

# For Lease

54,356 SF Industrial Building

- In proximity all services including restaurants & shopping along Mount-Royal Avenue
- Close to public transportation (Bus 94 to Frontenac metro station in under 10 minutes)



4670

À Louer  
+1 514 849 8849  
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4670 D'IBERVILLE STREET  
Plateau Mont-Royal, QC H2H 2M2



# Property Details

TOTAL BUILDING AREA

**54,356 SF (INDUSTRIAL & OFFICE)**

LAND AREA

**70,620 SF**

LOT NUMBERS

**1 585 834, 1 591 796**

FREIGHT ELEVATORS

**2**

CLEAR HEIGHT

**12' & 24'**

CONSTRUCTION YEARS

**1913, 1950 & 1970**

TRUCK-LEVEL DOORS

**11**

ELECTRICITY

**600 A / 600 V**

ZONING

**I.3(4) INDUSTRIAL & OFFICE**

PARKING

**50 SPACES**

# Financial Information

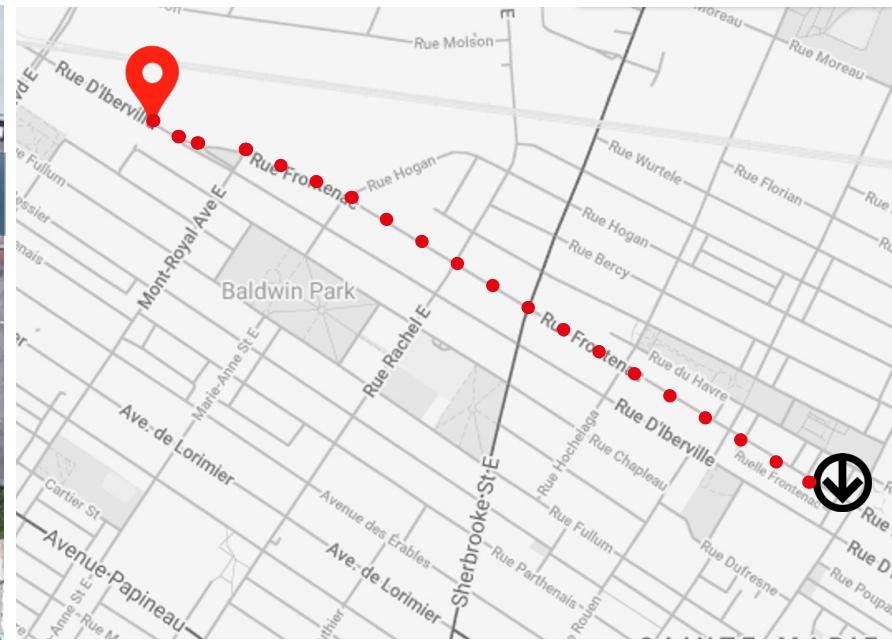
NET RENTAL RATE

Please contact us

TAXES & OPERATING EXPENSES

**\$4.09 / SF**

# Location Overview



BUS 94 TO FRONTENAC  
9 MINUTES

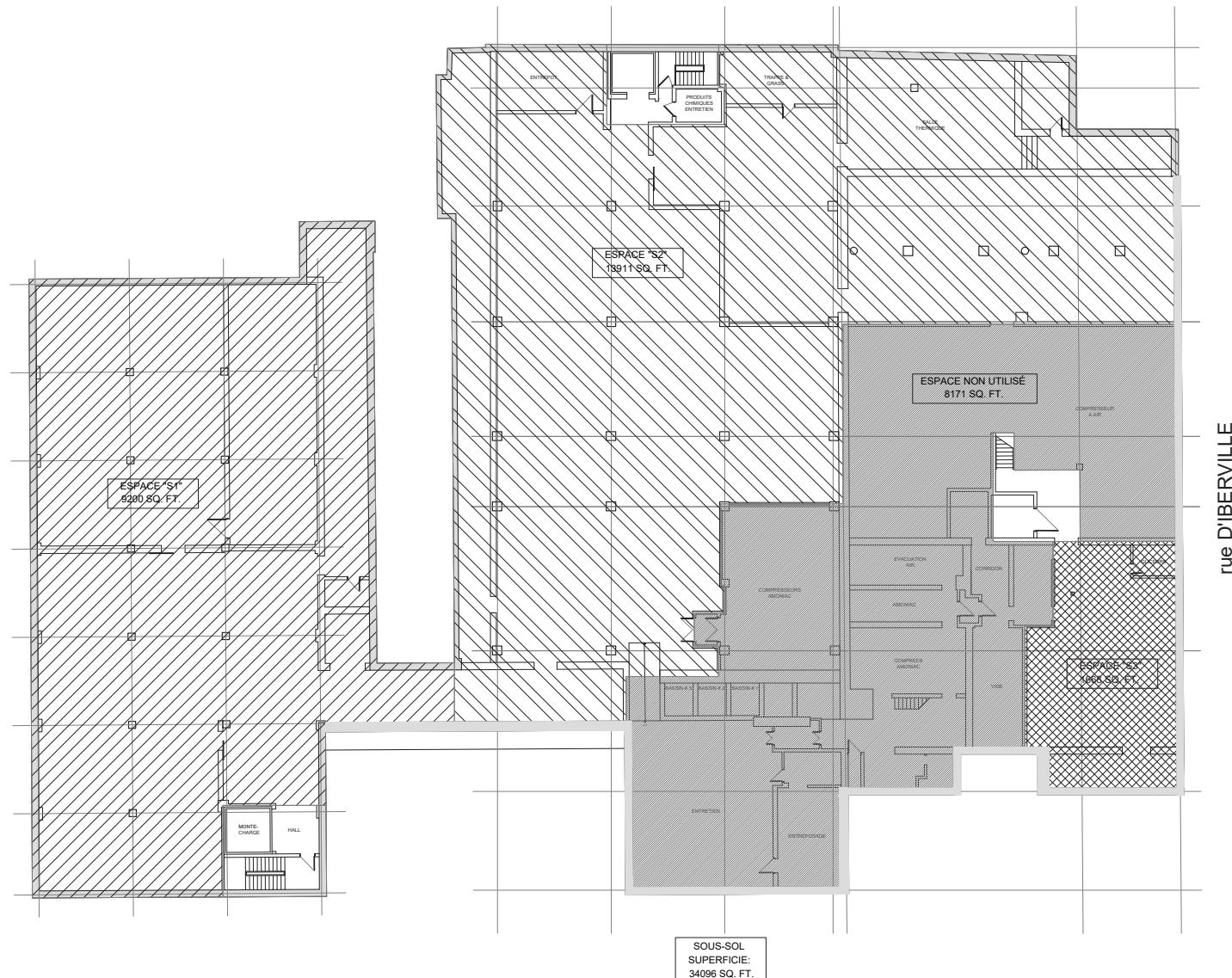
Amenities in the area



# Floor Plans

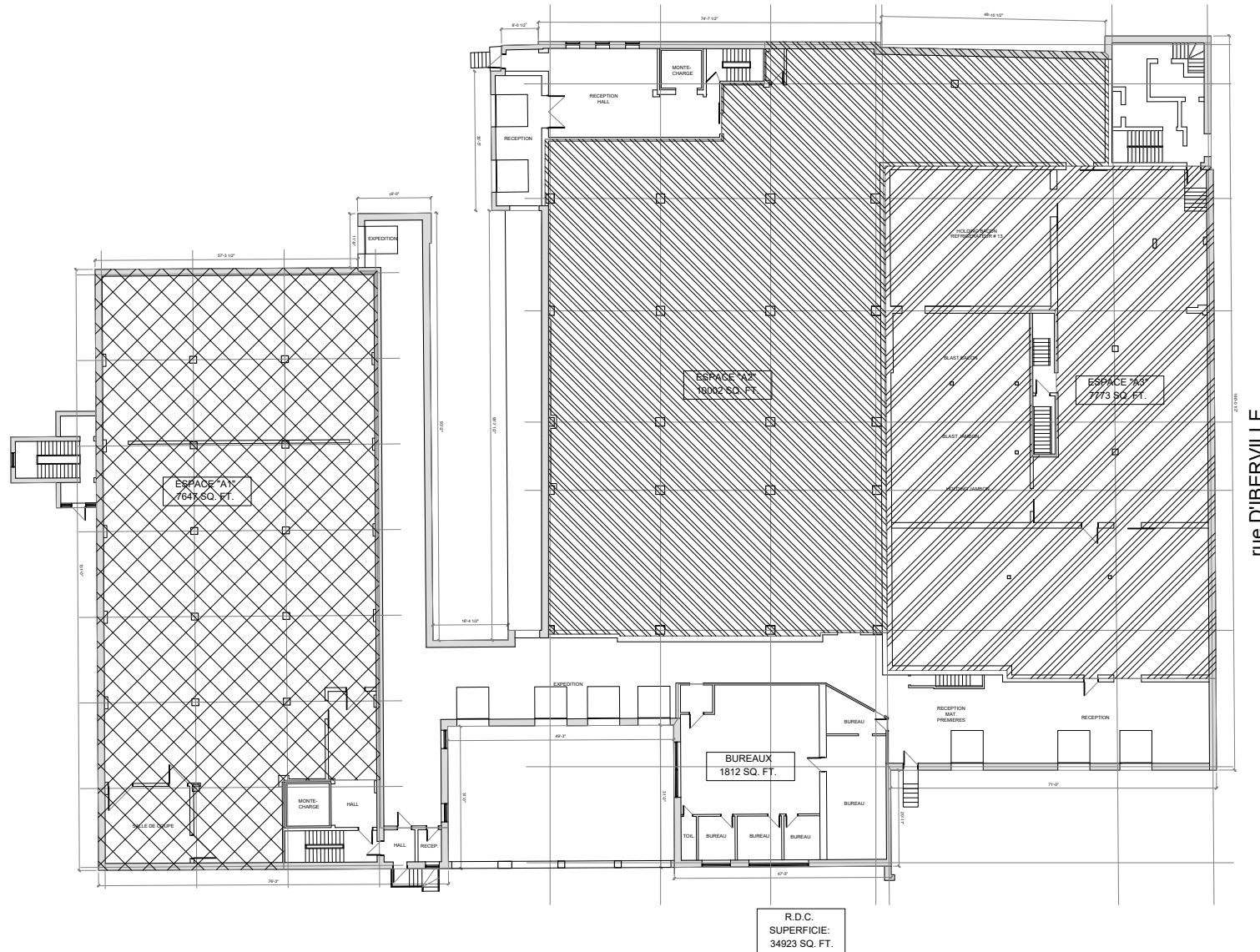
## BASEMENT

4670, D'IBERVILLE STREET, PLATEAU MONT-ROYAL (QC) | FOR LEASE



# Floor Plans

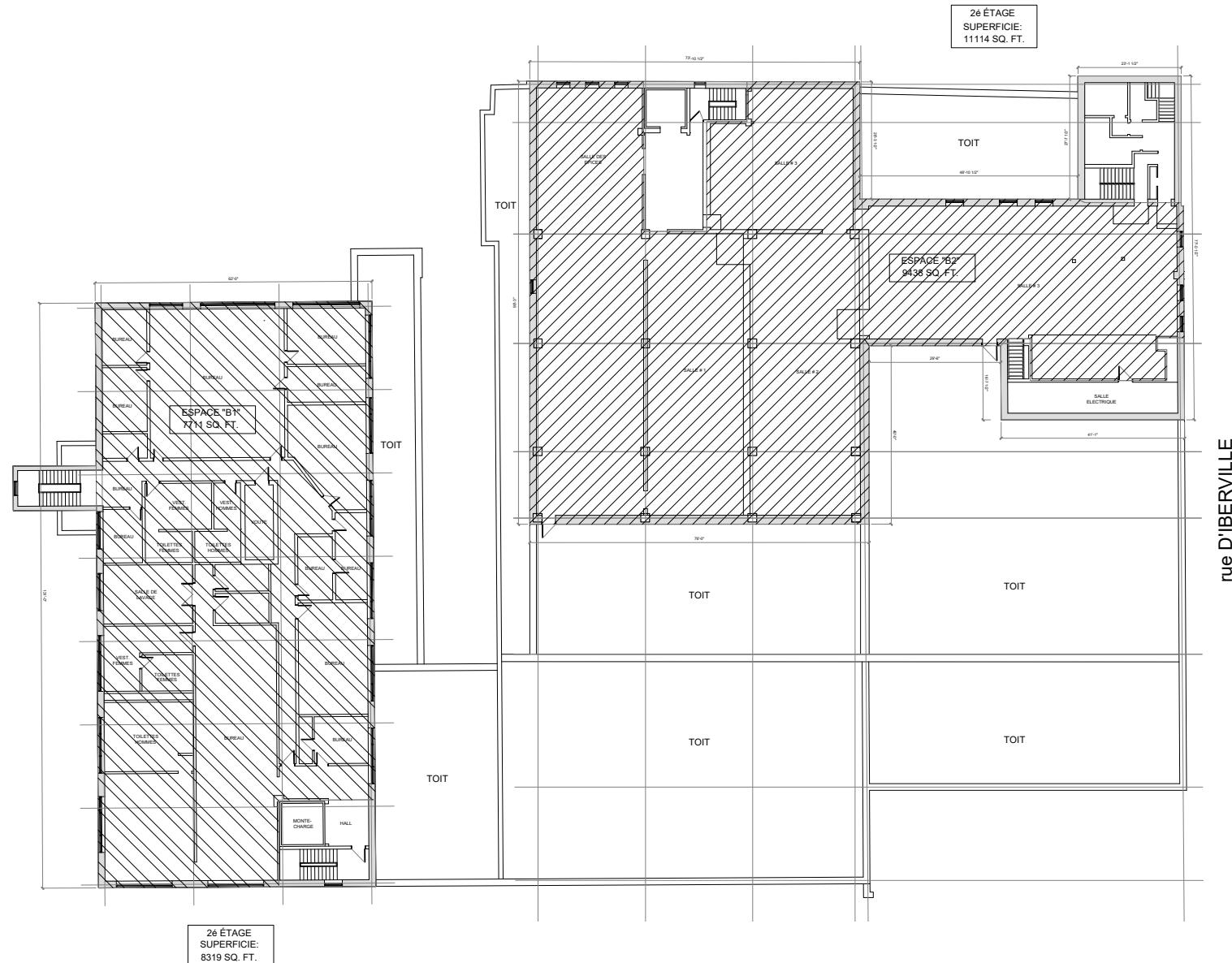
## GROUND FLOOR



# Floor Plans

## SECOND FLOOR

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# Contact



**Antoine Dumas**  
Sales Associate  
+1 514 917 7760  
[antoine.dumas@am.jll.com](mailto:antoine.dumas@am.jll.com)

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7405 route Transcanadienne, suite 360  
Saint-Laurent (Québec) H4T 1Z2