

1035

For Lease

1035 Sainte-Catherine St W

Flagship Retail Opportunity





Overview

1035 Sainte-Catherine St W. is located on Montreal's most well-known shopping street, in the heart of the city. Situated on the busiest corner in downtown Montreal surrounded by many hotels, retailers and restaurants as well as shopping centers including the Montreal Eaton Centre, Place Ville-Marie, Les Cours Mont-Royal, Promenades Cathedrale, Place Montreal Trust and many others. Steps from Peel Metro station and a few blocks away from Bonaventure metro station and Gare Centrale train station. This is an ideal location for any business that seeks great visibility and very high traffic.

Project Highlights

- Busiest corner in downtown Montreal
- Access to Montreal's Underground City and **Peel Metro** station.
- Premises in a **turnkey** condition

[Click here to see a video tour!](#)

PROPERTY DETAILS

Metro Level: 5,817 SF

Ground floor: 4,745 SF

Second Floor: 6,936 SF

Total: 17,498 SF



Available: Immediately



Net Rent: Contact Listing Brokers



Additional Rent: \$ 52.73 /sf



AREA DEMOGRAPHICS

Source: Statistics Canada, 2021

| | Primary 1KM | Secondary 3KM | Greater 5KM |
|---|----------------|------------------|----------------|
|  Total Population | 37,099 | 198,968 | 523,216 |
|  Daytime Population | 233,869 | 459,420 | 824,330 |
|  Median Age | 31.2 | 35.2 | 35.9 |
|  Total Households | 21,618 | 108,569 | 265,188 |
|  Average HH Income | \$85,929 | \$107,312 | \$101,769 |
|  Total Expenditure (Per Household) | \$83,142 | \$98,480 | \$90,853 |



GREATER TRADE AREA

1035
SAINT-CATHERINE ST W
**16,910 vehicles and
6,320 pedestrians
per day**

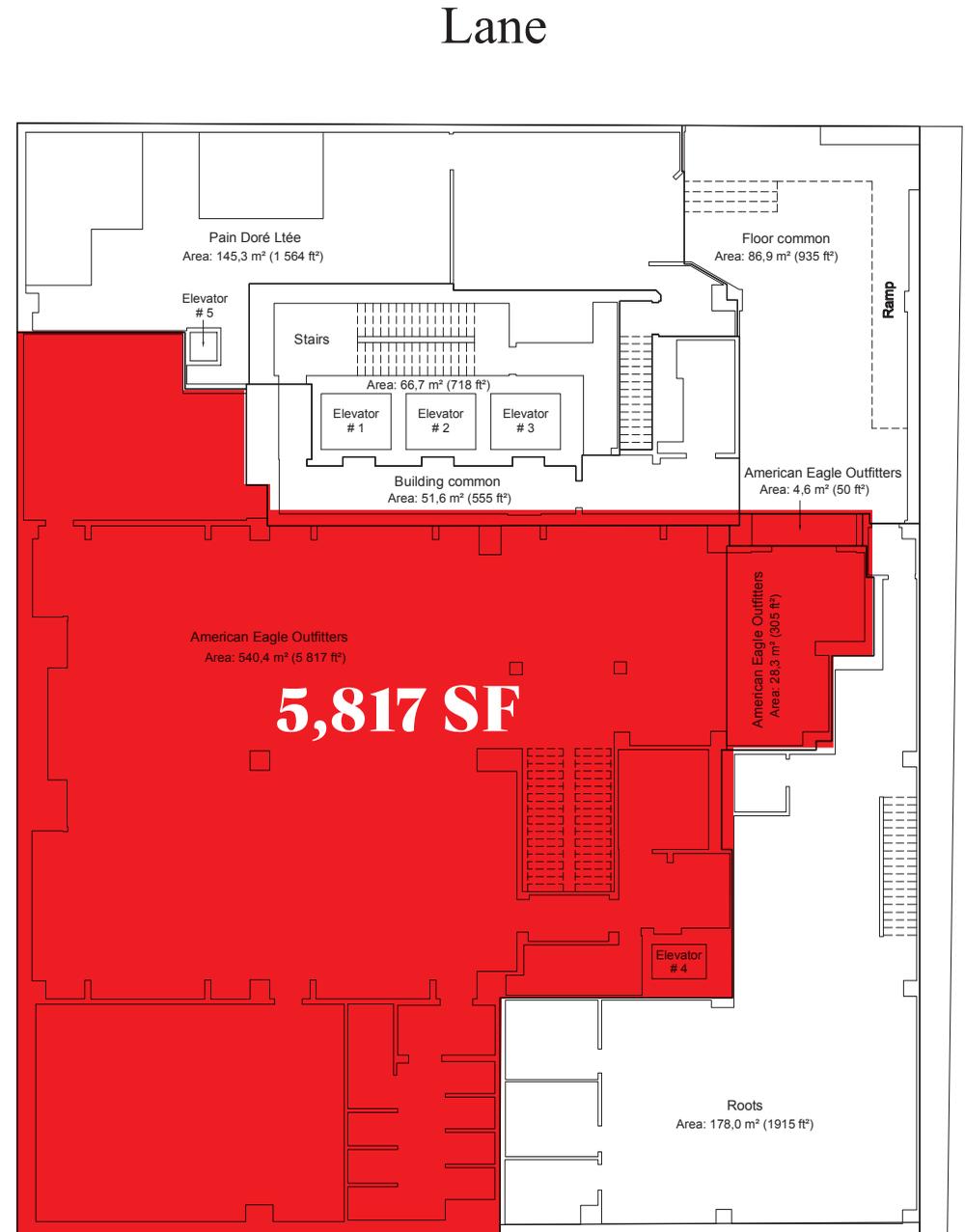
SECONDARY TRADE AREA

PRIMARY TRADE AREA

FLOOR PLAN

METRO LEVEL

Peel Street



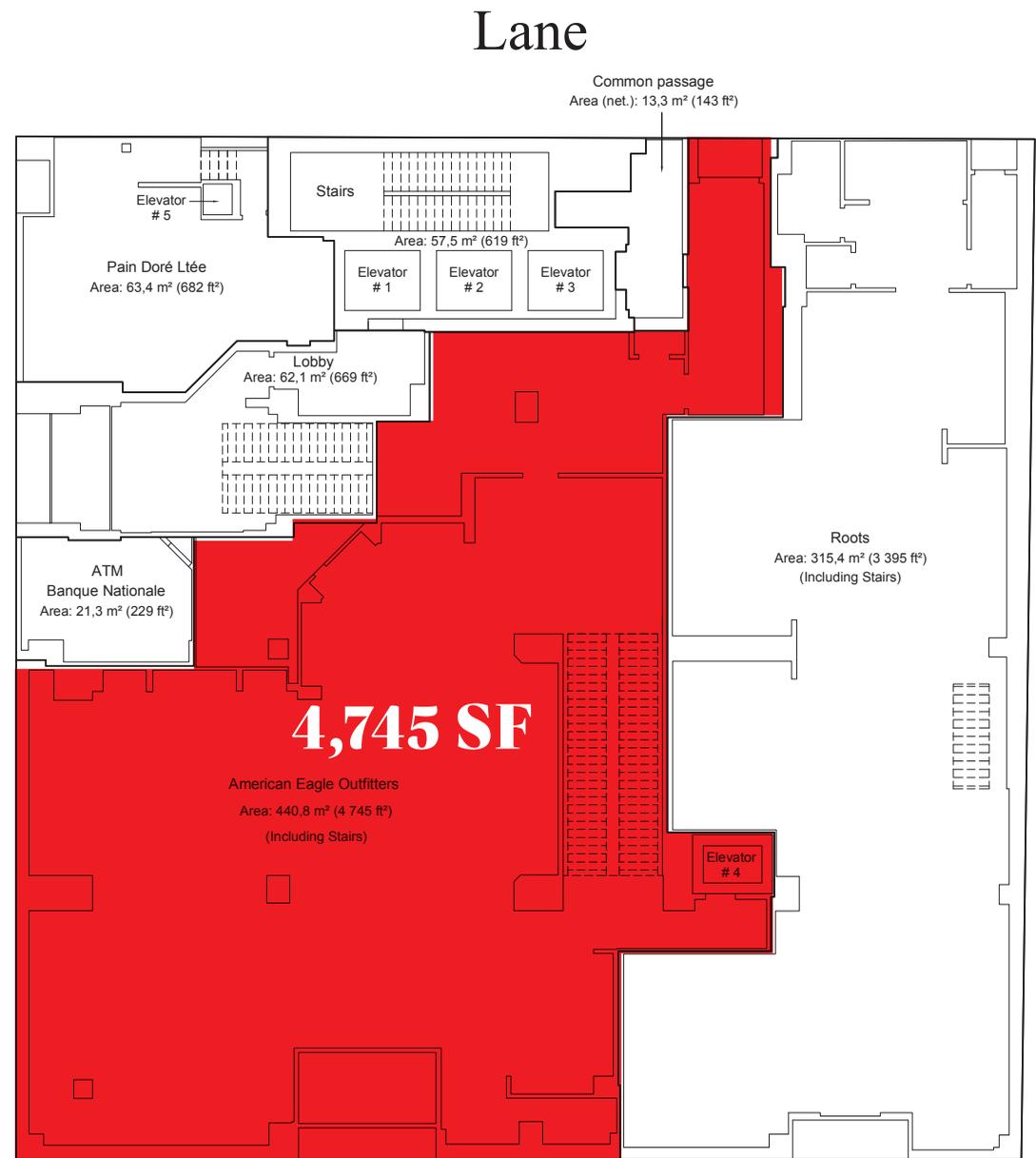
Ste-Catherine Street West

Lane

FLOOR PLAN

GROUND FLOOR

Peel Street

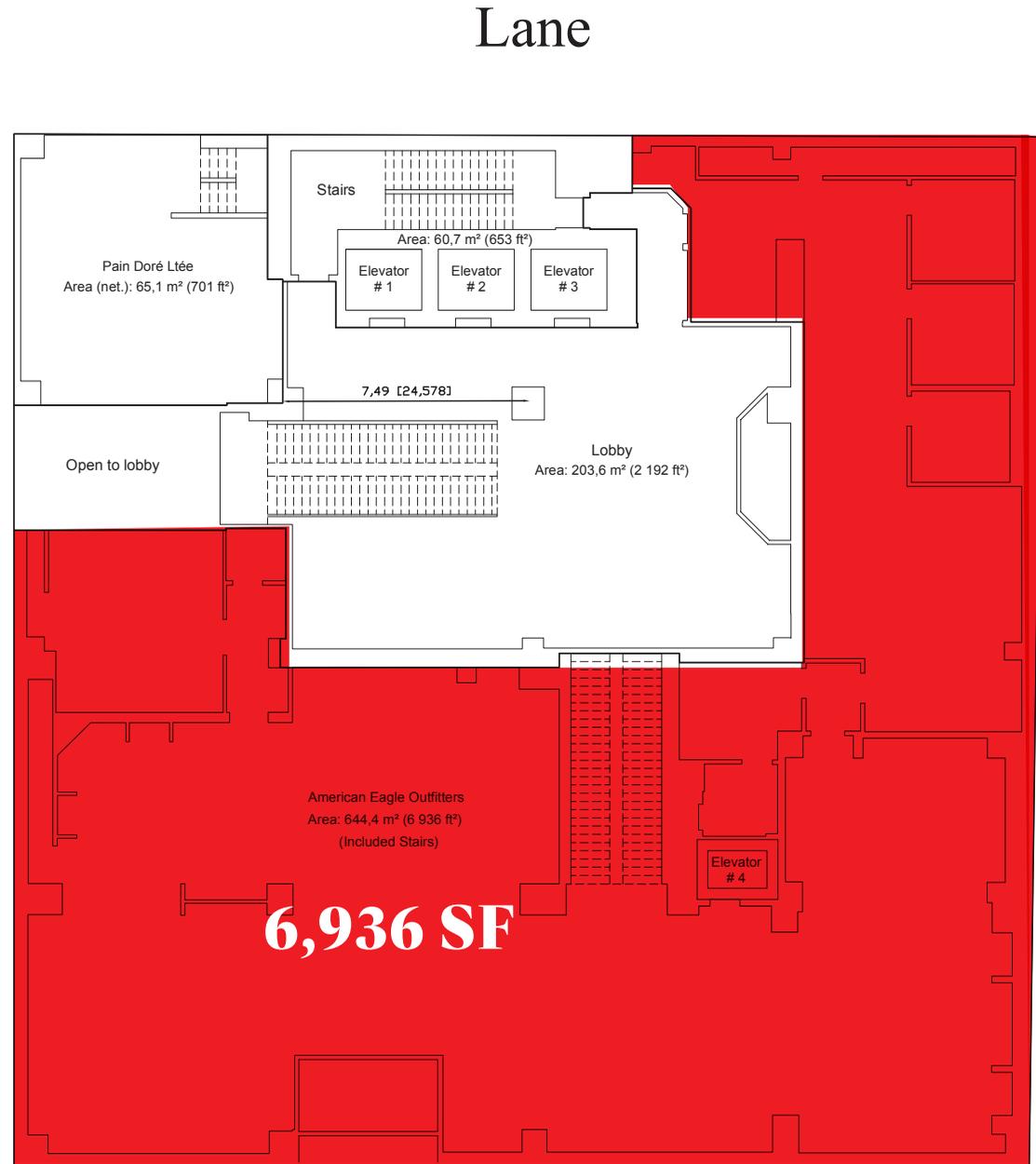


Ste-Catherine Street West

FLOOR PLAN

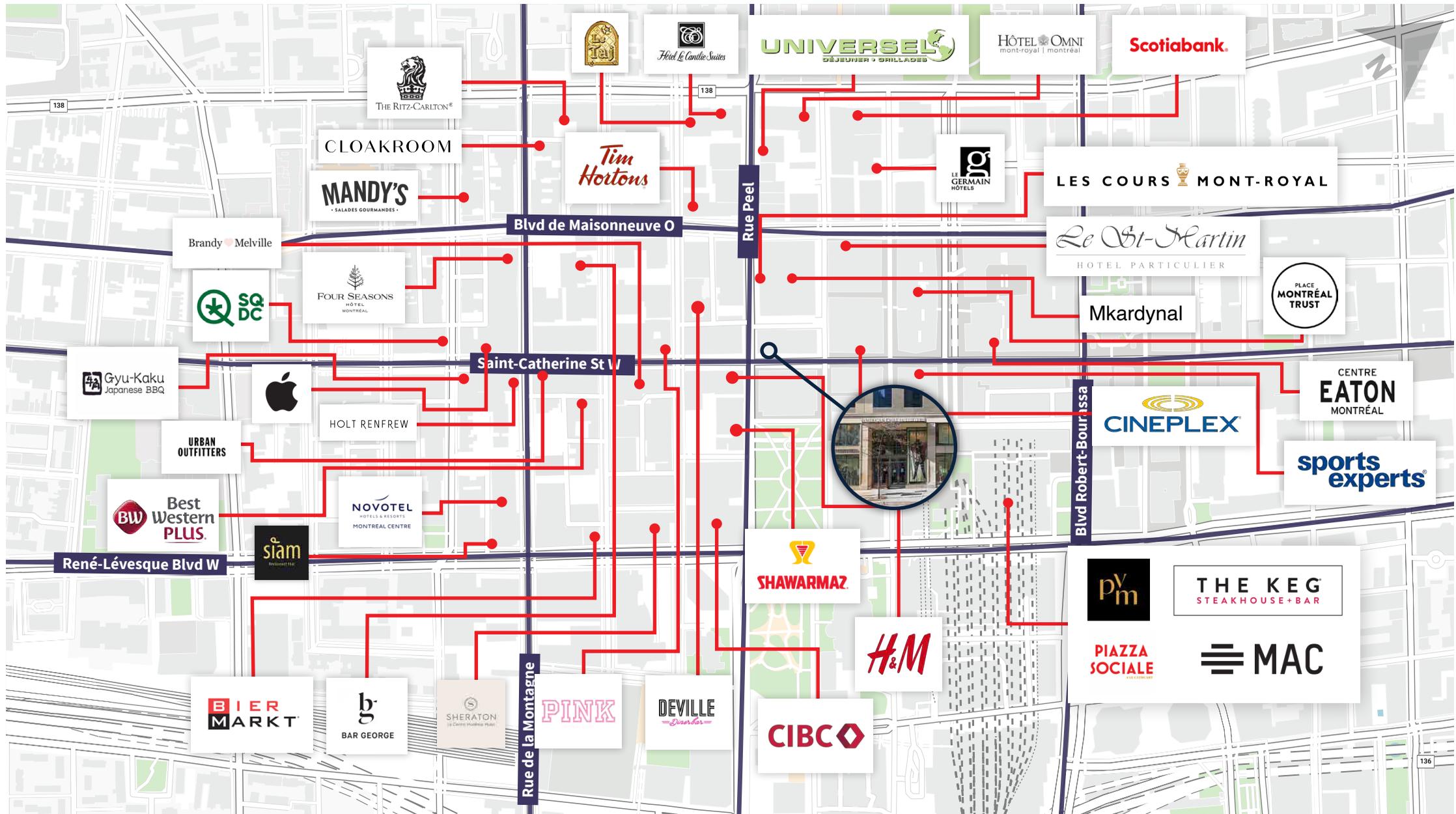
SECOND FLOOR

Peel Street

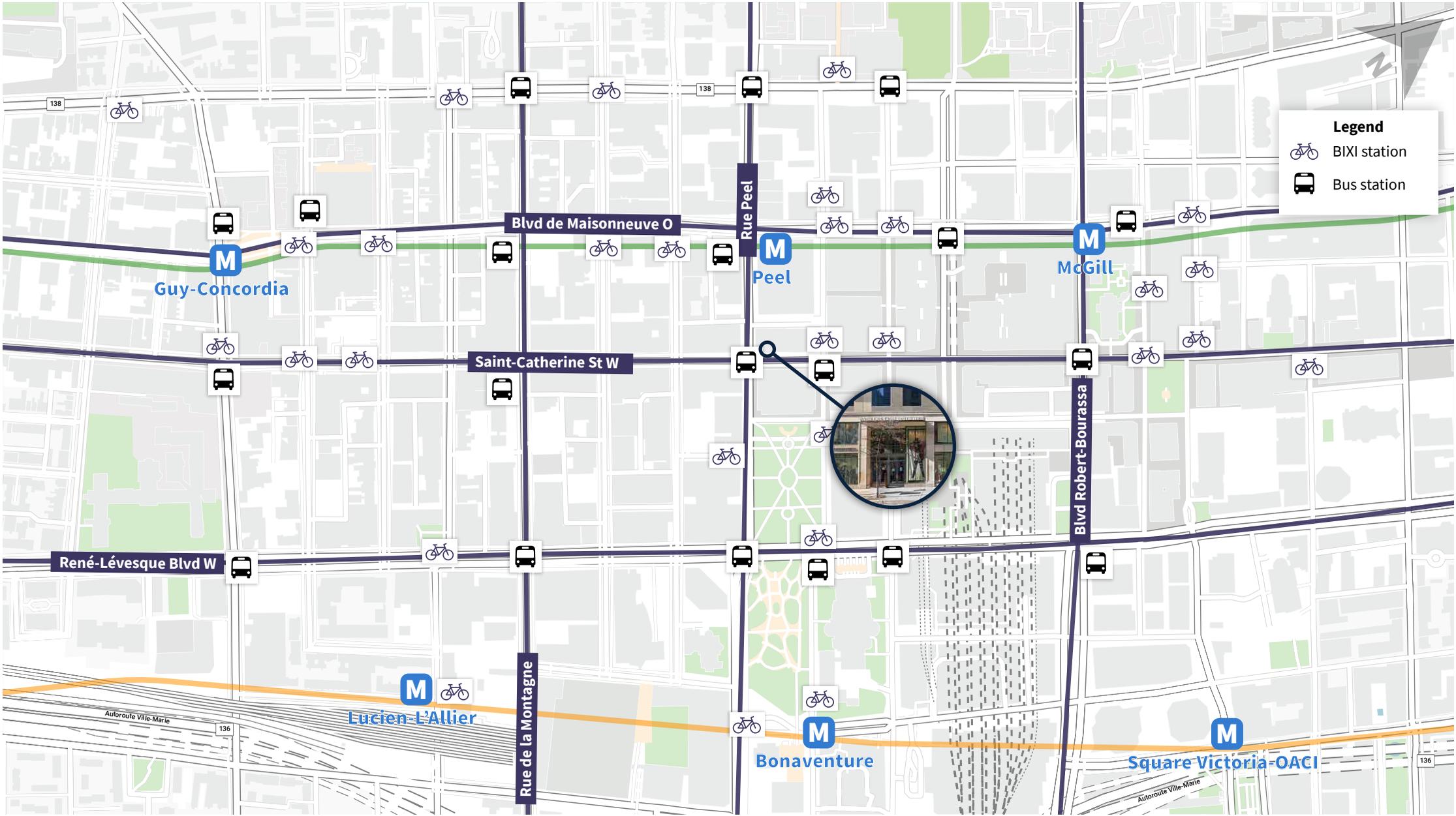


Ste-Catherine Street West

NEARBY RETAILERS



NEARBY TRANSPORT



Legend

-  BIXI station
-  Bus station

CONTACT US

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