

MONDEV

RETAIL SPACE

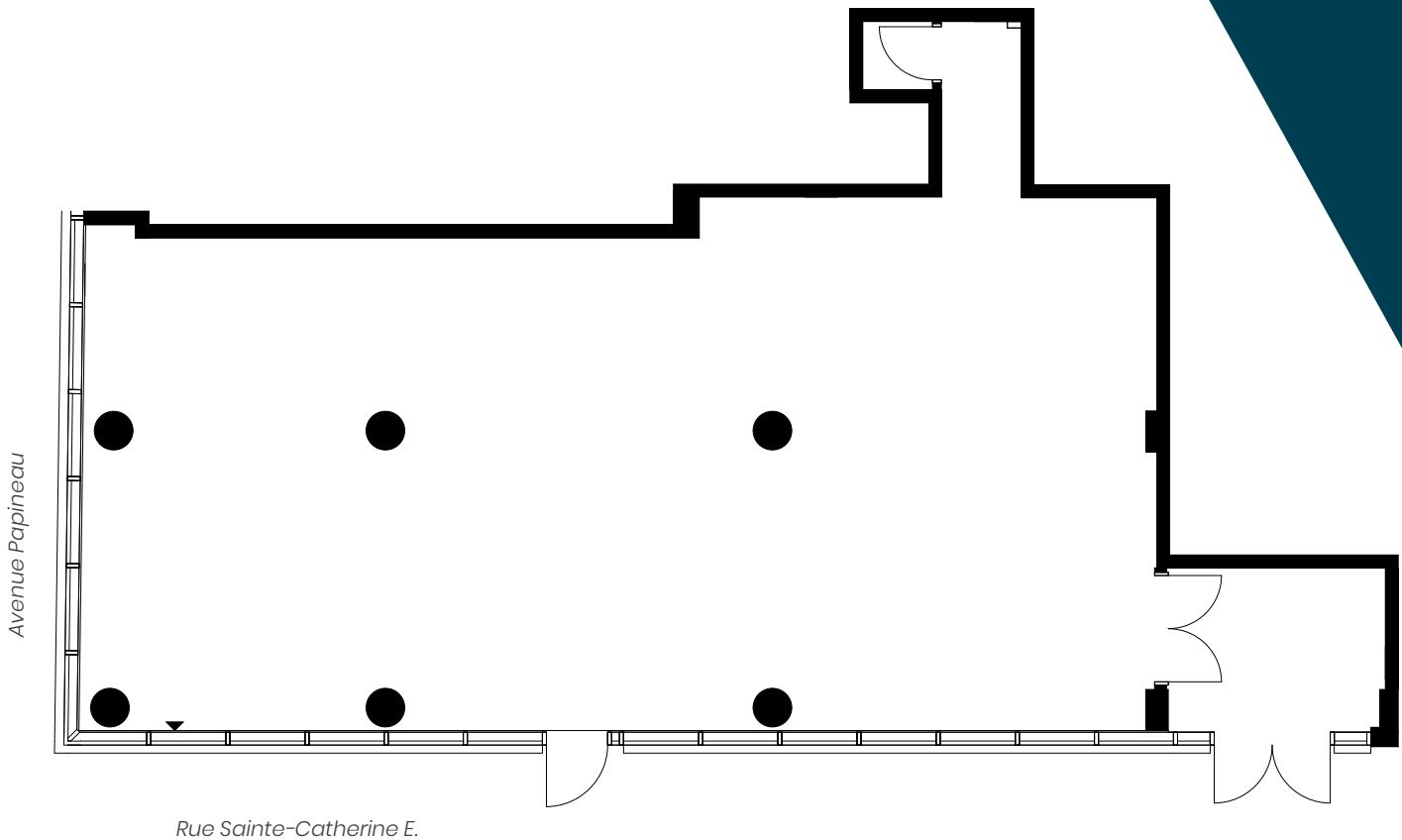
for lease

1815 Sainte-Catherine St. E

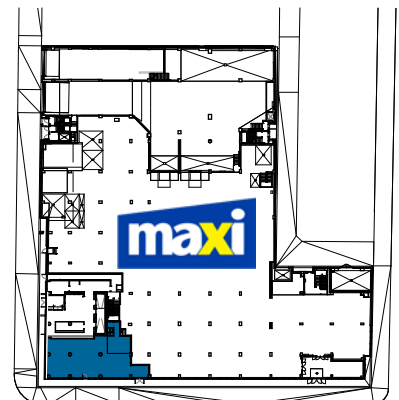


PREMIUM CORNER. EXCEPTIONAL RETAIL PRESENCE.

Lease a premium retail space on Sainte-Catherine Street directly facing Papineau metro. Located in a new mixed-use development with access to 400+ residents, it offers 18-ft ceilings, terrace potential, and excellent transit connectivity.



±1,800 sq. ft.





PROPERTY FEATURES:

- ▶ Prime corner retail opportunity
- ▶ Floor-to-ceiling glass façade
- ▶ 18-foot ceiling heights
- ▶ Possibility for private terrace
- ▶ Steps from Papineau Metro
- ▶ Adjacent to Maxi grocery store
- ▶ Minutes to Downtown, Old Montréal & Quartier des Spectacles
- ▶ Quick access to Jacques-Cartier Bridge & Route 136
- ▶ High pedestrian traffic from residents, commuters & visitors

NEIGHBOURHOOD DEMOGRAPHICS WITHIN 2KM



Daytime
Population

90,000



Daytime
Employees

60,000



Average
Household Income

\$75,000



Median
Age

40



Traffic Volume

135,000



**65% University
Educated**



FLOOR PLANS

PROPERTY DETAILS

FINANCIAL INFORMATION

LOCATION

LEASE TERM

5 years +

NET RENT

Starting at
\$40.00/sq.ft.

ADDITIONAL RENT^{EST.}

Contact us

ELECTRICITY

Metered

AVAILABILITY

Immediate



Offering a strategic location and direct access to more than 300 residents, this space is surrounded by the neighbourhood's top attractions.

Whether for retail, wellness, or professional services, this location offers the exposure, accessibility, and modern design to help your business thrive.



Food & Beverage

- 1 Resto-Bar Rosa Mexicano
- 2 La Duperie
- 3 Arte & Farina
- 4 Yamato Dumpling
- 5 Le Cocktail
- 6 Lafayette Restaurant
- 7 Olu Olu Poké
- 8 A&W
- 9 Tim Hortons

Services

- 10 BMO
- 11 Chico
- 12 Maxi
- 13 Clinique Dentaire
- 14 Centre Vétérinaire Montréal
- 15 Metro Plus
- 16 Familiprix
- 17 Super C
- 18 Village au Pied-du-Courant

Transit

-  **Métro Papineau**
< 1-minute walk
-  **Bus**
10, 150, 445, 769
-  **Bixi**
< 1 minute



Walk score: 100

TANIA D'AVINO
Vice-President, Leasing

514 723-3778
tdavino@mondev.ca

