



Retail

For Lease

1021 AVENUE DU PALAIS
SAINT-JOSEPH-DE-BEAUCE, QC



Overview

Saint-Joseph-de-Beauce is a city in the regional municipality de comté Robert-Cliche in Quebec, Canada. It is part of the Chaudière-Appalaches region.

1021, avenue du Palais is a unique business opportunity and is located in the heart of Saint-Joseph-de Beauce. The property already offers excellent visibility, showcases IGA and attracts a high traffic. The site is busy by several national brand tenants including the S.A.Q. and Subway. This site offers ample parking and is located in the heart of a commercial area very busy on Avenue du Palais.

Project Overview

- Ample parking spaces available
- Strategically located on the avenue du Palais, in the heart of a busy commercial area
- Good Signage opportunity
- Occupants include IGA, Proxim, Korvette and Subway
- Located steps away from parks and public services

Property details

UNIT A | 1,050 SF

UNIT B | 555 SF

AVAILABILITY | Immediately

NET RENT | Contact Listing Brokers

ADDITIONAL RENT | \$5.16 PSF (Est. 2021)

Demographics

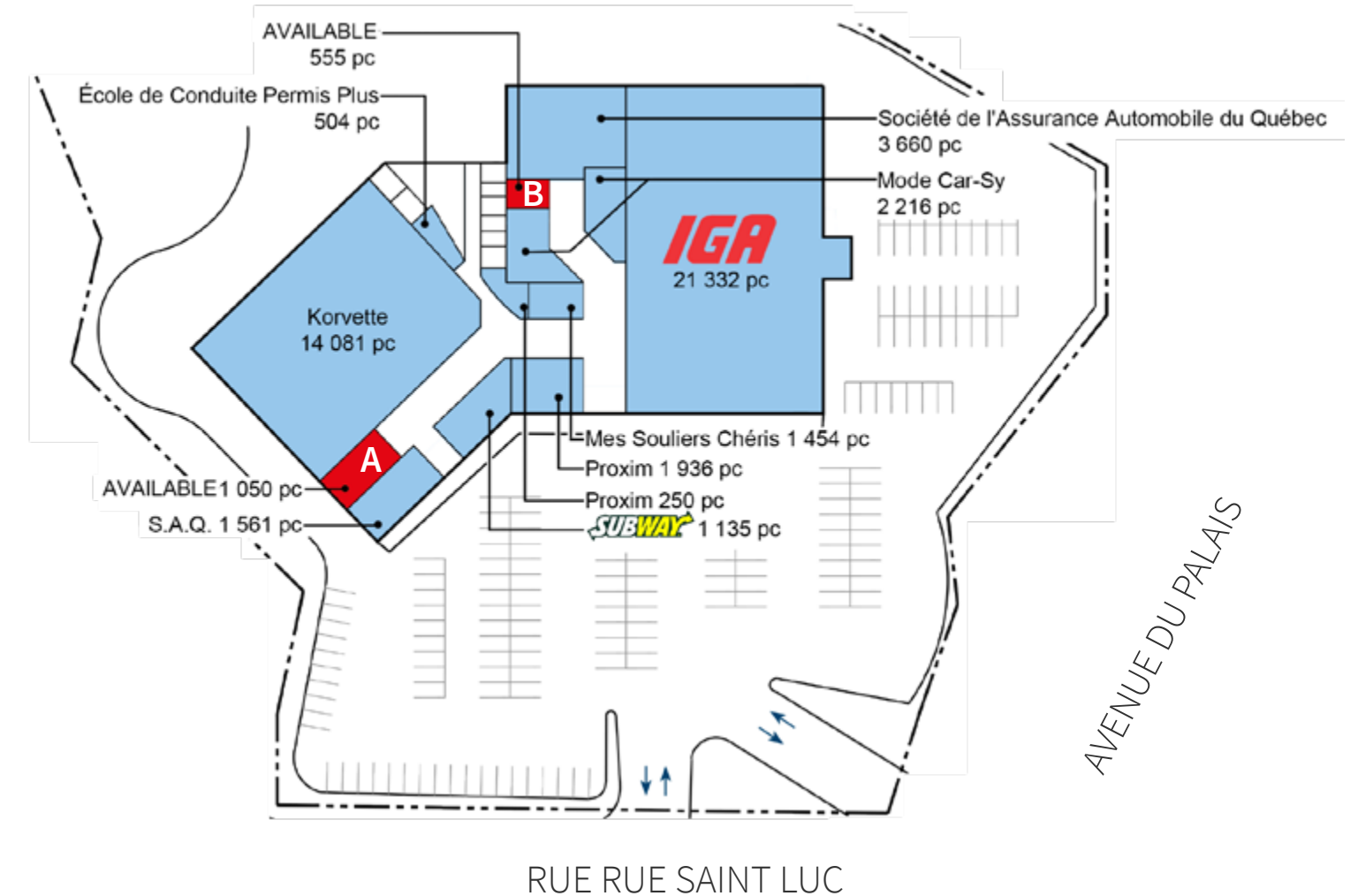
	1km	5km	10km
 Population	1,808	4,798	8,584
 Daytime Population	971	4,427	10,774
 Avg. Household Income	\$72,856	\$78,756	\$78,608
 Median Age	46	44	44

Source: Statistics Canada, 2020

Floor plan

UNIT A | 1,050 SF

UNIT B | 555 SF



FOR LEASE | 1021 AVENUE DU PALAIS

Manon Larose*

Senior Vice President, Retail

+1 438 990 8968

Manon.Larose@am.jll.com

Jesse Provost**

Sales Associate, Retail

+1 514 347 4433

Jesse.Provost@am.jll.com



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*Certified Real Estate Broker DA

**Commercial Real Estate Broker