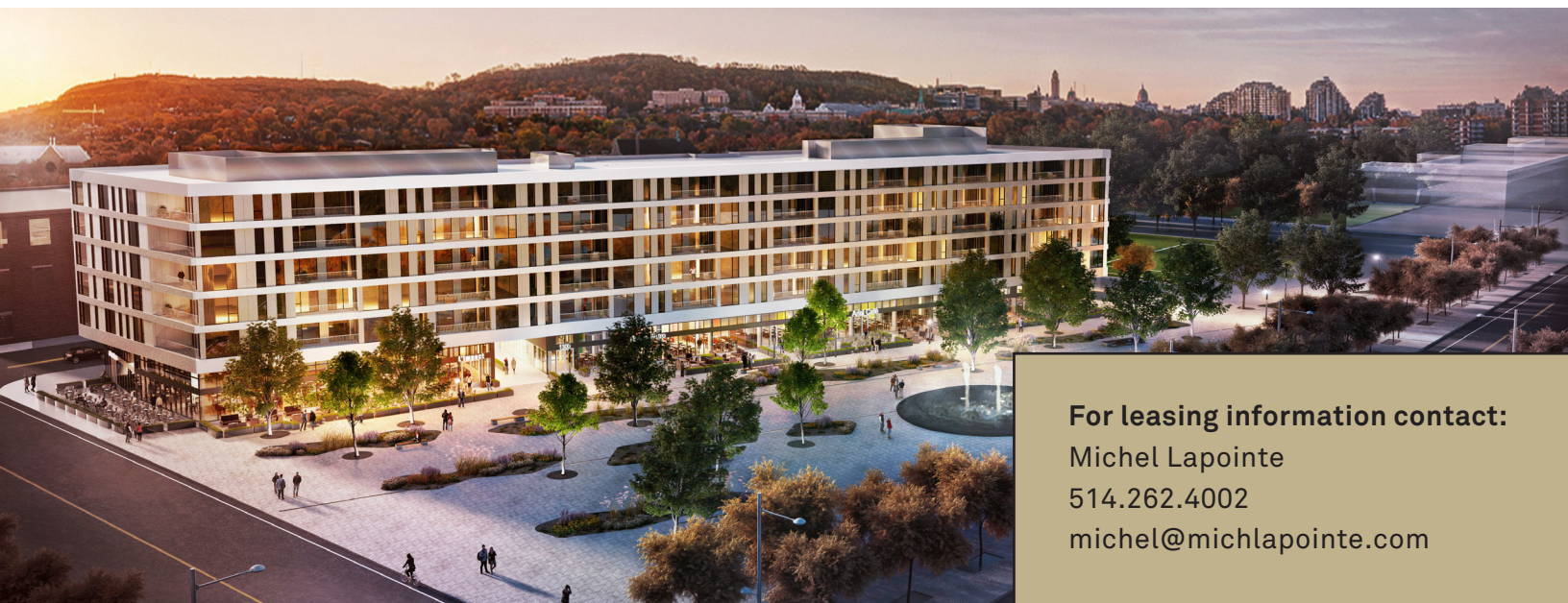




PRIME RETAIL SPACE FOR RENT

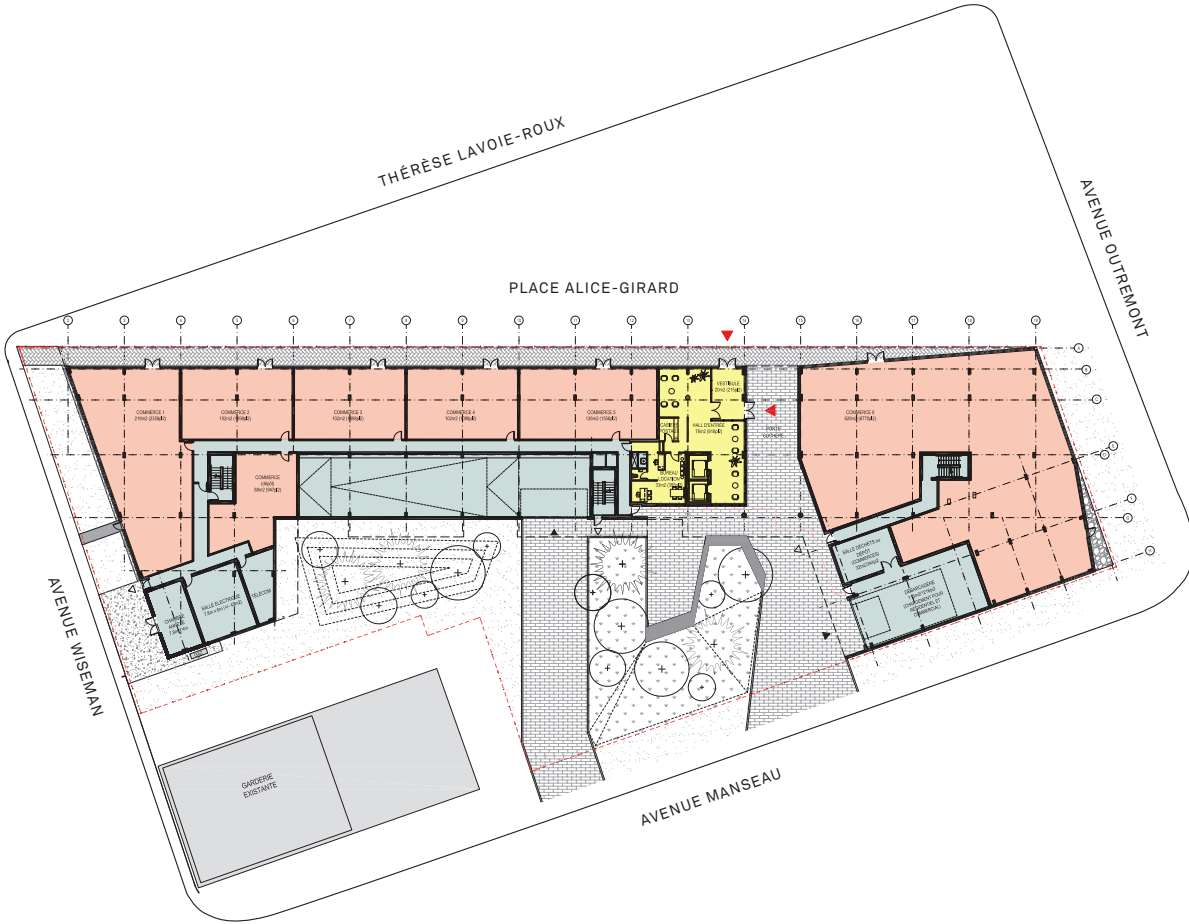
1300 THÉRÈSE-LAVOIE-ROUX

- OM Prime Retail Space has over 300 linear feet fronting Place Alice-Girard and Outremont & Wiseman Avenue.
- Fronting the new MIL Campus of University of Montreal with over 2000 students plus staff.
- Ground floor of 1300 Thérèse-Lavoie-Roux exceptional residential rental units.
- At the core of the Nouvel Outremont neighborhood that will have over 1,000 new residential units.
- Halfway between the Outremont and l'Acadie Metro Station.
- Excellent location and visibility.
- Underground parking.
- Full height 16-foot glass frontage.
- From 1,000 s.f. to 6,500 s.f. of retail space.
- Possibility of dedicated shipping access.
- Surrounding demographics of 280,000 people with an average household income of over \$100,000.
- Occupancy – SUMMER 2021



For leasing information contact:
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PLAN OF RETAIL SPACE



PICTURES OF RETAIL FRONTAGE



CORNER WISEMAN AND PLACE ALICE-GIRARD



MAIN ENTRANCE ON PLACE ALICE-GIRARD



CORNER OUTREMONT AND MANSEAU



ENTRANCE ON MANSEAU