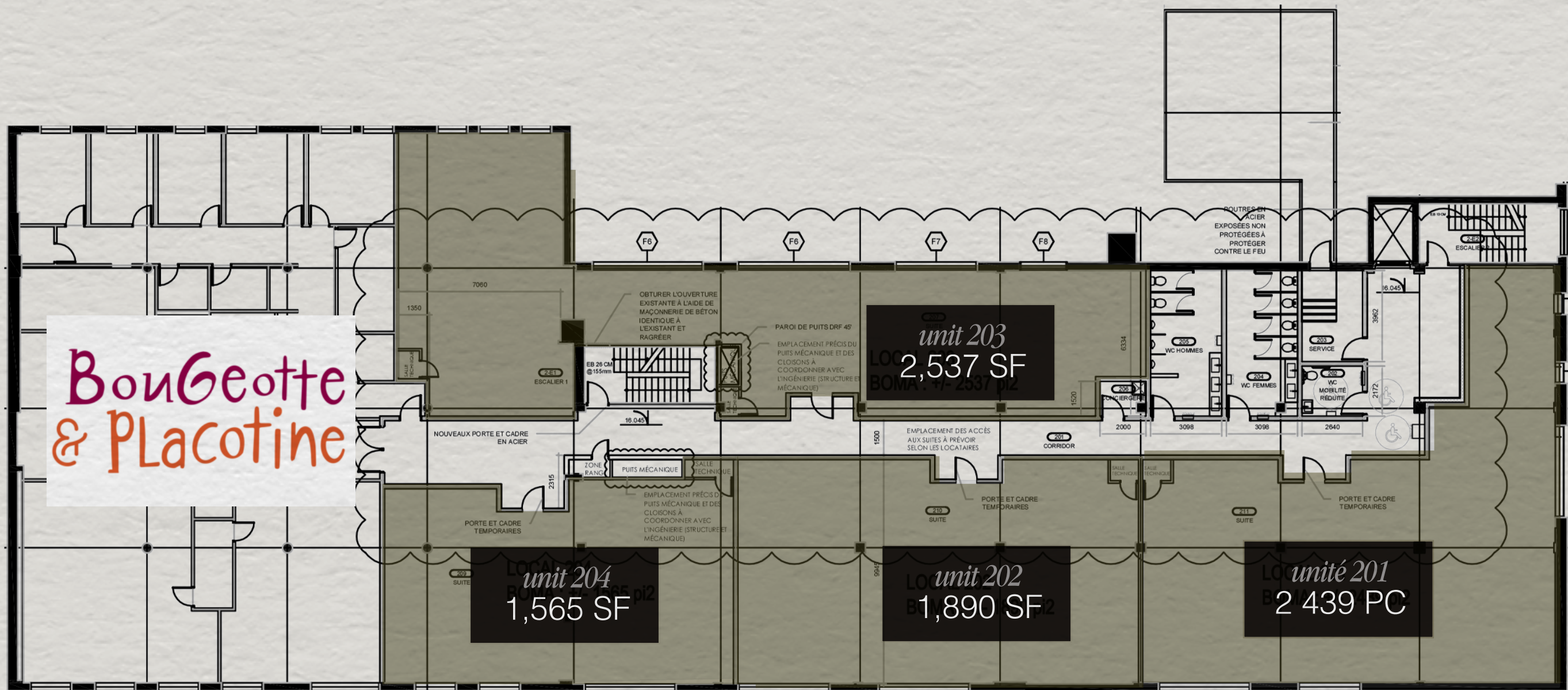
Average Household
Expenditure
CA\$88,200



Key Facts

Demographic Data Source: Environics (2024)

Plan - Second Floor



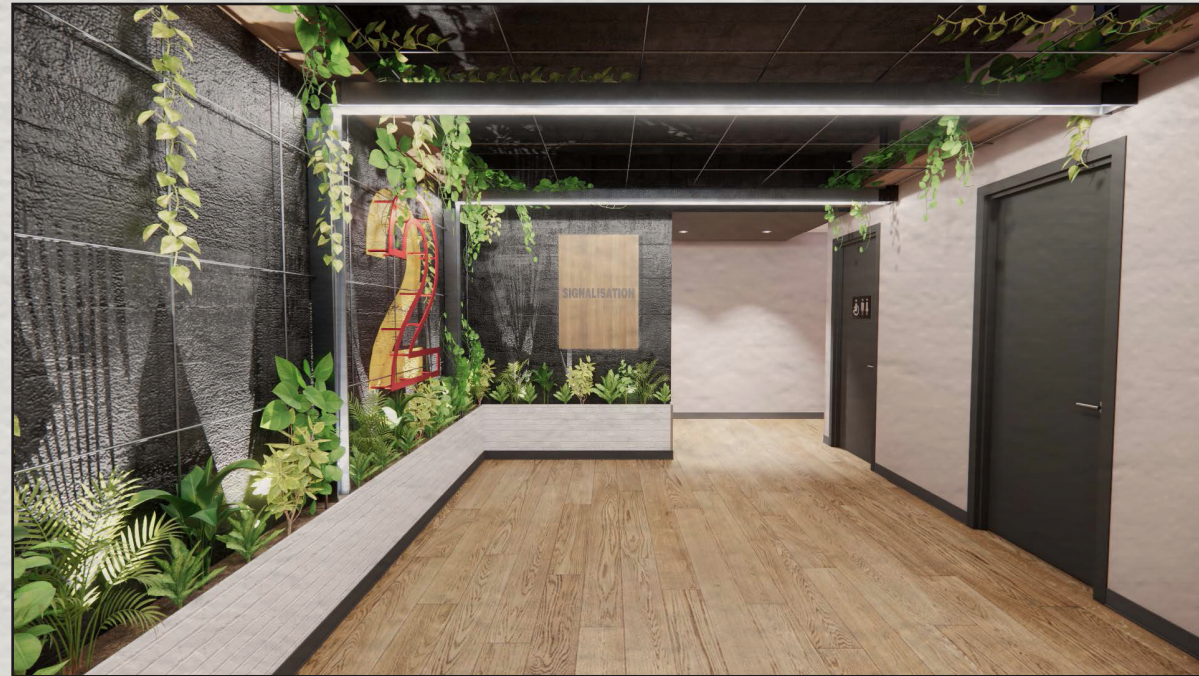
Plan - Basement



Retailer Map



Rendering - Common Space



Conceptual rendering of the space for discussion purposes only. Subject to change.

www.oberfeldsnowcap.com

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