



COUSINEAU BUILDING

5100 et 5110, boulevard Cousineau, St-Hubert, QC, Canada



Located in the heart of the economic activity on the South shore, Le Cousineau offers opportunities in commercial and office rentals. Indeed, its strategic location is a considerable attraction for all those who visit the area.

Several professionals in the field of health and well being as well as companies working in various sectors of activity have taken up residence there, generating traffic conducive to business development.

By choosing Le Cousineau, you will be at the center of the booming economic development of the Longueuil metropolitan area and surrounding areas.



ACCESS

Quick and easy access thanks to the Highway 116 and the Cousineau Boulevard. The building's location also provides easy access to Highway 30 and Taschereau Boulevard. Near AMT Longueuil/St-Hubert train station. Efficiency of travel to major regional centres.



NEIGHBORHOOD

The building brings together professionals and specialists such as dentists, massage therapists, acupuncturists, osteopaths, placement agency, daycare to only name a few.

OWNER-MANAGERS

Having the privilege of being the managers of our properties, we prioritize the accessibility of our team to all our tenants, which translates into immediate and personalized contact. It is that management strength that sets us apart from our competitors.



UNIVERSAL ACCESSIBILITY

The building is equipped with an access ramp for people with reduced mobility.



CONSTRUCTION AND RENOVATIONS

A high quality, B class building. Excellent construction from the 1980s, The Cousineau building constitutes in 2 buildings connected by a footbridge. Since 2010, investments have been made in renovations, particularly in HVAC systems, roofing, facades, common areas and landscaping.



SITE

Located on the busiest commercial artery in the St-Hubert metropolitan area, The Cousineau building provides its tenants with enviable visibility on the South Shore. At the very heart of the Montérégie's economic activity, this commercial sector offers all services nearby.



OWNER AND PROPERTY MANAGER

2, boul. Desaulniers, Suite 102
Saint-Lambert, Québec J4P 1L2

P. 450-671-3111 | www.brix.ca

FOR RENT

info@brix.com

P. 450-671-3111



COUSINEAU BUILDING

5100 et 5110, boulevard Cousineau, St-Hubert, QC, Canada

SECURITY

Automatic locking system to the Complex, limited access for the Tenants outside business hours using magnetic chips and surveillance cameras in the main common areas of the building to ensure maximum peace of mind for all our Tenants and their clientele.



MAINTENANCE SERVICE

With several experienced mobile teams committed to providing quality service, we guarantee peace of mind to all our tenants because their satisfaction is at the heart of our priorities.

VERTICAL TRANSPORTATION

The building counts 1 elevator and 3 circulation stairwells.

ELECTROMECHANICAL SYSTEM

The electromechanical system complies with ASHRAE standards (American Society of Heating, Refrigerating and Air Conditioning Engineers). It is divided into 4 heat pump units serving each floor individually.

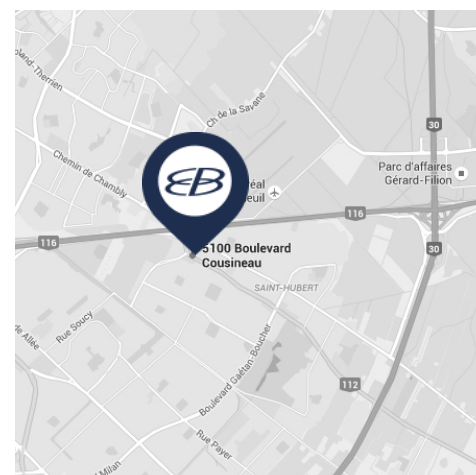
PARKING

Vast and private exterior parking lot surrounding the building.



LEASABLE AREA

More than 30 thousand square feet of rentable area spread over 4 floors including a basement.



OWNER AND PROPERTY MANAGER

2, boul. Desaulniers, Suite 102
Saint-Lambert, Québec J4P 1L2

P. 450-671-3111 | www.brix.ca

FOR RENT

info@brix.ca

P. 450-671-3111