

FOR SUBLEASE



NEW AVAILABILITY DATE !

**10,127 SF
OFFICE & LAB SPACE
TECHNOPARC MONTREAL**

7150

FREDERICK-BANTING



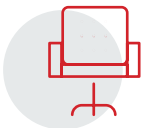
Jones Lang LaSalle Real Estate Services, Inc.

7150 FREDERICK-BANTING

Office and Lab space conveniently located near the Montreal - Pierre-Elliott-Trudeau International Airport in Montreal's prestigious Technoparc. The building has an easy access from Highway 40 and is steps from the bus stop.



HIGHLIGHTS



**PLUG & PLAY
OFFICE SPACE**



**STEPS FROM
THE BUS STOP**



**GOOD CONDITION
LAB SPACE**



**FREE
PARKING**



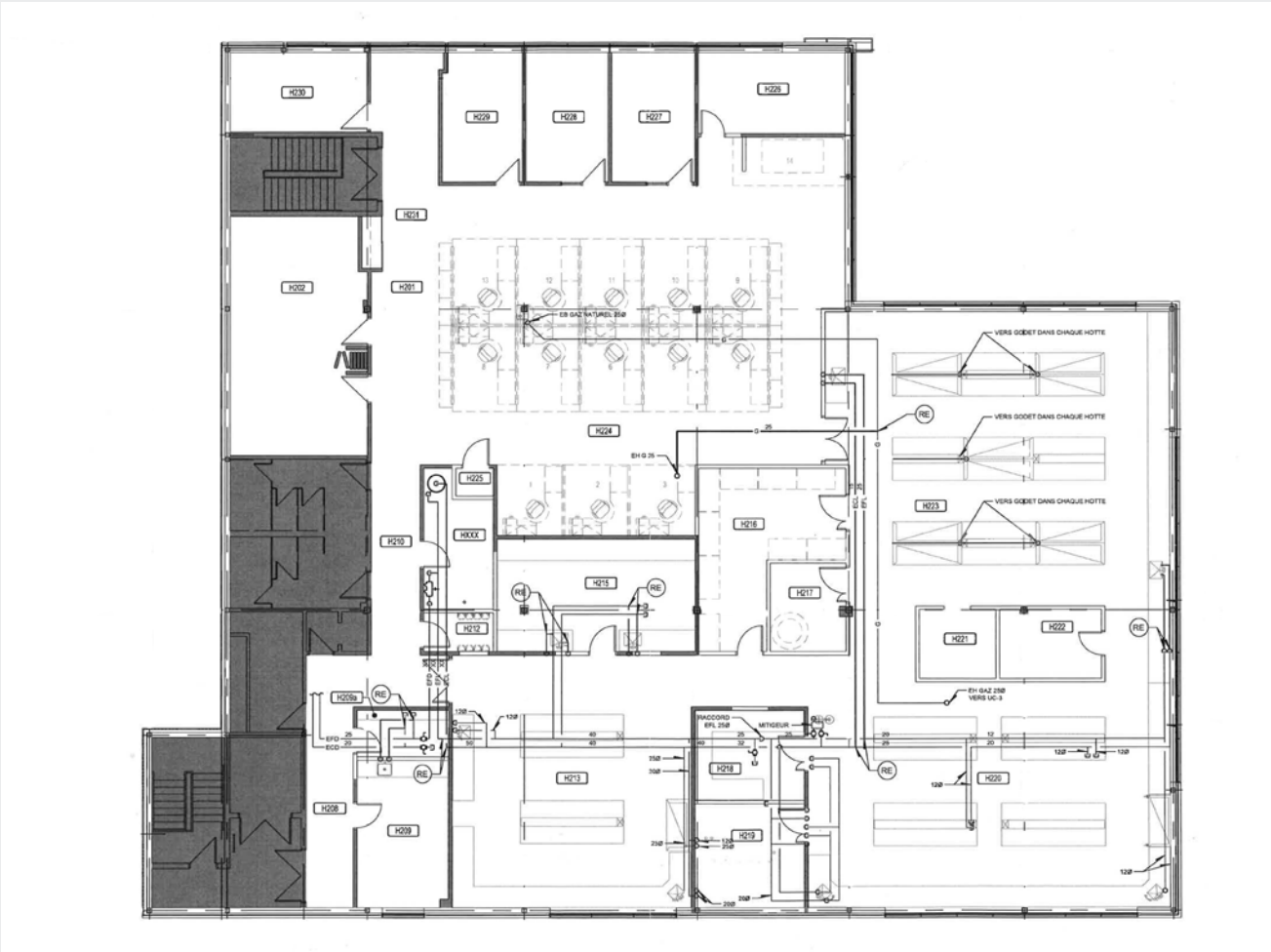


SPACE OVERVIEW

Floor:	2 nd floor - 10,127 SF
Sublease Term:	January 31 st , 2027
Availability:	June 1 st , 2024 NEW AVAILABILTY DATE !
Net Rent:	Contact Broker
Additional Rent:	\$23.54 PSF



FLOOR PLAN



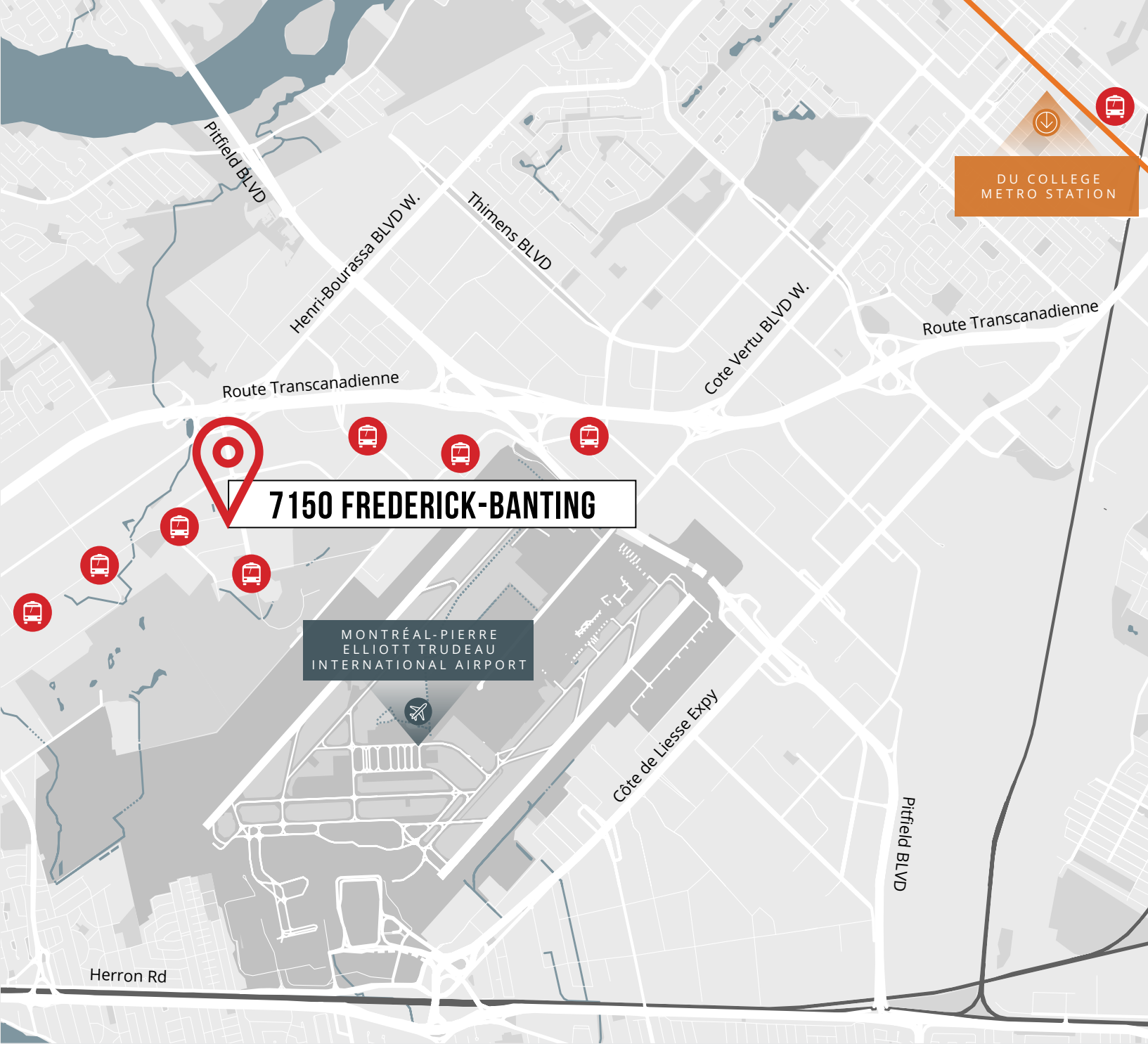
2ND FLOOR

Office Space

- 28 Workstations
- 8 Closed Offices
- 1 Large Boardroom
- 1 Closed Kitchenette
- Private Washrooms

Lab Space

- 8 Chemical Hoods
- 1 Chemical Storage Room
- 1 Freezer Room
- 8 Biology Bench Spaces
- 1 IT Server Closet



AREA ACCESSIBILITY

- METRO**
 - 1 minute walk to the bus : Du College Metro Station
- BUS**
 - 72

FOR MORE INFORMATION, PLEASE CONTACT:

Michel (Michael) Belina*

Executive Vice President

Real Estate Broker

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**Real Estate Broker acting with the business corporation Services Immobiliers*

Michel Belina Inc.

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