

# 210 Crémazie West

210 Crémazie Street West  
Montréal, Québec

Built in 1950

Total Area 62,184 sf

2 storeys

<b>Windows</b>	Insulated glazing units set in aluminum frames.
<b>Structure</b>	Reinforced concrete slab floors and roof with concrete columns. Exterior wall cladding consists of clay brick veneer and curtain wall glazing.
<b>Air Conditioning</b>	Air-conditioning is provided by rooftop air handling units.
<b>Heating</b>	Heating is provided by electric baseboards and duct heaters
<b>HVAC hours</b>	7:00 am - 6:00 pm. Hours can be extended at an additional cost to the tenant.
<b>Emergency Power</b>	Natural gas-fired emergency generator.
<b>Fiber Optics</b>	Available
<b>Sprinklers</b>	Partially sprinklered to meet code requirements.
<b>Fire Detectors</b>	Heat and smoke devices meet safety requirements.
<b>Shipping &amp; Receiving</b>	Three loading docks.



145 Exterior  
Parking Stalls



Maintenance  
Personnel on Site



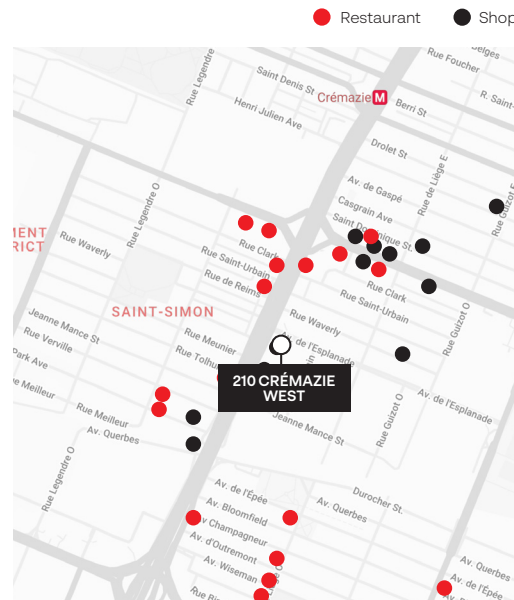
24/7 Access



Highway Access  
Seconds to the Metropolitan



Metro  
7 minute walk to  
Crémazie & de Castelnau



[www.redbourne.ca](http://www.redbourne.ca)