

Grande-Allée Boulevard, Boisbriand

Available Space

Condos Industriels Boisbriand



MONTONI



CLARIDGE

Key Features

Available Space 96,376 sq. ft.

2027

Project Delivery

28'

Warehouse Clear
Height

11

Loading Dock
Doors

9

Drive-In
Doors

172

Car Parking
Spaces

20

Electric Vehicle
Parking Spaces

This property offers spaces ranging
from 4,203 sq. ft. to 96,376 sq. ft.



A Strategic Location for Your Growth



65km

from the U.S. border and close to the Ontario market, providing strategic access to North American markets.



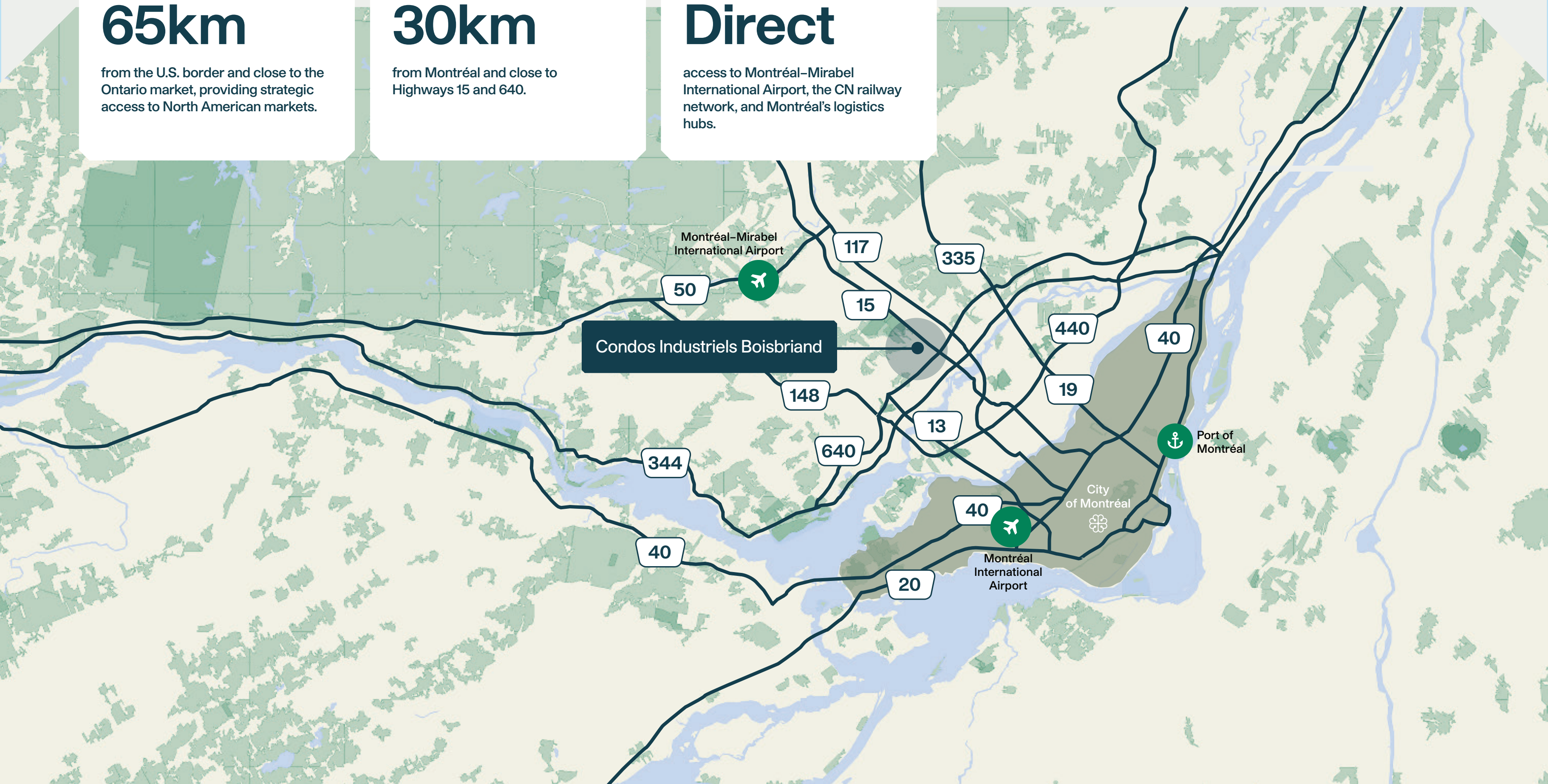
30km

from Montréal and close to Highways 15 and 640.



Direct

access to Montréal–Mirabel International Airport, the CN railway network, and Montréal's logistics hubs.



Why is Boisbriand the ideal location to grow your business?



193,298

Residents in the Area

A growing population base, up 5% since 2016, in the heart of Montréal's North Shore.



97,410

Active Workforce

A diverse workforce supporting the manufacturing, commercial, professional, and logistics sectors.



63,817\$

Median After-Tax Income

A growing Unit market with increasing purchasing power, with a 16.4% increase in median income since 2015.



+1000

Businesses

An established industrial and commercial ecosystem at the heart of a major economic hub on Montréal's North Shore, with access to highway and rail

Purchase Your Industrial Condo Today

Turn Your Building into a Growth Driver



Gain

Control. Adapt Your Space to Your Needs.



Create

Value. Benefit from Your Asset's Appreciation.



Invest

in Your Business. Turn Your Payments into Equity.



Stabilize

Your Costs. Protect Yourself from Rent Increases.



A Space Designed for Your Operations



11

Total Loading Dock Doors for the Building



172

Car Parking Spaces

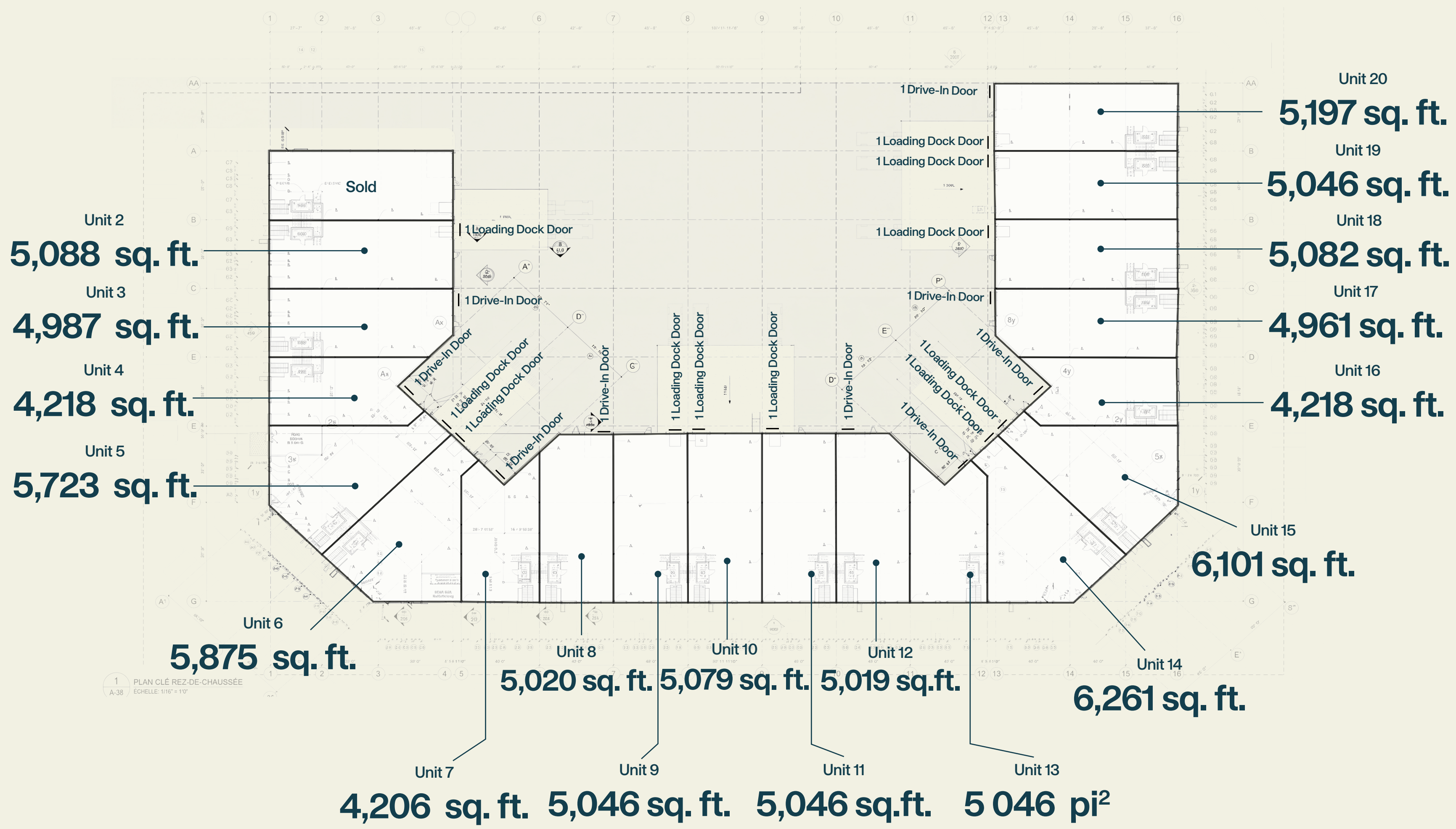


9

Drive-In Doors



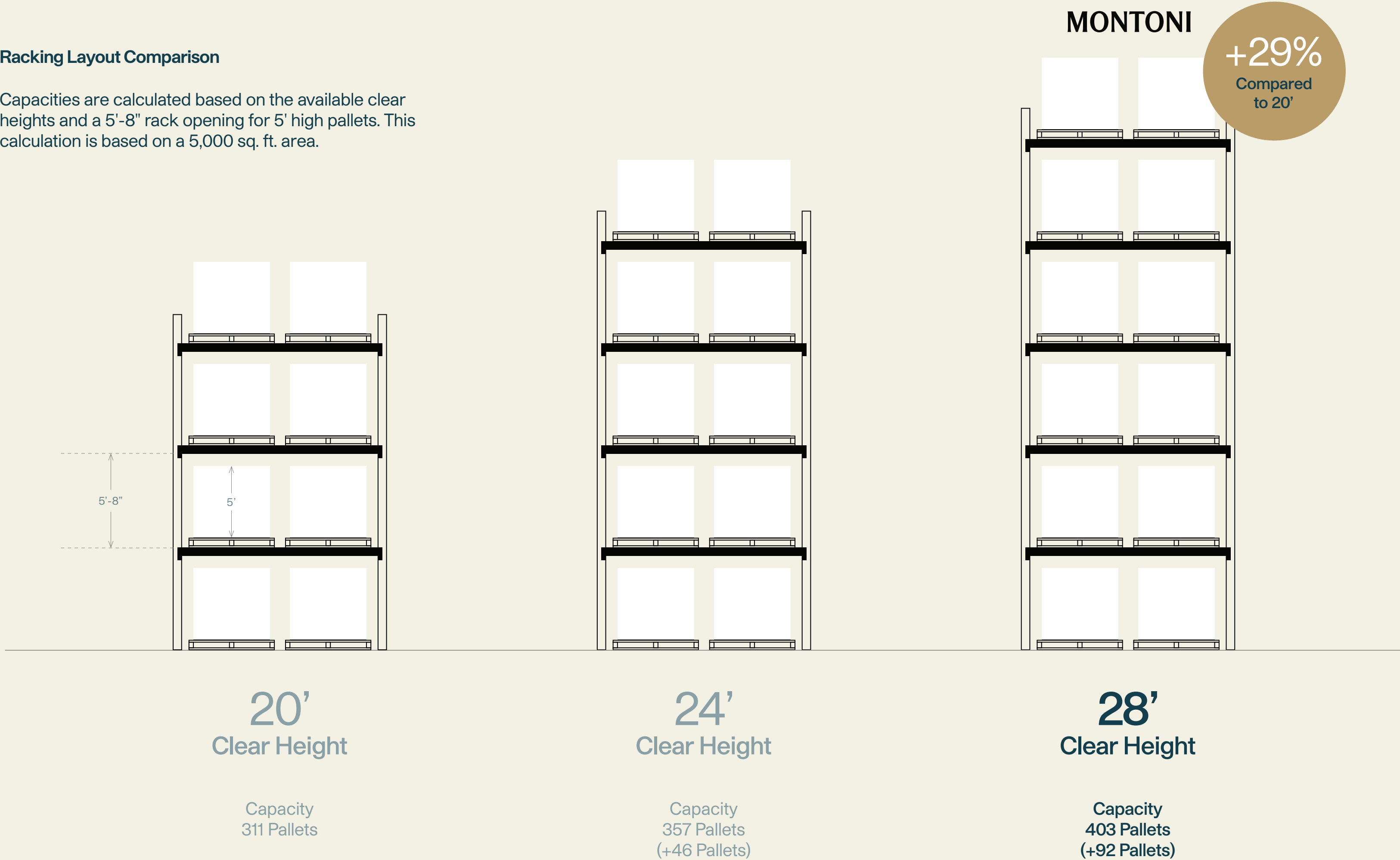
Building Features and Floor Plan



Optimized Height, Maximized Space

Racking Layout Comparison

Capacities are calculated based on the available clear heights and a 5'-8" rack opening for 5' high pallets. This calculation is based on a 5,000 sq. ft. area.



Industrial Projects Combining Profitability and Sustainability



15%

Energy Savings



30%

Reduced Potable Water Consumption



Green

Spaces for Employees



Improved

Productivity Through Natural Light and Outdoor Views

Condos Industriels Boisbriand

Discover a Space Designed to Support Your Business Growth



Contact us



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