

140 Grande Allée East

Office Spaces for Lease

DEBERTIN

Rental conditions

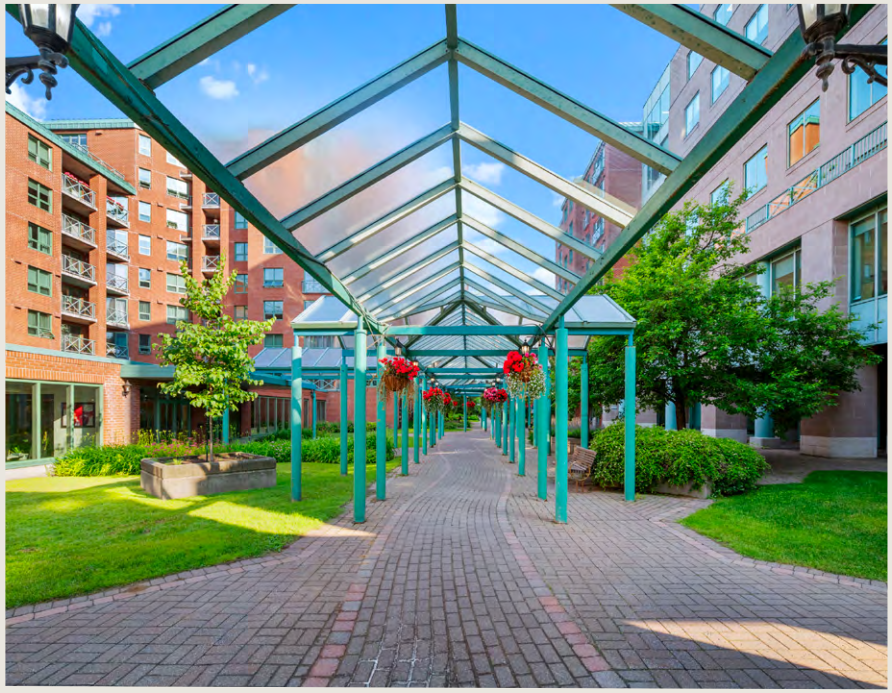
Net Rental Rate	$18.00 + 3% per year
Additional Rent (est. 2026)	$14.11
Energy	Included
Cleaning	Excluded

Rates are expressed per square foot per year



Propery Description

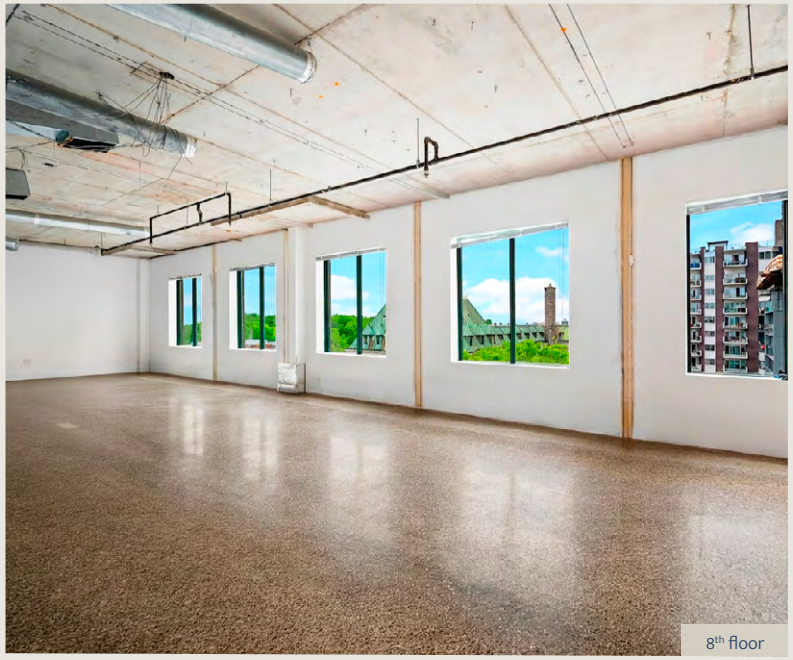
Type	Office and Retail
Building Area	172,243 sq. ft.
Number of Floors	8
Year of Construction	1990
Interior Parking	388
Services and amenities	• Showers • Interior bike storage





7th floor





8th floor



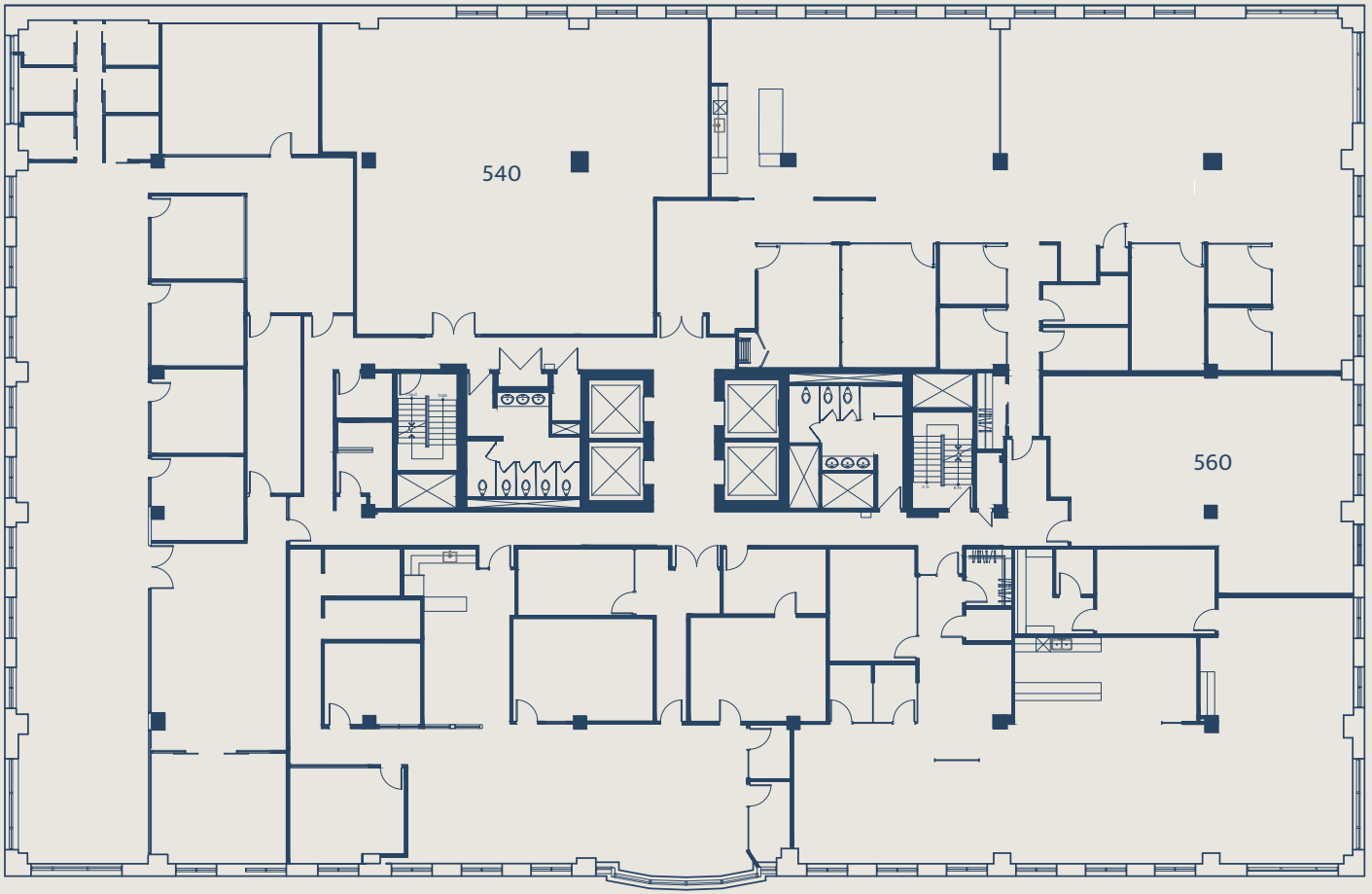
8th floor

Floor Plan - 5th floor

AVAILABLE SPACES

Suite	Area
540	2,505 sq. ft.
560	1,383 sq. ft.

Click the suite number in the table to view it on the floor plan

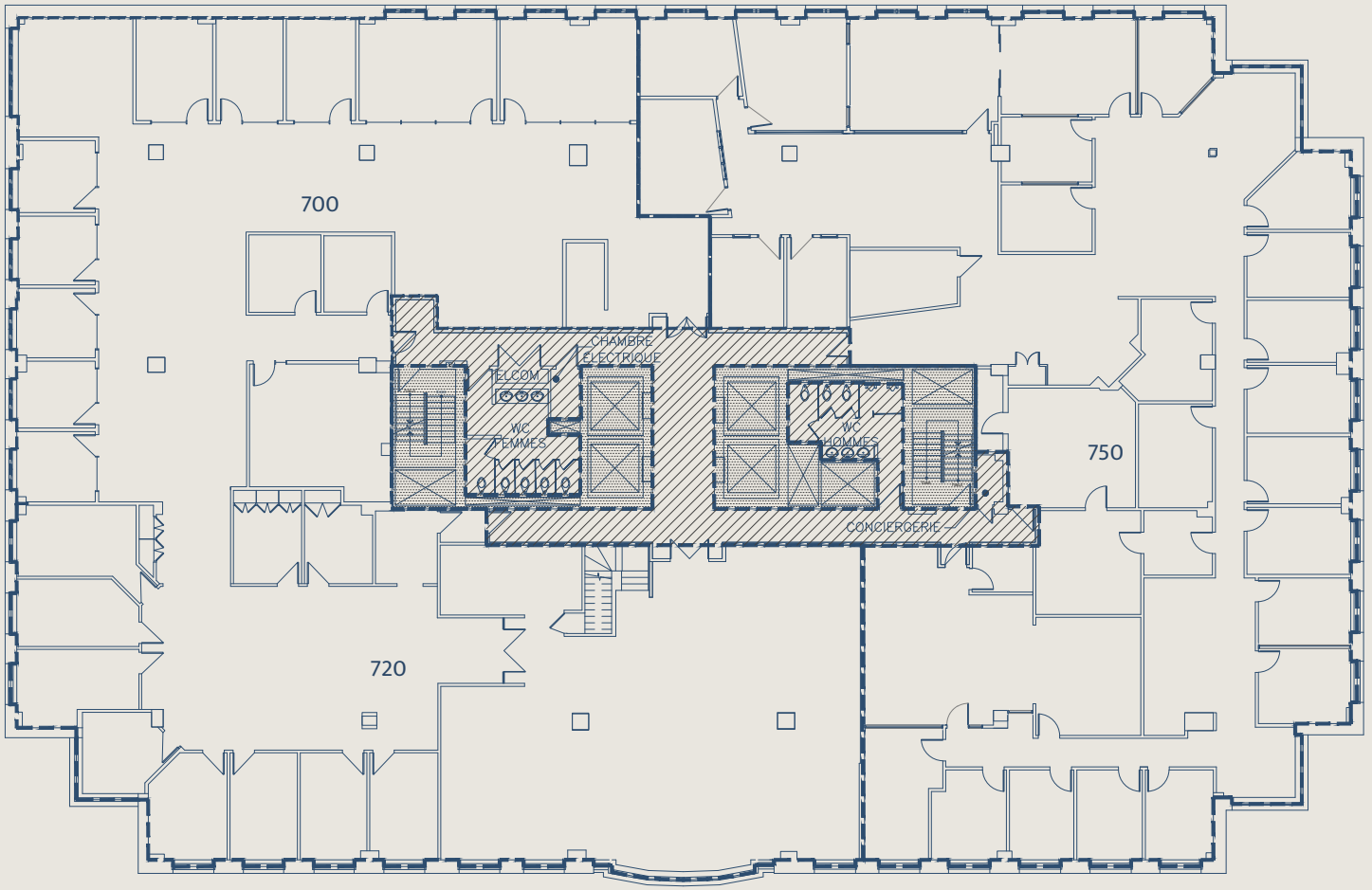


Floor Plan - 7th floor

AVAILABLE SPACES

Suite	Area
700	5,197 sq. ft.
720	5,478 sq. ft.
750	8,413 sq. ft.
Entire floor	19,088 sq. ft.

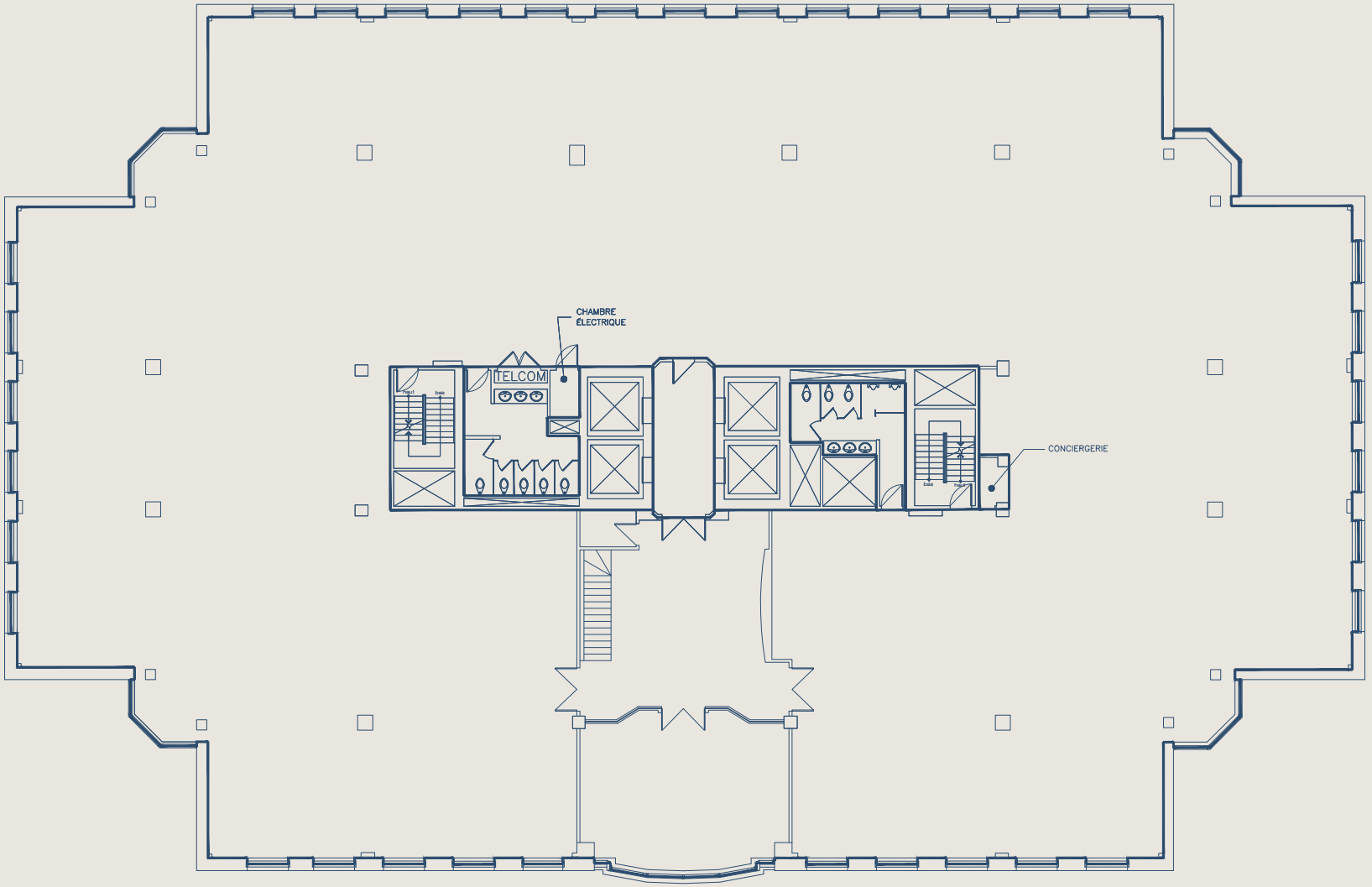
Click the suite number in the table to view it on the floor plan



Floor Plan - 8th floor

ENTIRE FLOOR AVAILABLE

18,487 SQ. FT.



Location



Close to the Plains of Abraham

Close to many restaurants

Just steps away from bus routes 11, 805, 925, 991, 992 and 931