

Sommaire - Summary

Last Web Update: 2019-02-14

Adresse: 4960 des Grandes Prairies
 Address:
 Quartier: St-Léonard
 District:
 Rue transversale: Viau
 Crossroad:
 Superficie minimum: 17,017 pi² / ft²
 Minimum Area
 Superficie maximum: 28,282 pi² / ft²
 Maximum Area:

À vendre: For Sale
 À louer: For Lease
 Sous-location: Sublease:



Spécifications - Specifications

Hauteur libre: 18.5' Disponibilité: 30 jours/days
 Clear Height: Availability:
 Quais d'expédition: 9 Année de const.: 1971
 Truck Level Doors: Year of Const.:
 Portes niveau sol: 0 Stationnement: 30
 Drive-in Doors: Parking:

Amps Volts Climatisation
 Office - AC
 Entrée électrique: 800 600 Gicleurs
 Electrical Entry: 0 0 Sprinklers

Chauffage - Entrepôt: Aerotherme-gaz / Suspended-Gas
 Warehouse Heating

Chauffage - Bureaux: Plinthe Elec/Elec Air Chaud
 Office Heating

Genre de bâtiment: Multi-locatif / Multi-Tenant
 Building Type:

Type d'espace: Détaché / Detached
 Premises Type:

Dimensions: 235.6' X 120. Colonnes: 23.8' X 23.5'
 Dimensions: Column Spans:

Superficie de terrain: 61,809 pi² / ft² (252' x 245')
 Land Area:

Zonage: I08-07, C1, C2, C3 & C4, I1
 Zoning:

Description légale: 1000707
 Legal Description:

IMMEUBLE MULTI-LOCATAIRES ayant façade sur boul. des Grandes Prairies angle Viau, dans cœur du parc industriel de Saint-Léonard, à proximité du boul. PIE IX. Aire d'expédition pratique et beaucoup de stationnement. Taux de location basé sur une location de la totalité des espaces. //

MULTI-TENANT PROPERTY located along Blvd. des Grandes Prairies at the corner of Viau . In the heart of Saint-Léonard's Industrial Park and in proximity to Blvd. PIE IX. Excellent shipping area and ample parking. Lease rate based on entire premises being leased.

Détails des lieux - Area Breakdown

Superficies: Area Breakdown:	Bureaux Office	Entrepôt Warehouse	Total
RDC / Ground:	2,850	25,432	28,282
Mezzanine:	0	5,654	5,654
Total:	2,850	31,086	33,936

Sommaire financier - Financial Summary

Loyer au pi²: Net \$5.25
 Rental per SqFt:

Frais d'exploitation (est.): \$3.25
 Operating Expenses (est.):

Loyer mensuel:
 Monthly Rental:

Frais d'exploit. mensuels (est.):
 Monthly Operating Exp. (est.):

Loyer total mensuel:
 Total Monthly Rental:

Prix demandé: \$3,295,000.00
 Asking Price:

Prix au pi²: \$116.51
 Price Per SqFt:

Hypothèque existante
 Existing Mortgage:

Évaluation / Assessment - 2019

Terrain / Land: \$530,600.00

Bâtiment / Building: \$1,229,400.00

Total: \$1,760,000.00

Taxes foncières / Property Taxes

Municipales / Municipal: \$61,018.96

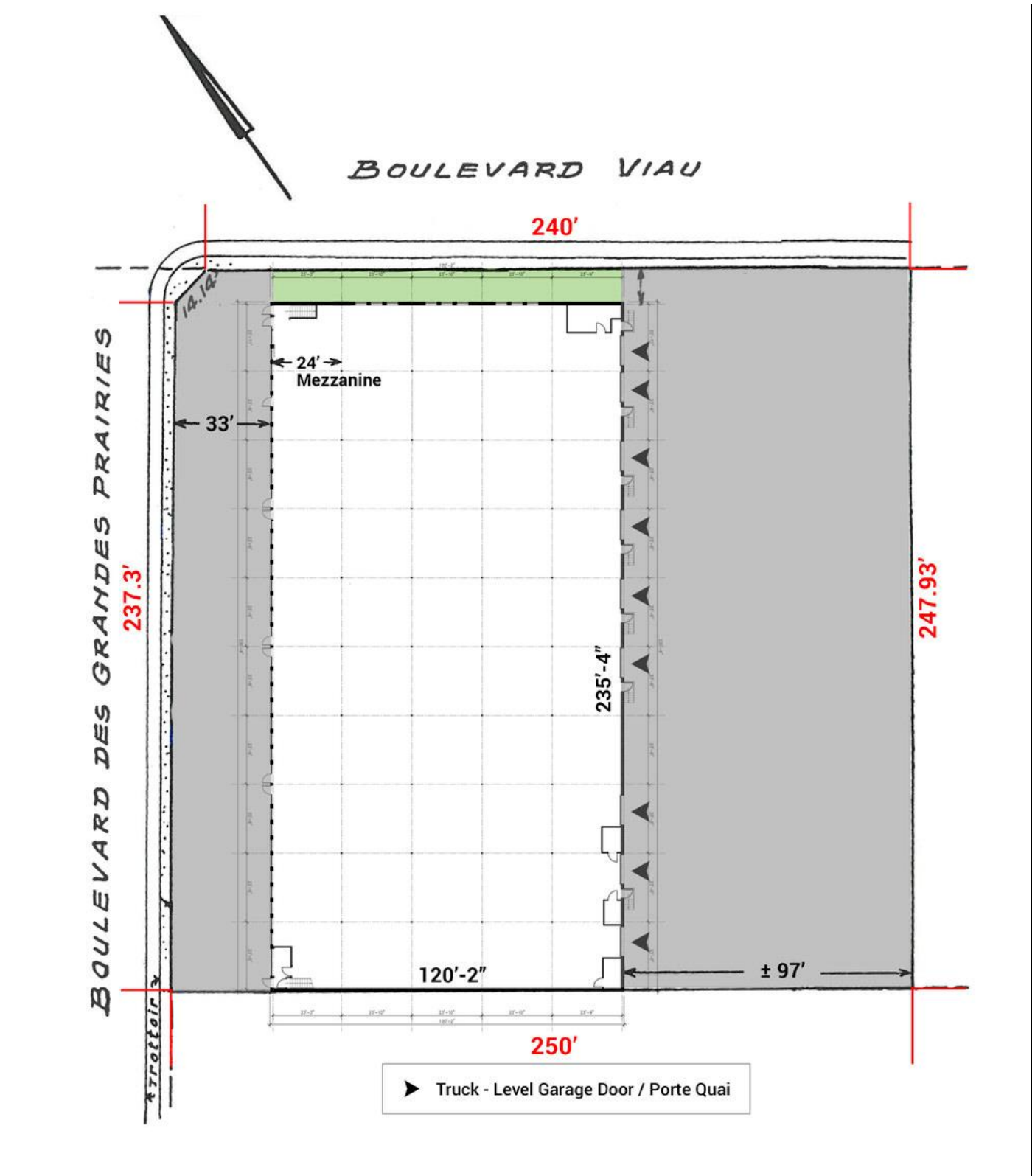
Scolaires / School: \$2,998.75

Total: \$64,017.71

Liens:
 Links:



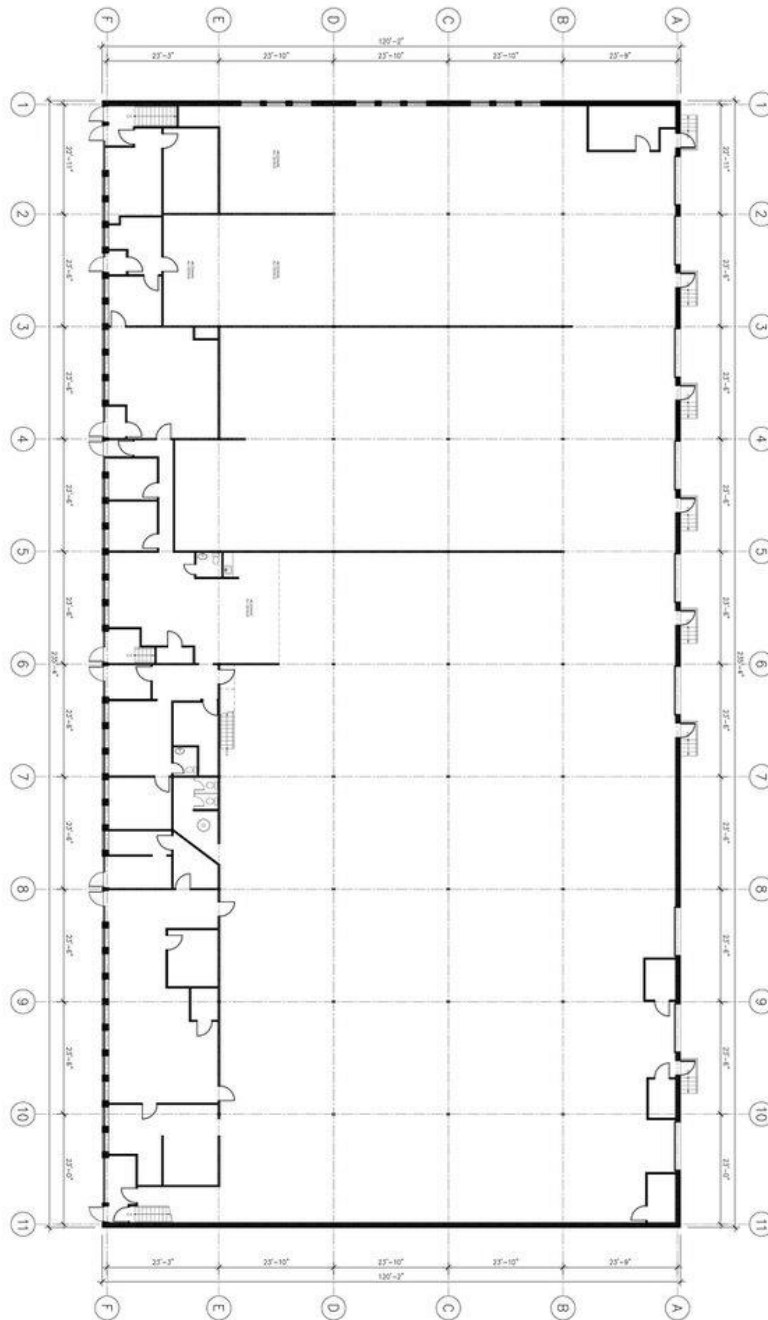
4960 des Grandes Prairies, St-Léonard



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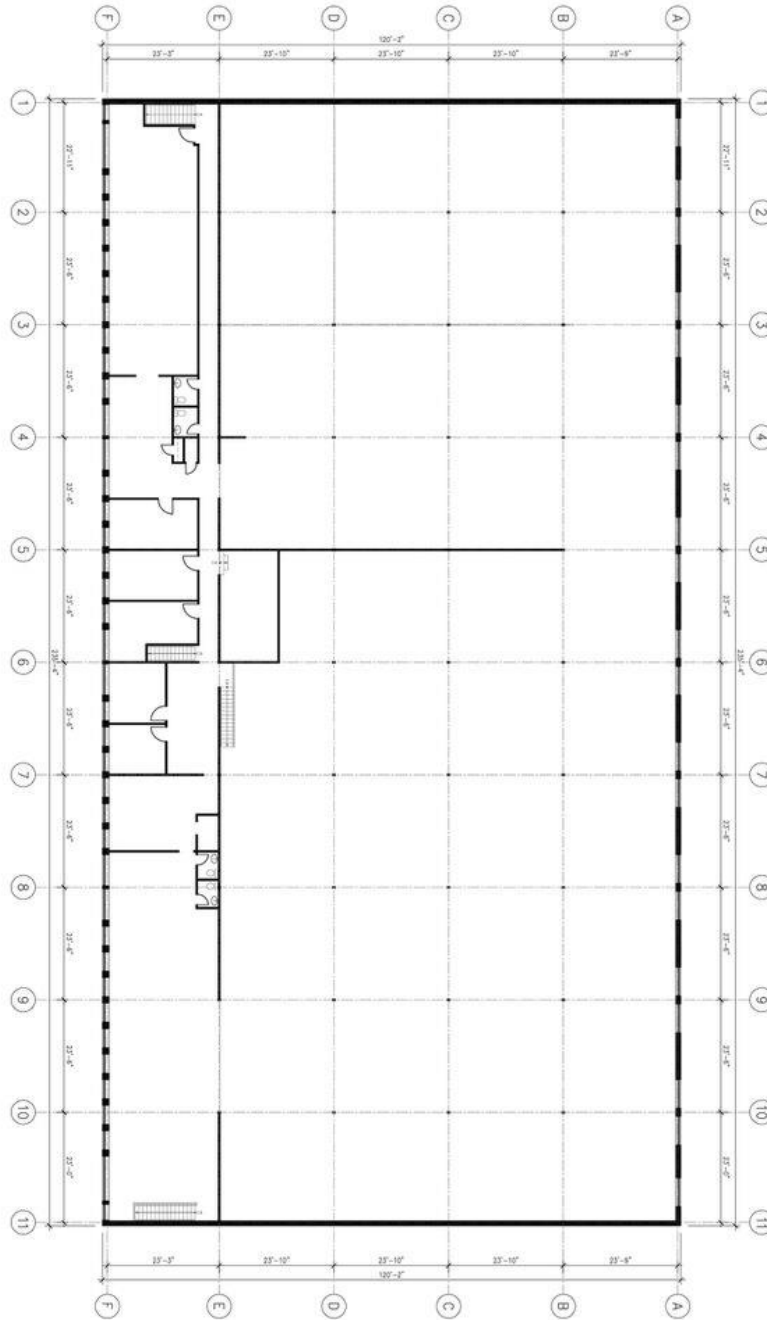
Rez-de-chaussée



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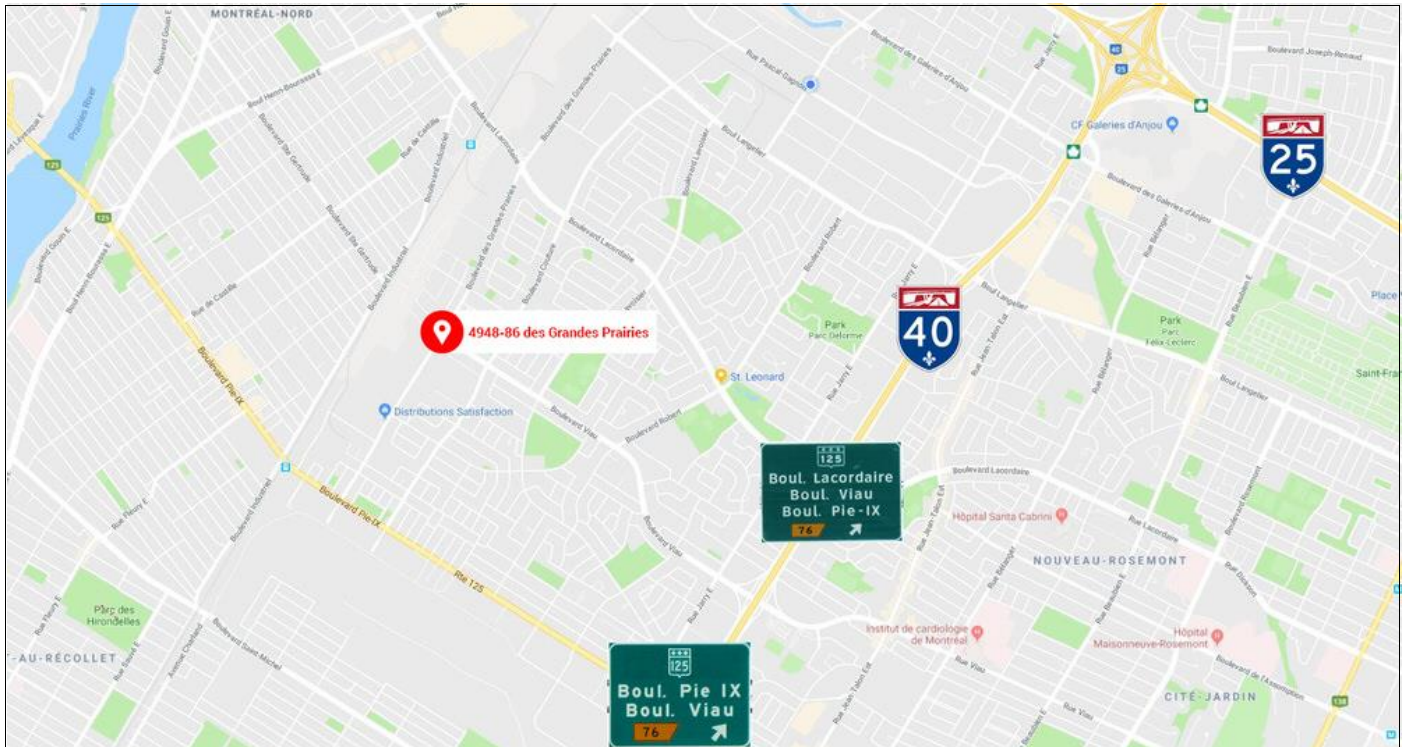
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Mezzanine



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