



# DUFFERIN COMPLEX

25 - 39, Dufferin street, Granby, Quebec

## OFFICE SPACE FOR RENT

Approximately 4300 sq ft



Landmark building of downtown Granby

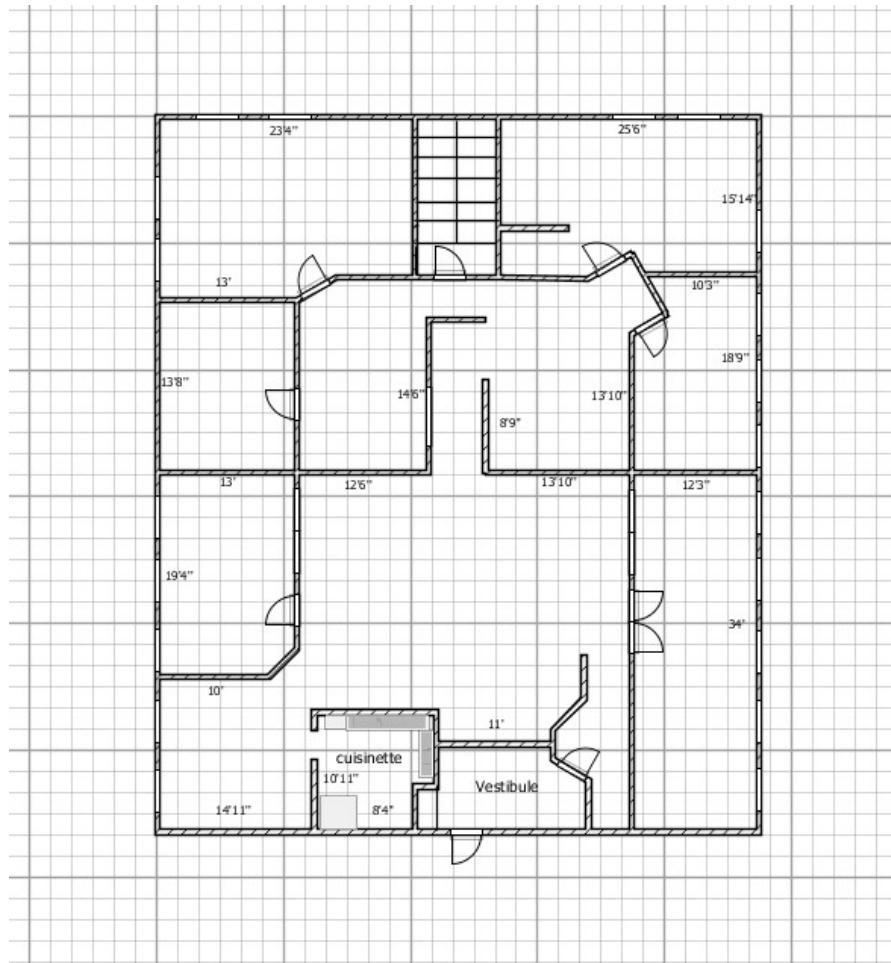
Next to Highway-10 and the Main street, the busiest commercial street of Granby

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.

4300 sq ft- Great office space with reception and open areas, closed offices and conference room

Visits are made on appointment Monday to Friday during business hours. 3 to 5 years Leases.

## SPACE PLAN





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## MORE INFORMATIONS

### CHARACTERISTICS

- 3-storey building ; concrete construction
- Space located on 2nd floor with mixed layout of open space and closed offices
- Abundant fenestration for natural light
- Entrance with universal access; elevators in the building
- Located right in the heart of the commercial and industrial district of Laval

### ADVANTAGES

- Superior-quality building (B Class)
- Very competitive rate
- Gross rate, included in the price: electricity, cooling, heating, a/c, maintenance running costs, municipal and business taxes, cleaning service
- Very-well-run building by its owners/managers
- Private outdoor parking lot

### NEIGHBORHOOD

- Call center
- Financial heritage Fund Services
- Accountants
- Provincial ministry



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