



## LE COMPLEXE DUFFERIN

25 - 39, Dufferin street, Granby, Quebec

### OFFICE SPACE FOR RENT

Approximately 12000 sq ft



Landmark building of downtown Granby

Next to Highway-10 and the Main street, the busiest commercial street of Granby

Urban lifestyle teamed with Mother Nature's amazing scenery make the best combination. The region offers you numerous activities from gastronomy, exciting shopping spree and the great outdoors.

12000 Sq. Ft - Amazing fenestrated turnkey office space with reception area, huge open space area, conference room, many closed offices, coffee station/kitchenette & much more

Space currently available / Visits are made in accordance with the public health recommendations

## CHARACTERISTICS

- 3-story building; space located on the 2nd Floor
- Modern design offices with lots of windows; break room for employees
- Washrooms within the premises
- Entrance with universal access; elevators

## ADVANTAGES

- Superior-quality building (B Class)
- Gross price, INCLUDED in the price: electricity, heating, a/c, maintenance, snow removal & landscaping maintenance, running costs of the building, office cleaning
- Very well-run building by its real-estate owners-managers
- Most competitive lease rates
- Surveillance camera and secure access system by magnetic cards
- Huge private outdoor parking

## NEIGHBORHOOD

- Call center
- Financial heritage Fund Services
- Engineering firm
- Employment assistance agency



REAL-ESTATE OWNERS & MANAGER

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## FOR INFORMATION

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