

# FOR SALE

430 SHERBROOKE STREET EAST, MONTRÉAL, QC



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# OPPORTUNITY OVERVIEW

This is a rare opportunity to own both a first-in-class boutique hotel business with 23 exquisitely appointed guest rooms, and the distinctive building asset behind it. Situated at the gateway to Montreal's vibrant Quartier Latin, Hotel Saint-Thomas at 430 Sherbrooke Street East seamlessly blends a preserved heritage entrance with a stunning new building completed in 2021, marrying timeless architecture with modern refinement. Guests are welcomed into a striking main lobby that exudes sophistication, complemented by an intimate high-end bar that has become a local favourite. Each guest room showcases upscale finishes, luxurious bedding, and bespoke design touches that reflect impeccable taste and comfort.

Known for its warm, attentive service and flawless guest experience, Hotel Saint-Thomas has cultivated an enviable reputation as one of Montreal's premier boutique destinations. Perfectly situated on lively Sherbrooke Street East, surrounded by fine cafés, acclaimed dining, and historic charm, it offers outstanding connectivity by metro, bus, and bicycle for seamless access to the city's cultural heart.

In a market where discerning travellers demand authenticity and quality, Hotel Saint-Thomas stands out as an elegant, revenue-generating landmark; a showcase of hospitality excellence in one of Montreal's most prized urban enclaves.





# PROPERTY OVERVIEW

Address	430 Sherbrooke St. East
Property Name	Hôtel Saint-Thomas
Type	Mixed-use: Hôtel/Bar
Year Built	1941 (Heritage facade)
Year of Renovation	2021
Building size	19,478 SF
Lot Area	5,306 SF (0.12 acres)
Stories	7
Rooms	23 guest rooms
Parking	2 tandem parking spaces (4) with a capacity for 6 cars
Zoning	VM-230 (M.3C) – Commercial with Hotel and Bar Licence





# PROPERTY HIGHLIGHTS



High-end interiors, luxury finishes, sophisticated lobby, and popular bar



Exceptional location in Quartier Latin, near Sherbrooke Metro Station (1 min walk)



Hôtel Saint-Thomas has a strong market reputation for service excellence and guest experience



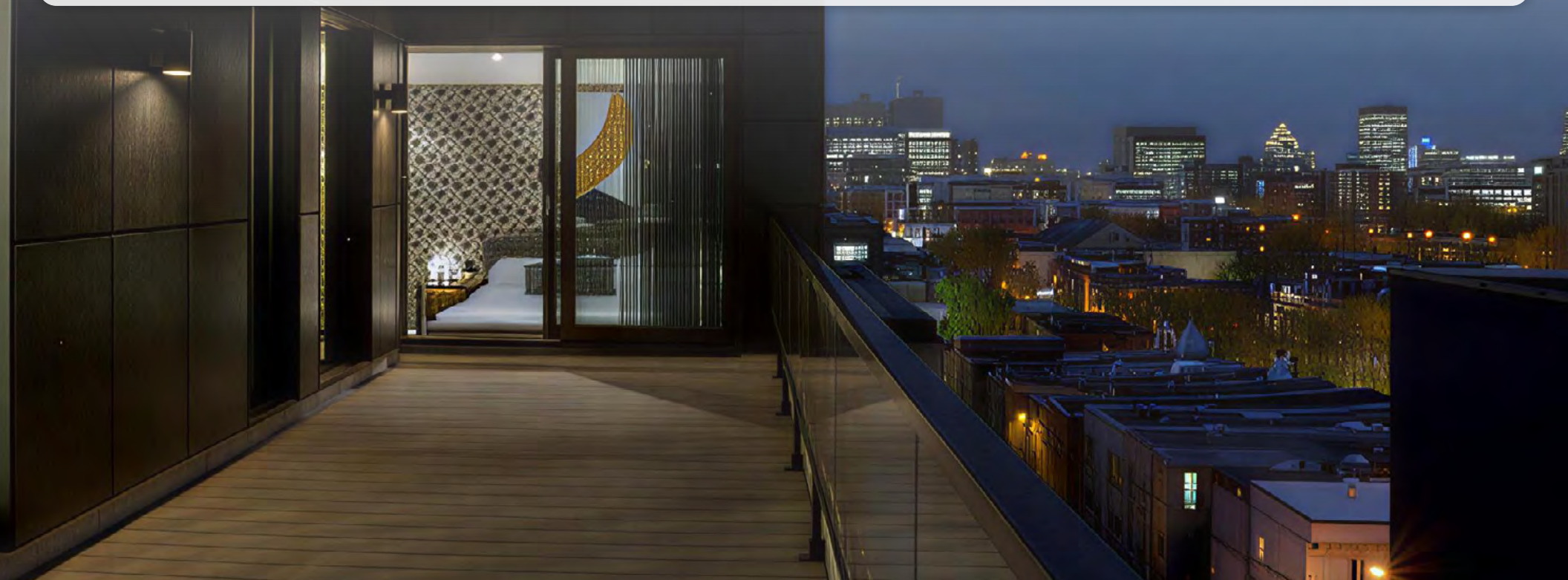
Charming facade preserved from 1941 that incorporates a newly built hotel form 2021



The facade's design reflects a careful preservation of its architectural heritage, complemented by contemporary amenities

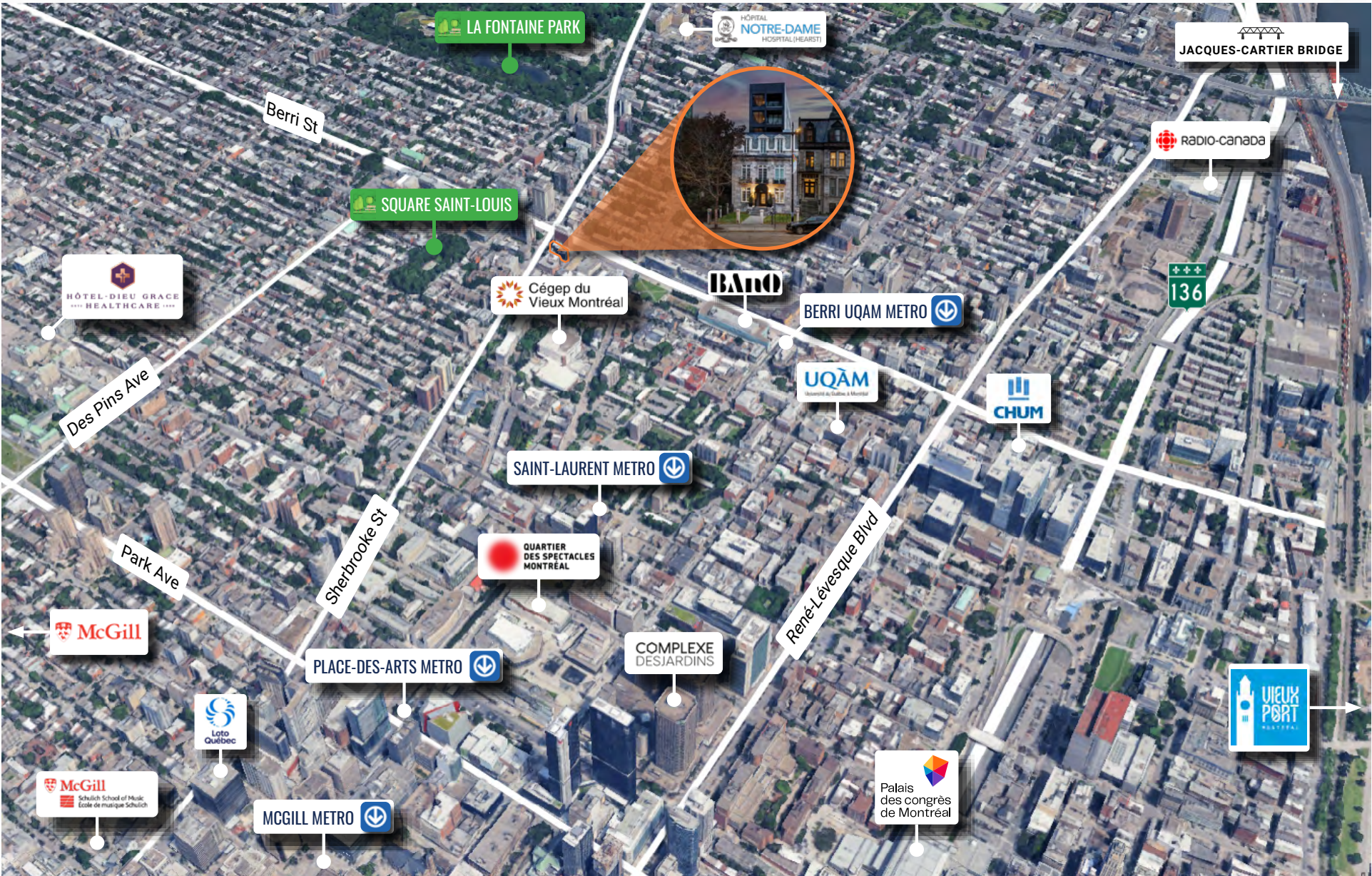


Close proximity to CHUM hospital, UQAM, Parc Lafontaine, Quartier Latin, and Quartier des Spectacles





# LOCATION OVERVIEW





# GALLERY





# Marcus & Millichap

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