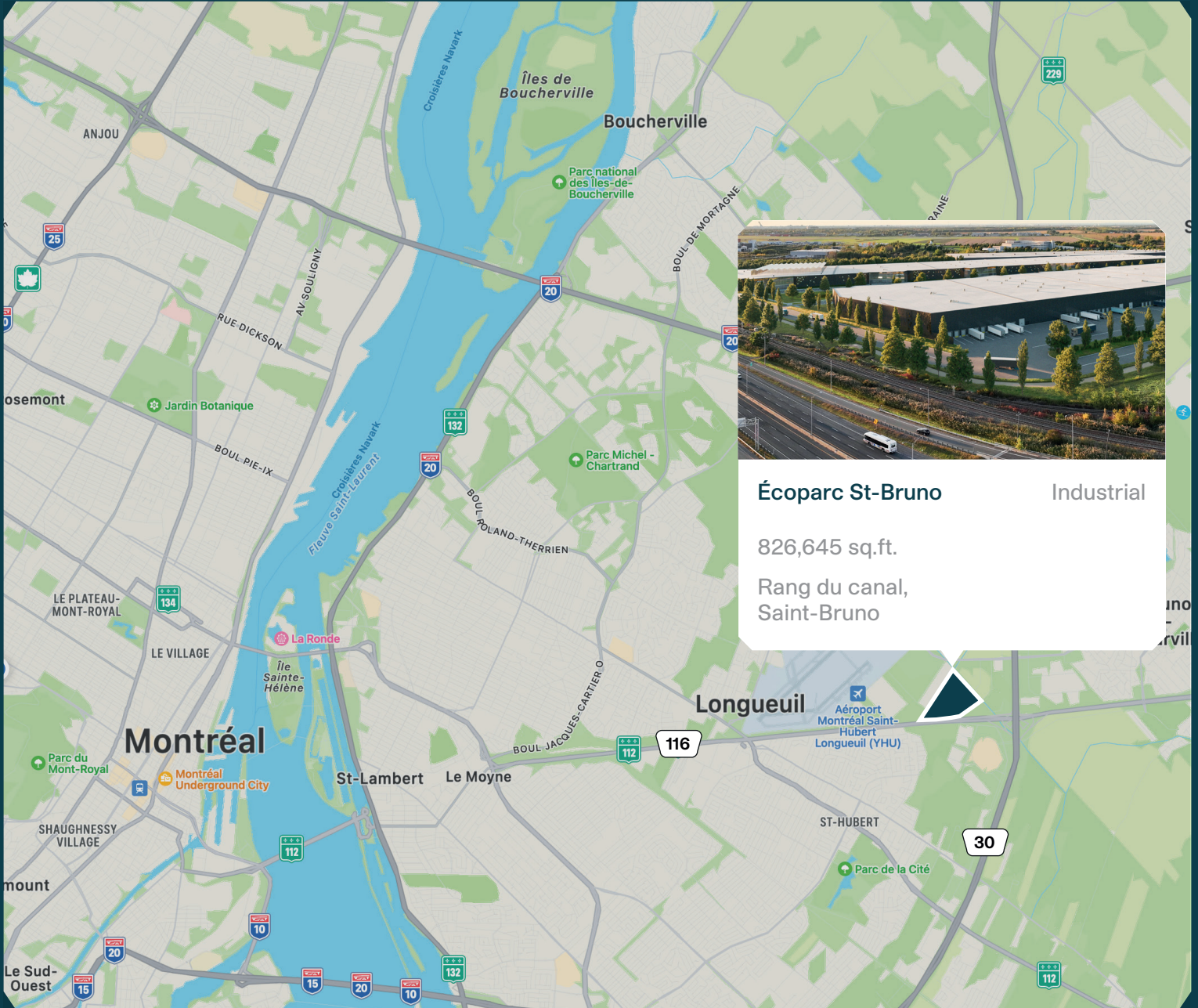


Écoparc Saint-Bruno





Écoparc St-Bruno Industrial

826,645 sq.ft.

Rang du canal,
Saint-Bruno



LAND

Total area - 4,275,386 sq. ft.

BUILDINGS AVAILABLE SPACES

- A** BUILDING A 233,136 sq. ft.
- B** BUILDING B 593,509 sq. ft.

ACCESS

Rang du canal, Saint-Bruno
Easy access to highway 116, 30

Neighborhood Map



NEIGHBORHOOD

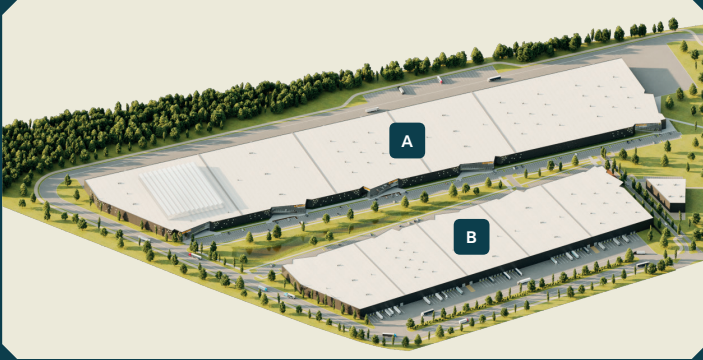
- 01 St-Hubert Airport
- 02 Train station
- 03 Business park
- 04 Promenades Saint-Bruno
- 05 Amazon
- 06 Molson Coors
- 07 Wiptec

Neighborhood Map



AVAILABLE SPACES

- A** Building A 233,136 sq.ft.
- B** Building B 593,509 sq.ft.



AVAILABLE SPACES

- A BUILDING A 233,136 sq.ft.
- B BUILDING B 593,509 sq.ft.

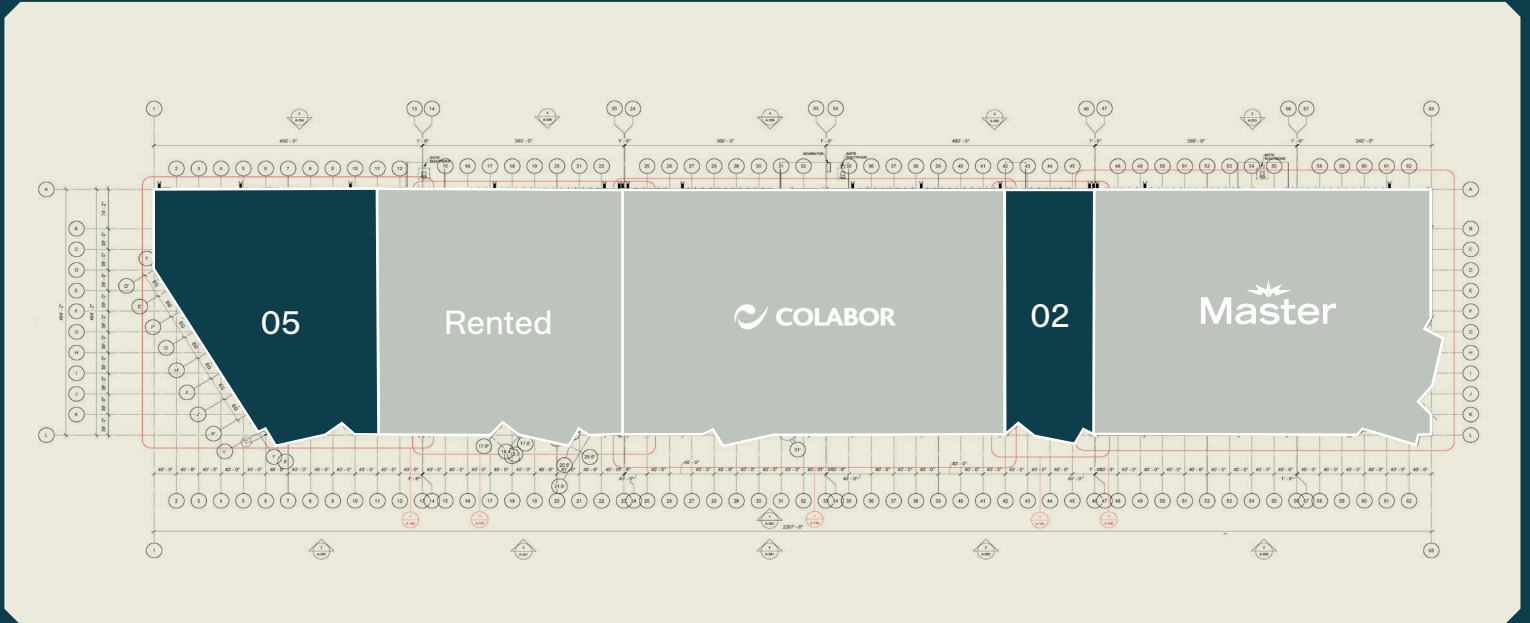


02 - 75,000sq. ft.

05 - 158,136 sq. ft.

03 - 593,509 sq. ft.

Building A Ground floor plan

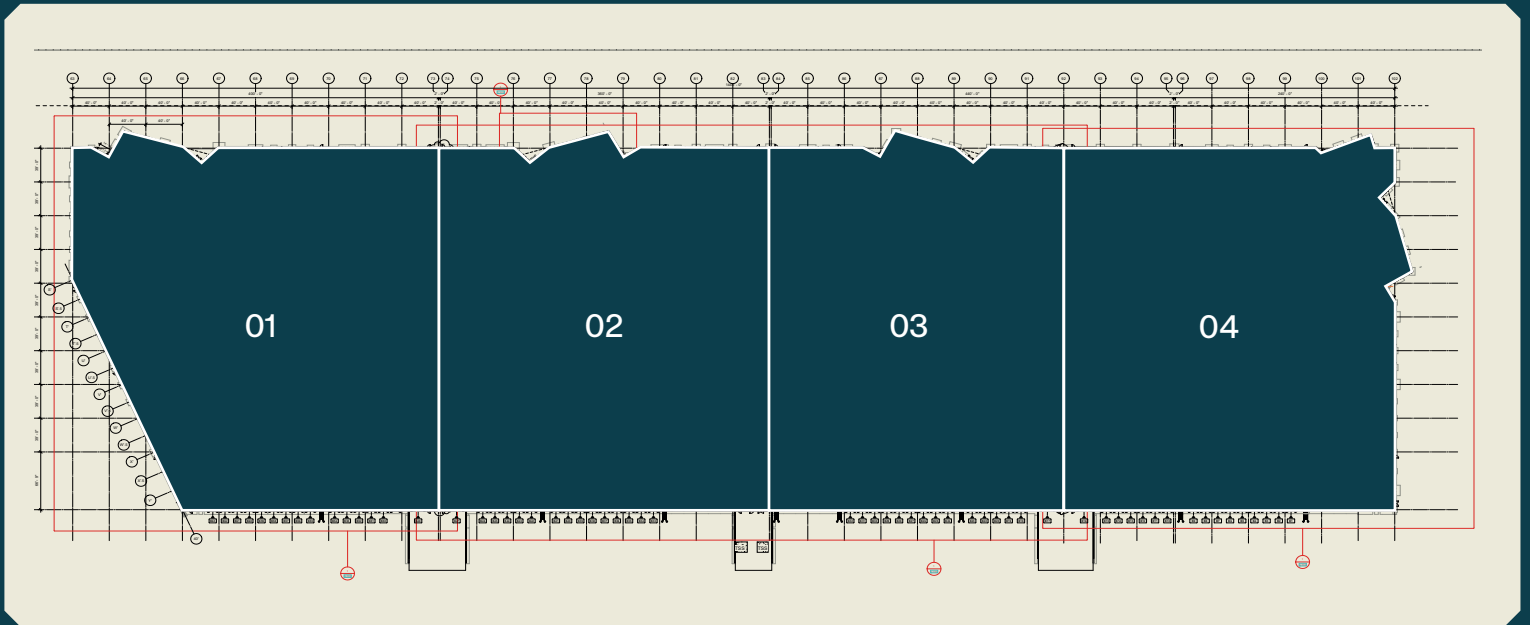


02 - 75,000 sq. ft.

05 - 158,136 sq. ft.

Building B

Ground floor plan



01
150,134 sq. ft.

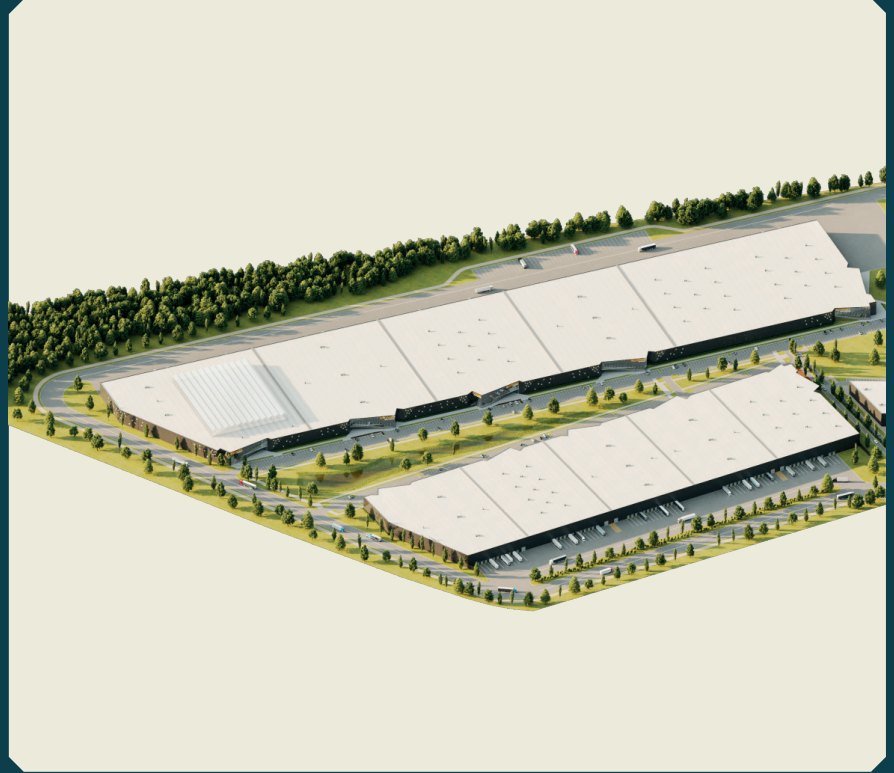
02
142,906 sq. ft.

03
149,897 sq. ft.

04
150,572 sq. ft.

Photos





Certifications aimed

Relevant Information



Gold LEED

(Leadership in Energy and Environmental Design) is a rating system recognized in 150 countries and is designed to leave a legacy of high-quality, environmentally friendly buildings with a reduced impact on the environment.



Net Zero Carbon Certification

A made-in-Canada solution. Aimed at decarbonizing all buildings in Canada, Zero-Carbon Building (ZCB) standards apply to all industrial, commercial and residential buildings in the country.

- Year of construction : 2023
- Delivery of building A : Q1 2024
- Delivery of building B : Q3 2024
- Number of potential spaces:
Building A : 5
Building B : 4
- Total building area : 1,657,508 sq. ft.
Available space building A : 233,136 sq. ft.
Available space building B : 593,509 sq. ft.
- 8" structural slab in warehouse
- Garage doors "Drive-in" :
Building A : Total of Five (5) doors
Dim : 14'-0" x14'-0"
Building B : Total of Four (4) doors
Dim : 14'-0" x14'-0"
- Building A bay sizes - 40' x 39'
- Building B bay sizes - 40' x 36'
- Loading dock doors :
Building A : Total of Ninety-five (95) doors
Dim : 9' x 11'3"
Building B: Total of Sixty (60) doors
Dim : 9' x 11'3"
- Galvanised vertical hydraulic dock levelers
Capacity: 40,000 lbs.
- Clear Height - Warehouse: 40 ft
- Fire protection - ESFR sprinkler system
- Electrical entry to building:
Building A : 10,000 A
Building B : 5,000 A
- Warehouse lighting - LED producing 300lux

MONTONI

For any questions related to this
presentation, please contact:
abouchard@groupemontoni.com