

# FOR RENT.

800, Léo Street  
Sainte-Catherine



Commercial spaces



1,687 ft<sup>2</sup>  
4,481 ft<sup>2</sup>

## Sébastien Morissette

Sébastien Morissette Services Immobiliers Inc.

Commercial Real Estate Broker

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**intercom**<sub>si</sub>



Phase B



Phase A



Phase A



Phase A and B

## General Information

Net Rent	\$ 25.00 / ft <sup>2</sup>
Additional Rent	\$ 7.91 / ft <sup>2</sup>
Electricity / Energy	Excluded
Availability	Immediate

Phase A	1,687 ft <sup>2</sup>
Phase B	4,481 ft <sup>2</sup>


Surface area are approximative.


## Neighboring Tenants






# Technical Points

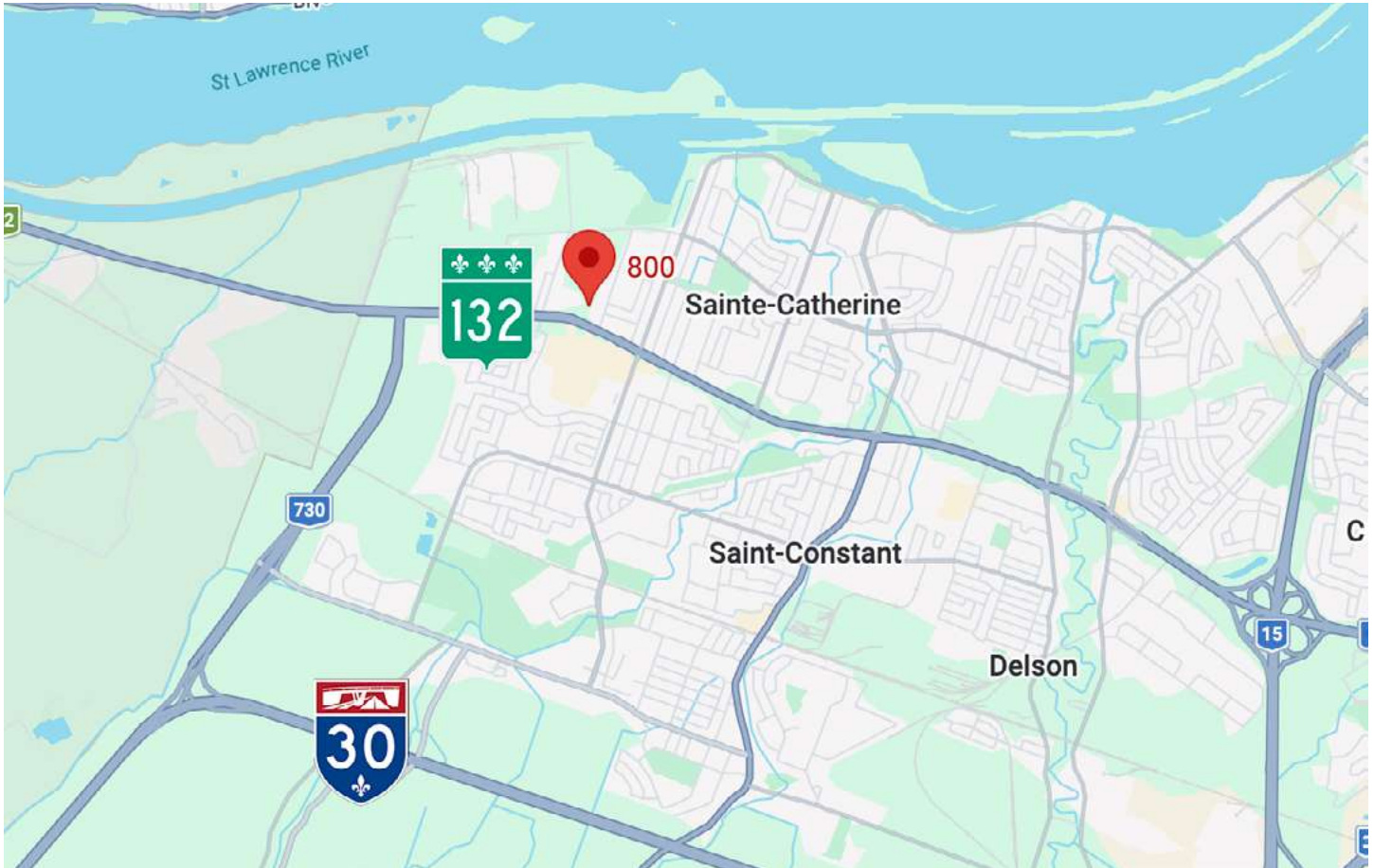
 Construction  
2026

 Lot #  
6 642 642  
6 642 641

 Zoning  
Commercial

# Highlights

- Along **Route 132** and near **Highway 30**
- Directly across from a large shopping centre with well-known tenants
- **New construction**
- Located on the ground floor of a multi-residential building
- Large windows



**Main Roads**  
R132, A730, R209, A30



**Road Bridges**  
Mercier Bridge (±7 km)  
Champlain Bridge (±18 km)



**Population**  
115,791



**Active Population**  
79,958



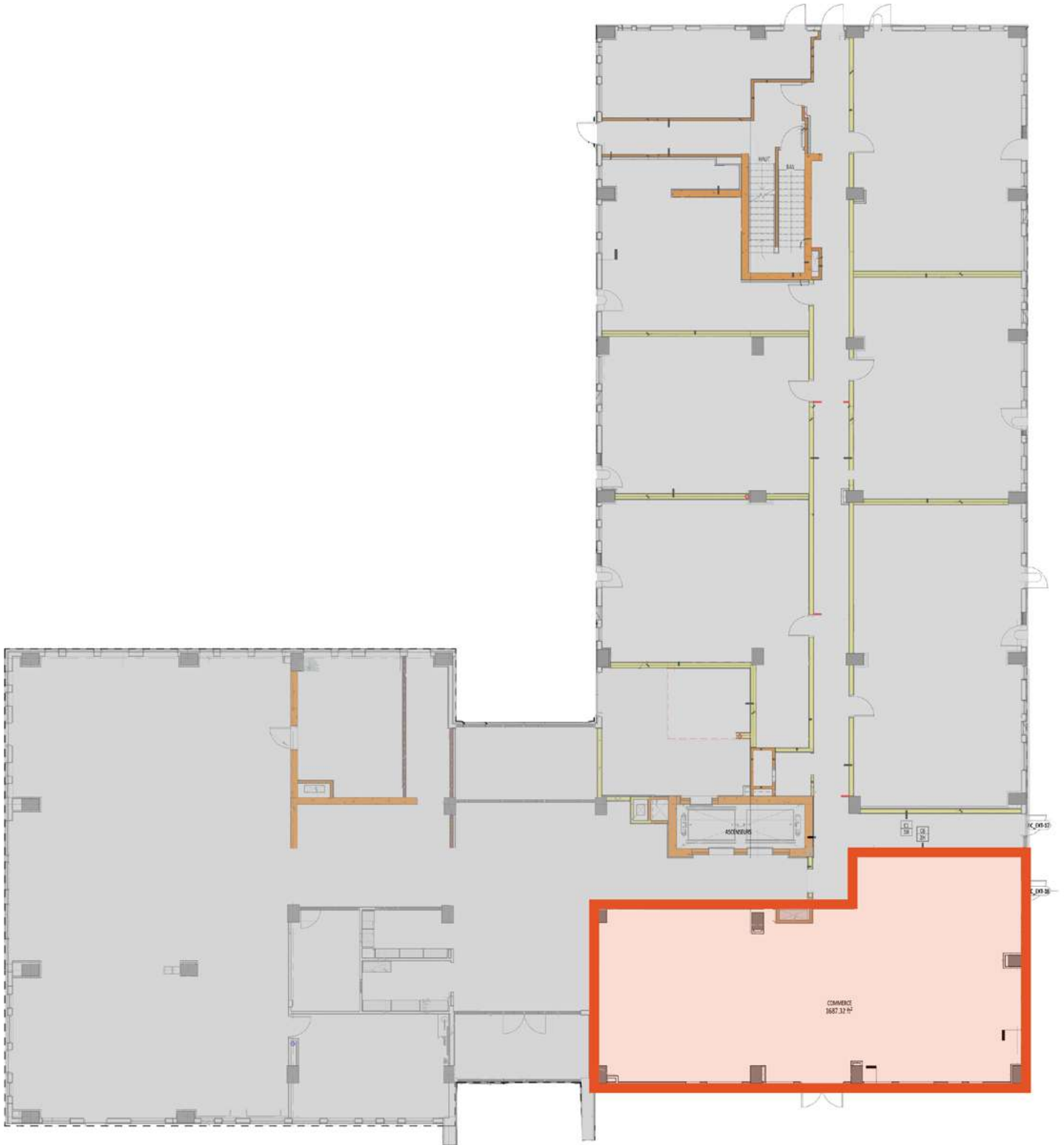
**Households**  
45,896



**Average Household Income**  
\$117,974

Source : Sitewise - 2025 Estimated Data - 5 km Radius

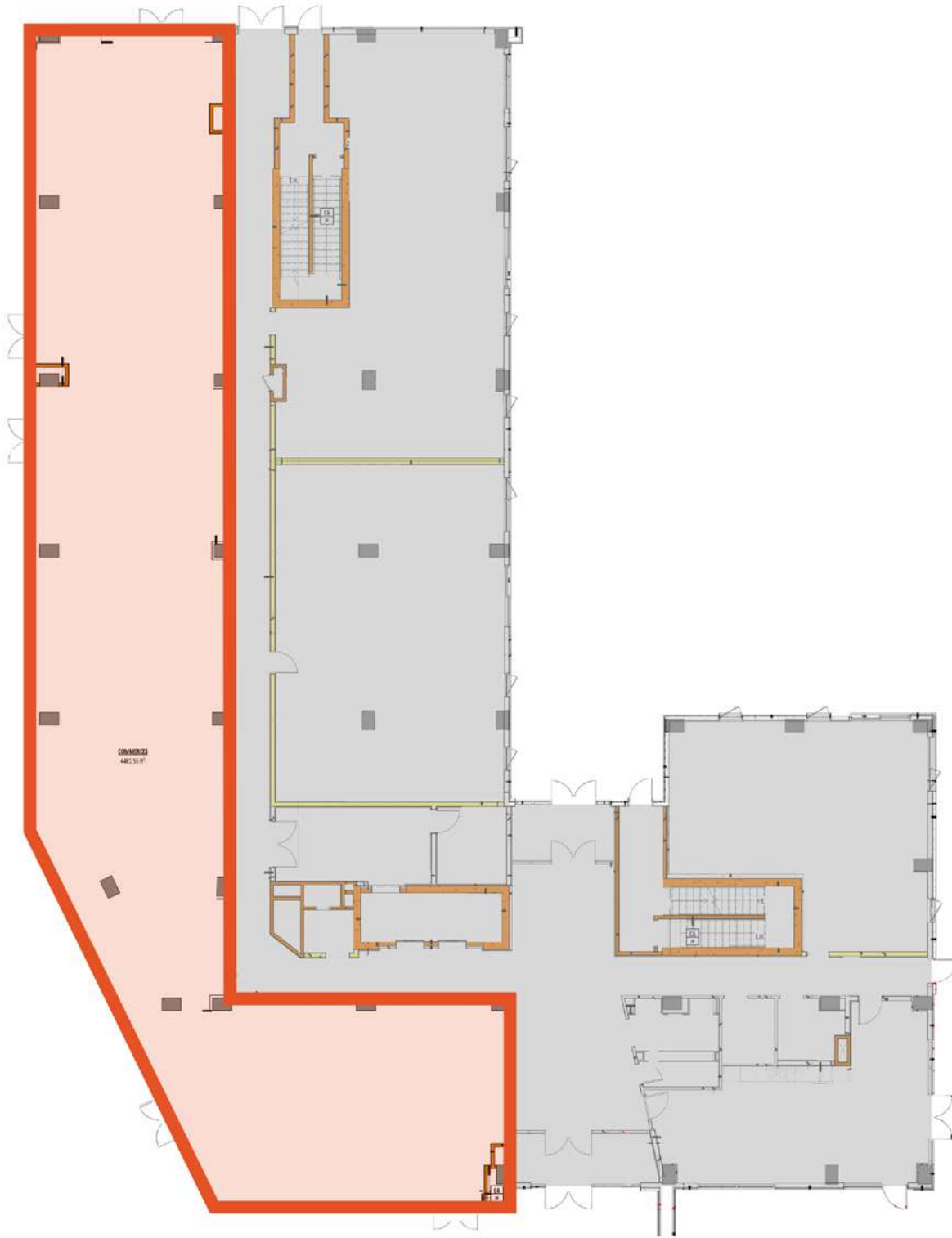
# Phase A - 1,687 ft<sup>2</sup>



Léo Street

# Suite 682 - 4,481 ft<sup>2</sup>

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Léo Street

# Contact-us



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