

TIDAN INC.

LISTE DE DISPONIBILITÉ

AVAILABILITY LIST
- Mars | March 2026 -

[EXPLORE OUR PROPERTIES | EN](#)

[DÉCOUVREZ NOS PROPRIÉTÉS | FR](#)

TIDAN



GRUPE HÔTELIER
& IMMOBILIER

HOSPITALITY &
REAL ESTATE GROUP

TIDAN INC. - AVAILABILITY LIST

MONTREAL

DOWNTOWN CORE

LE SUD-OUEST

GARMENT DISTRICT

ÎLE-DES-SOEURS

TOWN OF MOUNT-ROYAL

EASTERN CANADA

RIMOUSKI, QC

SAINT JOHN, NB

SYDNEY, NS

ST. JOHN'S, NL

OTHER

SALABERRY-DE-VALLEYFIELD, QC

KINGSTON, ON

LASALLE, QC

PORTFOLIO SUMMARY

Total buildings	23
Total portfolio SF	2,720,156
Number of Regions	12
Last Updated	2026/02/04



For detailed availability, click a region above.

For inquiries, contact:

THOMAS WAGNER
+1 (514) 243-3949
twagner@tidan.com

WILLIAM REFORD
+1 (514) 451-7223
wreford@tidan.com



TIDAN INC. - AVAILABILITY LIST

DOWNTOWN CORE MONTREAL, QC



666 Sherbrooke St. W.
"Tour Tidan"



1130 Sherbrooke St. W.

For detailed availability, click a property above.

For inquiries, contact:

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wreford@tidan.com



TIDAN INC. - AVAILABILITY LIST

LE SUD-OUEST MONTREAL, QC



1555 Carrie Derick St.



1600 Notre-Dame St. W.
"Design Center"



Tidan Griffintown

For detailed availability, click a property above.

For inquiries, contact:

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TIDAN INC. - AVAILABILITY LIST

GARMENT DISTRICT MONTREAL, QC



9600 St-Laurent Blvd.



111 Chabanel St. W.

For detailed availability, click a property above.

For inquiries, contact:

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TIDAN INC. - AVAILABILITY LIST

ÎLE-DES-SŒURS VERDUN, QC



3000 René-Lévesque



300 du Golf Rd.
"Tennis Île-des-Sœurs"

For detailed availability, click a property above.

For inquiries, contact:

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TIDAN INC. - AVAILABILITY LIST

TOWN OF MOUNT-ROYAL TMR, QC



5645-5675 Royalmount Ave. 8260-8300 Devonshire Rd.



1255 Laird St.
"Espace VMR"

For detailed availability, click a property above.

For inquiries, contact:

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TIDAN INC. - AVAILABILITY LIST

RIMOUSKI, QC EASTERN CANADA



320 St-Germain St. E.
"Le Séjour"

For detailed availability, click a property above.

For inquiries, contact:

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TIDAN INC. - AVAILABILITY LIST

SAINT JOHN, NB EASTERN CANADA



212 McAllister St.
"Parkway Mall"



20 Prince Edward St.
"Prince Edward Square Mall"

For detailed availability, click a property above.

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TIDAN INC. - AVAILABILITY LIST

SYDNEY, NS EASTERN CANADA



45 Keltic Drive "Keltic Plaza"

For detailed availability, click a property above.

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TIDAN INC. - AVAILABILITY LIST

ST. JOHN'S, NL EASTERN CANADA



370 Torbay Rd.
"Bally Rou Place"

For detailed availability, click a property above.

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wreford@tidan.com



TIDAN INC. - AVAILABILITY LIST

SALABERRY-DE-VALLEYFIELD, QC OTHER



181 Victoria St.

"Centre Professionnel Victoria"

For detailed availability, click a property above.

For inquiries, contact:

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twagner@tidan.com

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TIDAN INC. - AVAILABILITY LIST

KINGSTON, ON OTHER



1187 Princess St.
"Strata Center"

For detailed availability, click a property above.

For inquiries, contact:

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TIDAN INC. - AVAILABILITY LIST

LASALLE, QC
OTHER



8100-8208 Jean-Brillon St.

For detailed availability, click a property above.

For inquiries, contact:

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TOUR TIDAN - 666 Sherbrooke W.



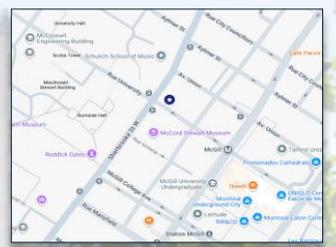
Market: Downtown Core
Class: B+
Additional: \$13.50
GLA: 118,694 SF
Vacant: 19,760 SF
Max Contig.: 11,120 SF
Floor Plate: 5,560 SF

CONTACT

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MAP LOCATION



BROCHURE

[TOUR TIDAN - ENG.pdf](#)

SUITE VACANT SPACE (SF)

300	3,700
400	3,860
800	5,560
901	1,711
902	2,149
1604	1,390
2001	1,390

PROPERTY HIGHLIGHTS

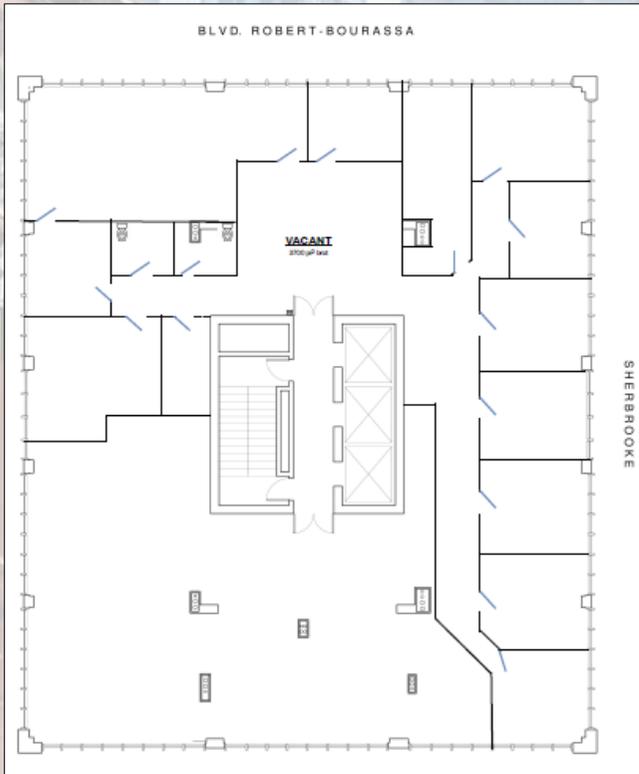
- Carefully maintained Class B+ office building
- Unobstructed views of Mount Royal
- Indoor parking available
- 24/7 HVAC
- Less than a thirty (30) second walk to McGill Metro
- Direct ground-floor access to Tim Hortons, Boustan, Madame Poulet, Sushiyo, convenience store, and RBC
- Turn-key buildouts
 - In-house construction team
 - Exceptionally expeditious turnaround time
 - First-in-class tailor-made spaces



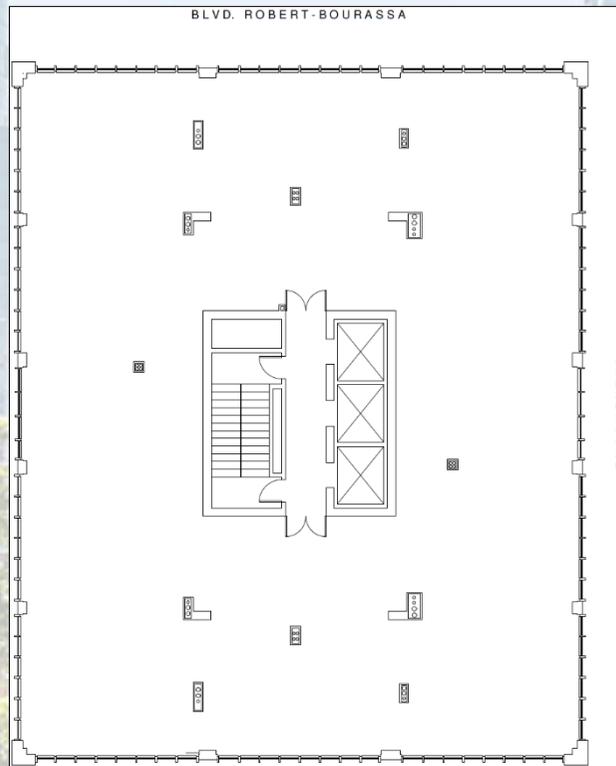
FLOOR PLANS

FLOOR PLANS

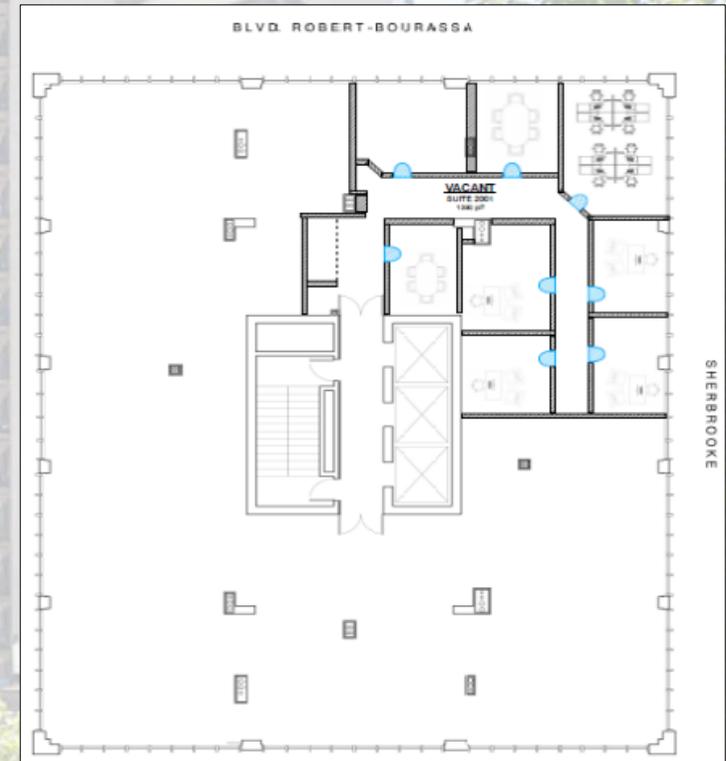
SUITE 300 | 3,700 SF



SUITE 800 | 5,560 SF



SUITE 2001 | 1,390 SF





1130 Sherbrooke W.



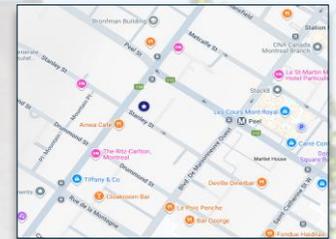
Market: Downtown Core
Class: A
Additional: \$18.00
GLA: 230,738 SF
Vacant: 62,208 SF
Max Contig.: 36,516 SF
Floor Plate: 14,191 SF

CONTACT

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MAP LOCATION



BROCHURE

[1130 SHERBROOKE - ENG.pdf](#)

SUITE	VACANT SPACE (SF)
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201	1,076
202	4,095
203	5,653
301	2,033
302	1,936
401	2,028
402	4,225
403	2,246
501	7,060
801	973
900	14,191
1000	14,191
1301	2,501

PROPERTY HIGHLIGHTS

- Class A office building under brand new ownership
- Prestigious Sherbrooke address located in the Golden Square Mile
- Column-free floor plates
- Two (2) minute walk to Peel Metro
- 24/7 HVAC
- Major capital projects: new garage, elevators, lobby, and landings
- Interior parking available; ratio 1/1,500 SF
- Turn-key buildouts
 - In-house construction team
 - Exceptionally expeditious turnaround time
 - First-in-class tailor-made spaces

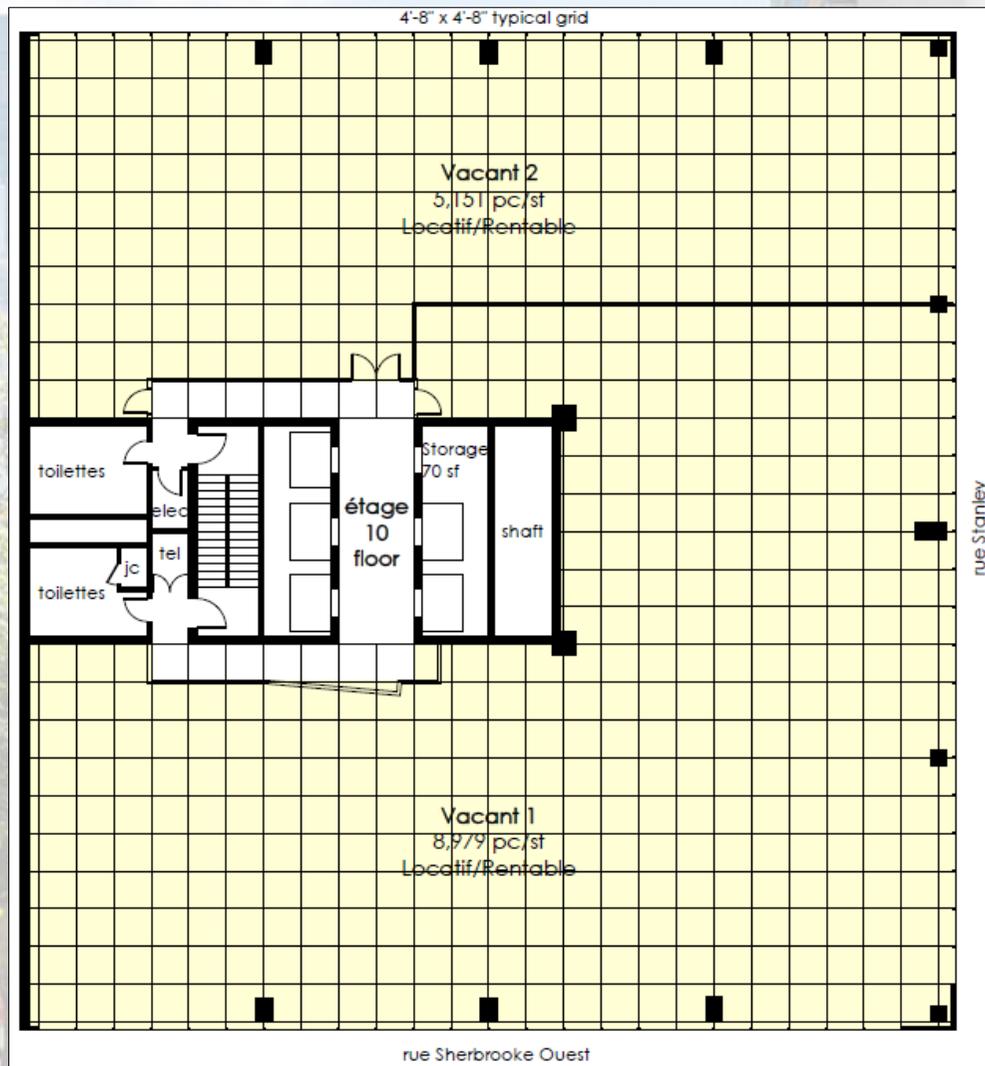


FLOOR PLANS



FLOOR PLANS

SUITE 1000 | 14,191 SF





1555 Carrie-Derick



Market: Bridge-Bonaventure, PEPSC
Class: B
Additional: \$4.71
GLA: 82,234 SF
Vacant: 82,234 SF
Max Contig.: 82,234 SF

CONTACT

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MAP LOCATION



<u>SUITE</u>	<u>VACANT SPACE (SF)</u>
100	41,117
200	35,117

PROPERTY HIGHLIGHTS

- Includes cafeteria, gym, showers, and wellness amenities
- Move-in ready condition with modern and flexible open floor plates with abundant natural light
- Quick access to downtown Montreal, major highways, and public transit
- Over 200 exterior parking spaces on site
- Located in Bridge-Bonaventure, an emerging innovation district



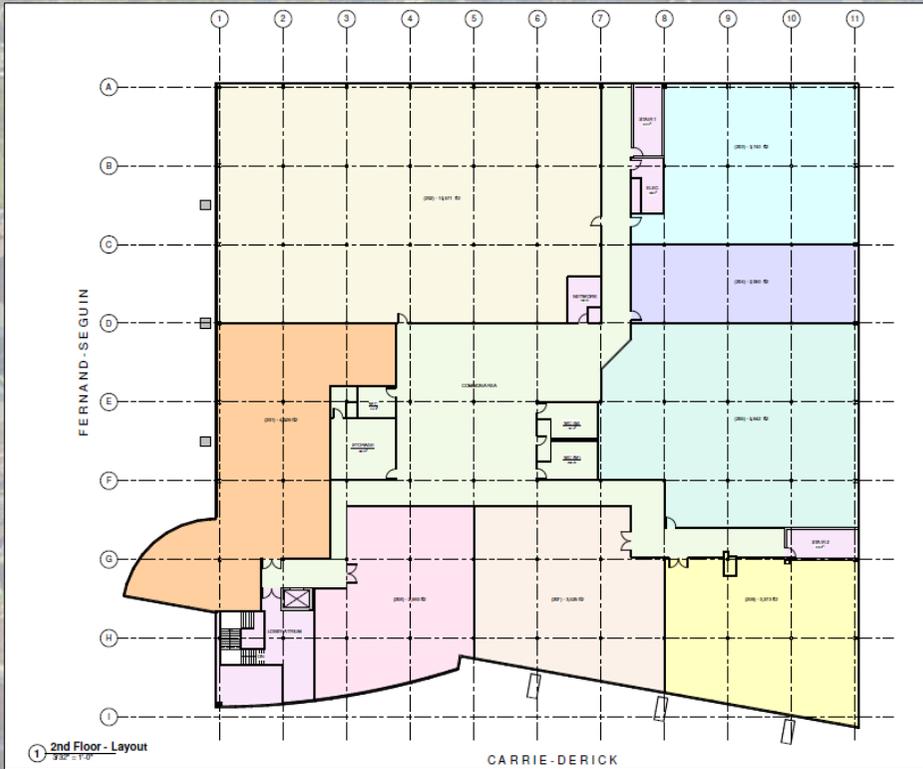
FLOOR PLANS



FLOOR PLANS

2ND FLOOR | 76,234 SF (DIVISIBLE)

PROPERTY PHOTOS





Design Center - 1600 Notre-Dame W.



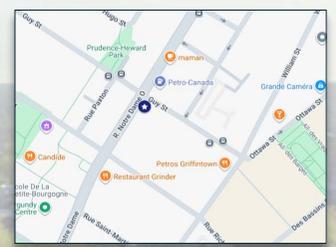
Market: Griffintown / Little Burgundy
Class: B
Additional: \$7.42
GLA: 145,519 SF
Vacant: 3,500 SF

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MAP LOCATION



SUITE	VACANT SPACE (SF)
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PROPERTY HIGHLIGHTS

208	3,500
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- Conveniently situated at the edge of Downtown Montreal
- Steps away to major universities, stores, and restaurants
- Located in a busy tourist and business area of Griffintown
- Large studios with bathrooms and showers

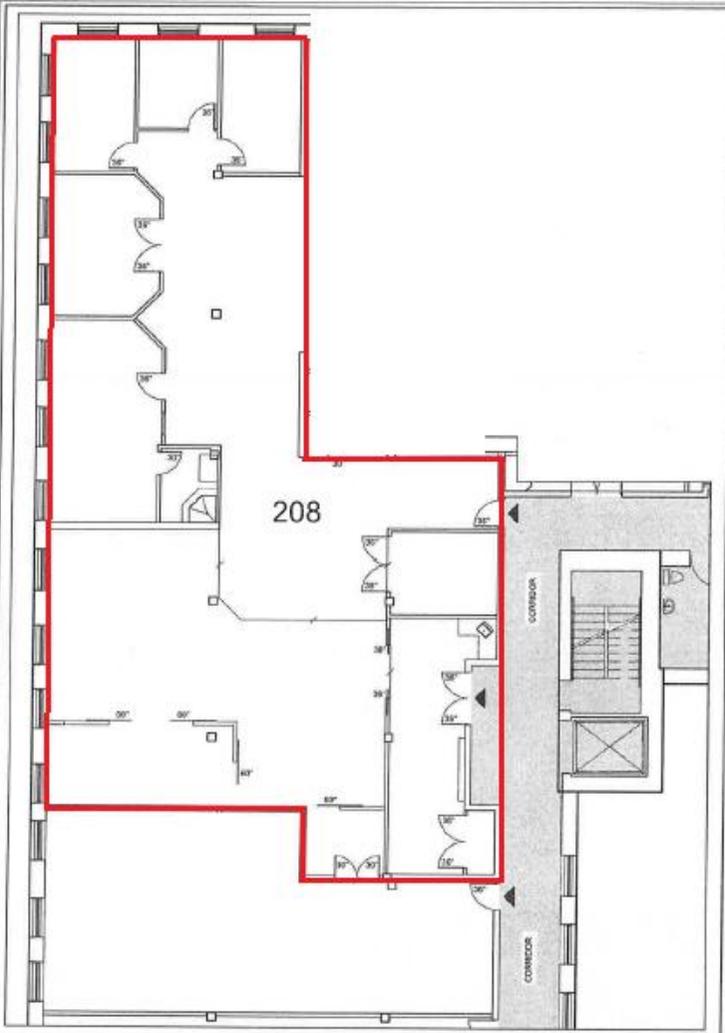


FLOOR PLANS



FLOOR PLANS

SUITE 208 | 3,500 SF





Tidan Griffintown



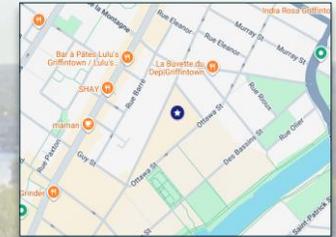
Market: Griffintown
Additional: TBD
GLA: ≈38,500 SF

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MAP LOCATION



SUITE

VACANT SPACE (SF)

TYPE

PROPERTY HIGHLIGHTS

- Located in the heart of Griffintown with excellent access to downtown core
- Upcoming Griffintown-Bernard-Landry REM station making easy commuting for employees and clients
- Proximity to numerous bus routes and road access
- Next to the Lachine Canal for walking and biking convenience
- Area features a mix of modern condo towers, restaurants, and cafés



FLOOR PLANS



FLOOR PLANS

AXONOMETRIC PROJECTION OF PROPERTY



STRATEGY B: URBAN FRAGMENT





9600 St-Laurent Blvd.



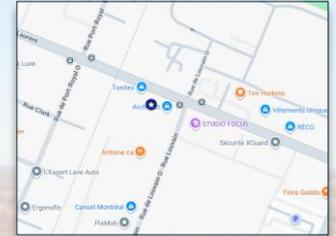
Market: Garment District
Additional: \$2.81
GLA: 312,827 SF
Vacant: 52,845 SF

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MAP LOCATION



SUITE VACANT SPACE (SF)

COMMENTS

PROPERTY HIGHLIGHTS

SUITE	VACANT SPACE (SF)	COMMENTS
200	27,417	Ground floor conveyor belt access
306	13,552	
509	6,384	
514	5,492	

- Situated in the heart of Montreal's Fashion District
- Loft style building featuring retail, office, and warehouse spaces
- Dedicated conveyor belt on ground floor
- Close proximity to Marché Central
- Next to the Chabanel train station

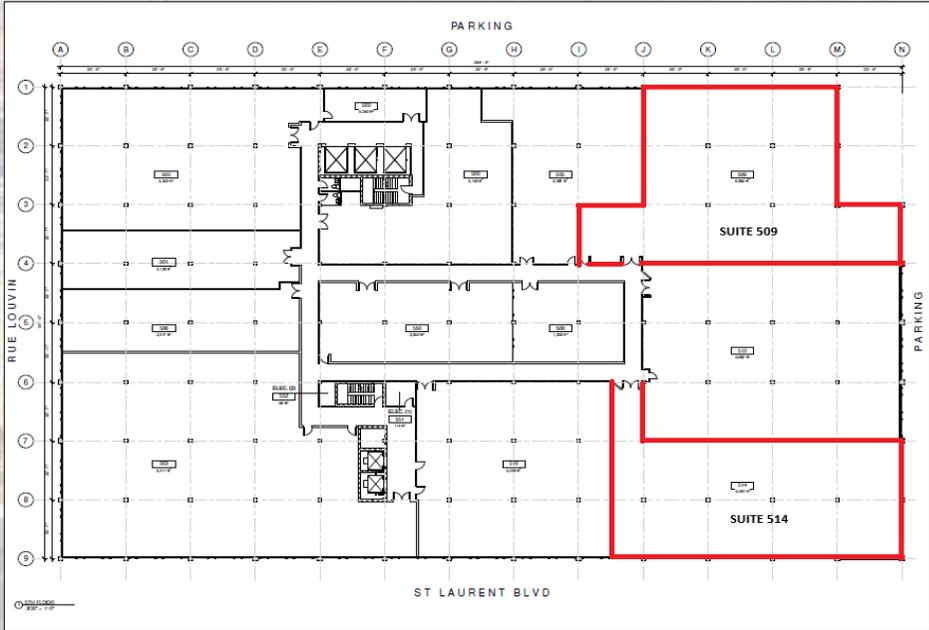
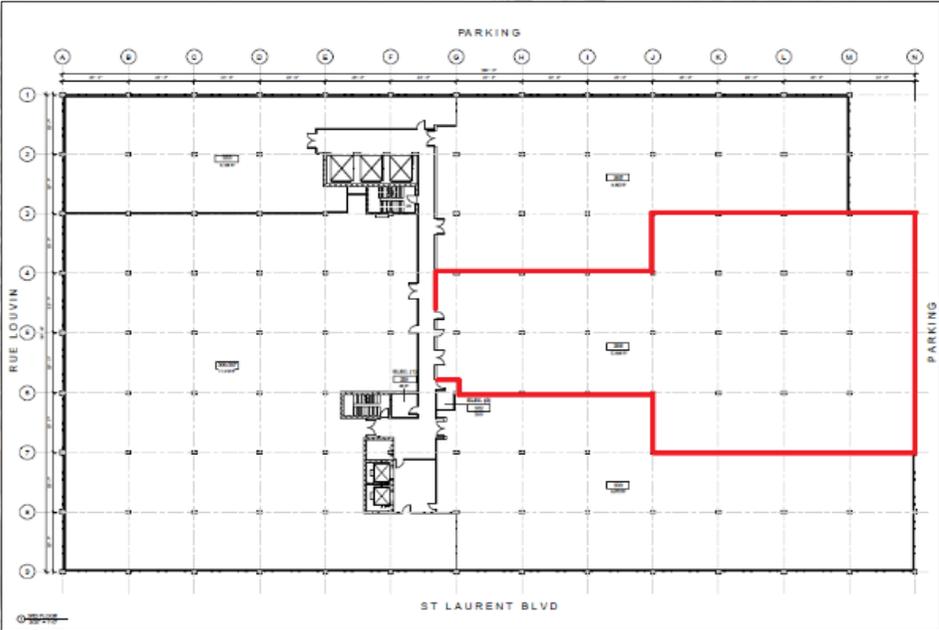


FLOOR PLANS

FLOOR PLANS

SUITE 306 | 13,552 SF

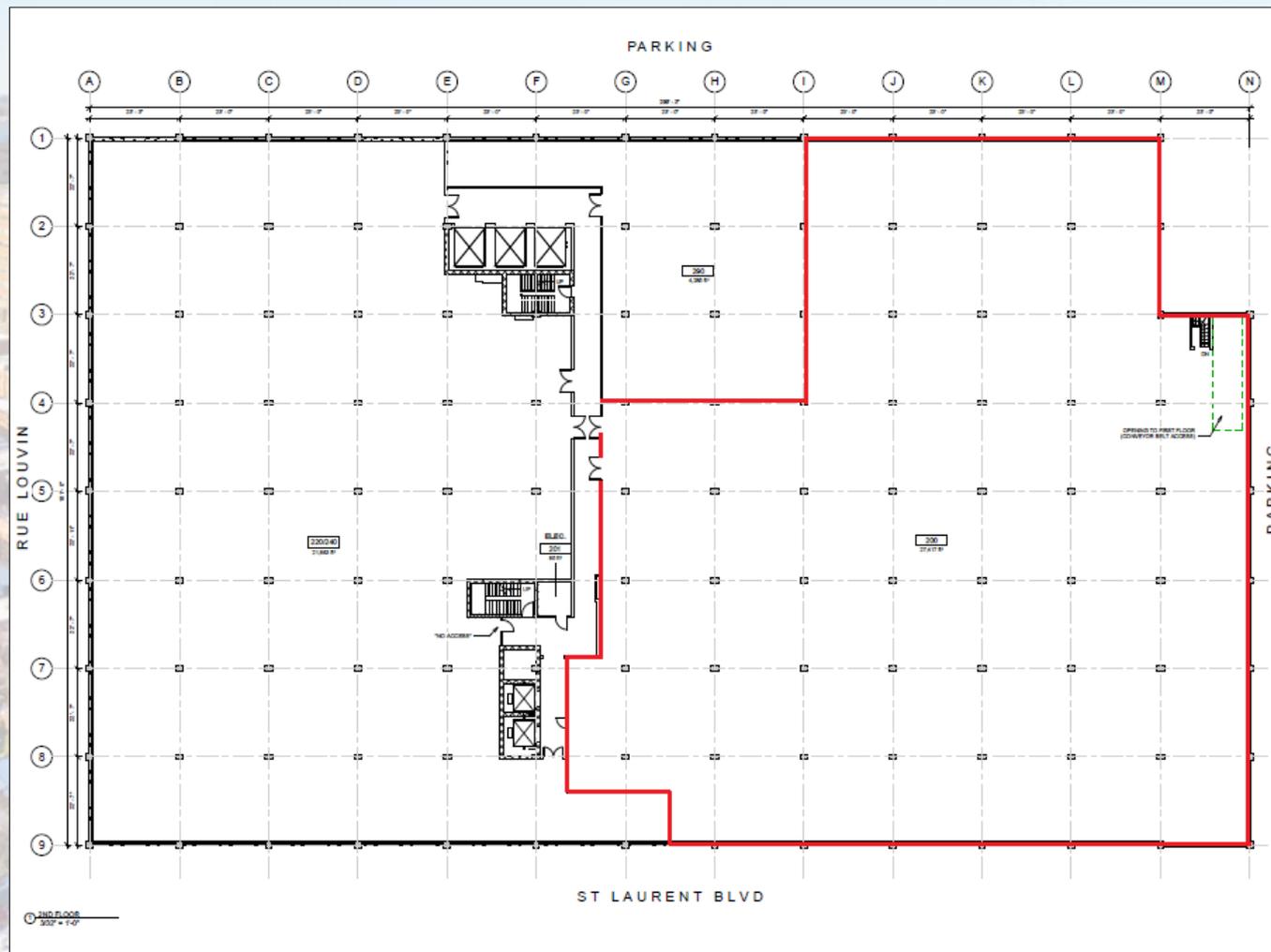
SUITES 509 & 514 | 6,384 SF & 5,492 SF





FLOOR PLANS

SUITE 200 | 27,417 SF





111 Chabanel W.



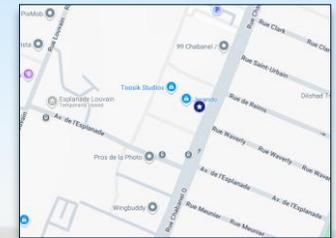
Market: Garment District
Additional: \$3.39
GLA: 418,023 SF
Vacant: 40,184 SF

CONTACT

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 +1 (514) 243-3949
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MAP LOCATION



BROCHURE

[111 CHABANEL - ENG.pdf](#)

SUITE VACANT SPACE (SF)

TYPE

PROPERTY HIGHLIGHTS

SUITE	VACANT SPACE (SF)	TYPE
102	3,035	Retail
404	3,856	Flex
408	1,560	Flex
415	1,940	Flex
419	1,416	Flex
424	140	Flex
504	4,140	Industrial
515	3,800	Flex
603	1,150	Flex
605	1,920	Flex
607	1,920	Flex
616	3,000	Flex
631	2,610	Flex
704	8,892	Industrial
709	805	Industrial

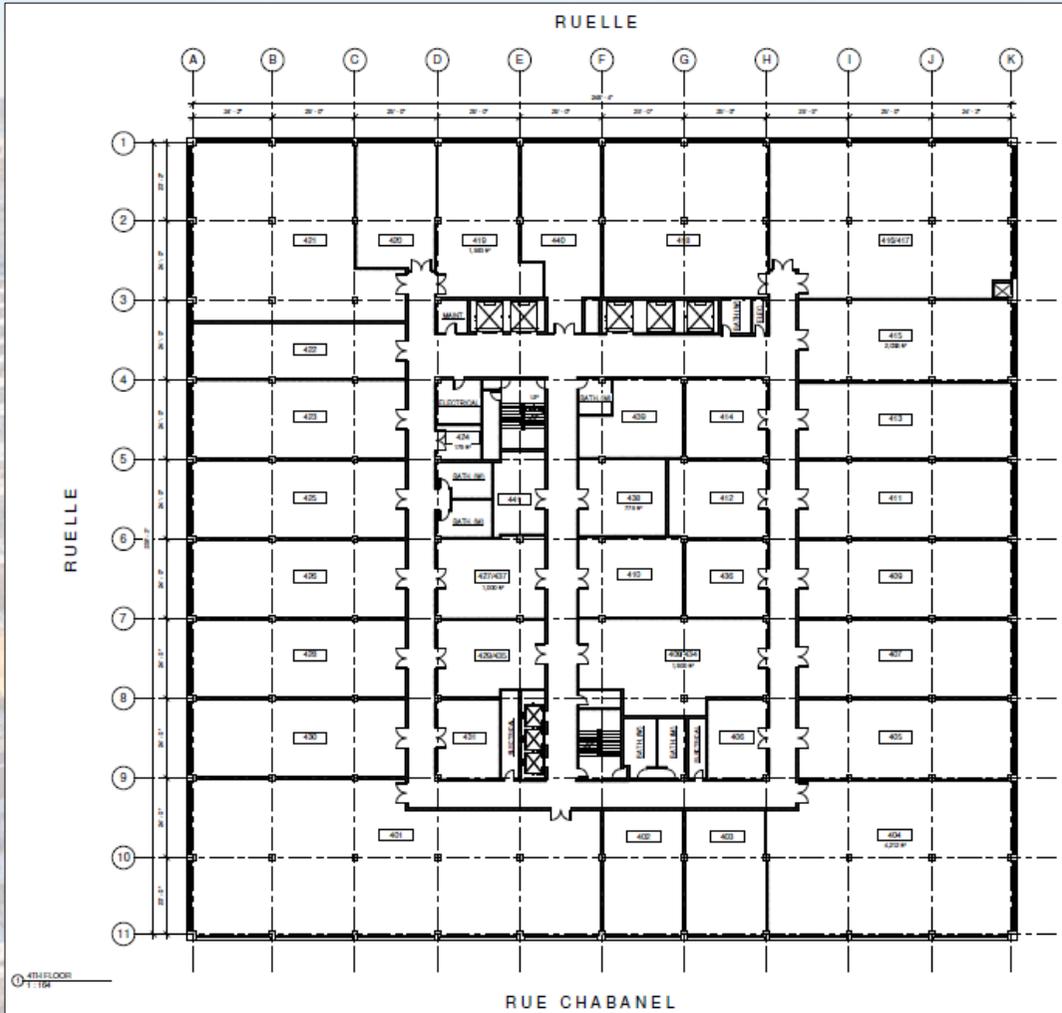
- Situated in Montreal's Fashion District, close to Chabanel train station
- Bright versatile spaces with large windows
- Central heating and A/C
- Ideal for creative & innovative businesses that need a mix of office, warehouse, or studio
- Ample underground parking



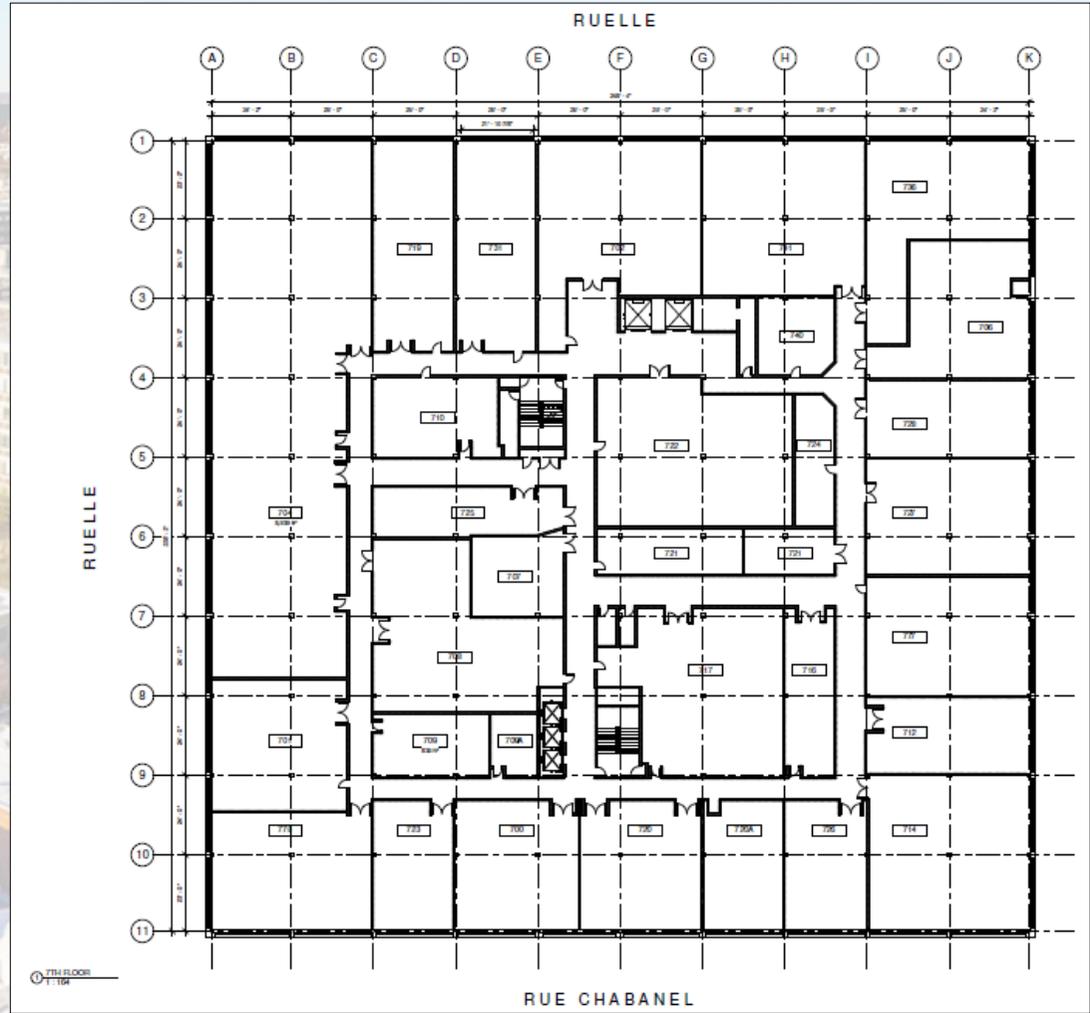
FLOOR PLANS

FLOOR PLANS

4TH FLOOR



7TH FLOOR





3000 René-Lévesque Blvd



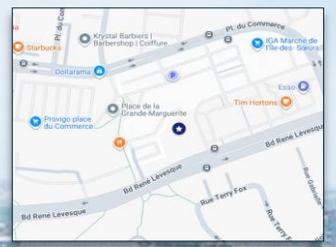
Market: Île-des-Sœurs
Class: B+
Additional: \$12.05
GLA: 74,437 SF
Vacant: 1,236 SF

CONTACT

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+1 (514) 243-3949
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MAP LOCATION



BROCHURE

[3000.RL - ENG.pdf](#)

SUITE	VACANT SPACE (SF)
320	1,236
LAST UNIT AVAILABLE	

TYPE
Office

PROPERTY HIGHLIGHTS

- Conveniently located near the entrance of Nun's Island
- Exceptional proximity to the REM station
- Provides free unreserved interior and exterior parking (150+ spaces)
- Fully customizable office floors
- Large windows with amazing natural light
- 24/7/365 secure access to the premises



Île-des-Sœurs Tennis Club - 300 du Golf Rd.



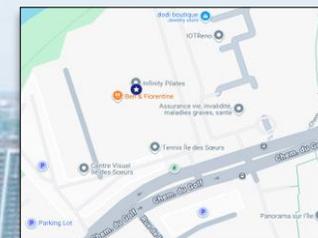
Market: Île-des-Sœurs
Additional: N/A
GLA: 10,000 SF
Vacant: 0

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MAP LOCATION



SUITE VACANT SPACE (SF)

- FULLY LEASED

PROPERTY HIGHLIGHTS

- Largest indoor tennis facility in North America
- Proximity to Place du Commerce
- LED-lighting system in all 20 courts
- 6 clay courts with a full view of the terrace
- Air conditioning in all buildings
- Gym with 10,000 sq. ft. of training space with best in-class equipment



Édifices Royalmount



5645 ROYALMOUNT AVE.



Market: TMR
Additional: \$3.43
GLA: 48,530 SF
Vacant: 0 SF

5665 ROYALMOUNT AVE.



Market: TMR
Class: B
Additional: \$6.76
GLA: 50,932 SF
Vacant: 16,580 SF

5675 ROYALMOUNT AVE.



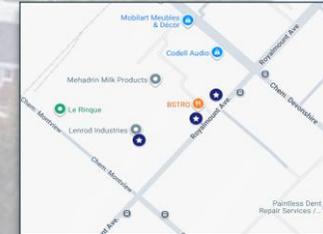
Market: TMR
Class: C
Additional: \$4.49
GLA: 110,245 SF
Vacant: 6,930 SF

CONTACT

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MAP LOCATION



SUITE

VACANT SPACE (SF)

COMMENTS

PROPERTY HIGHLIGHTS

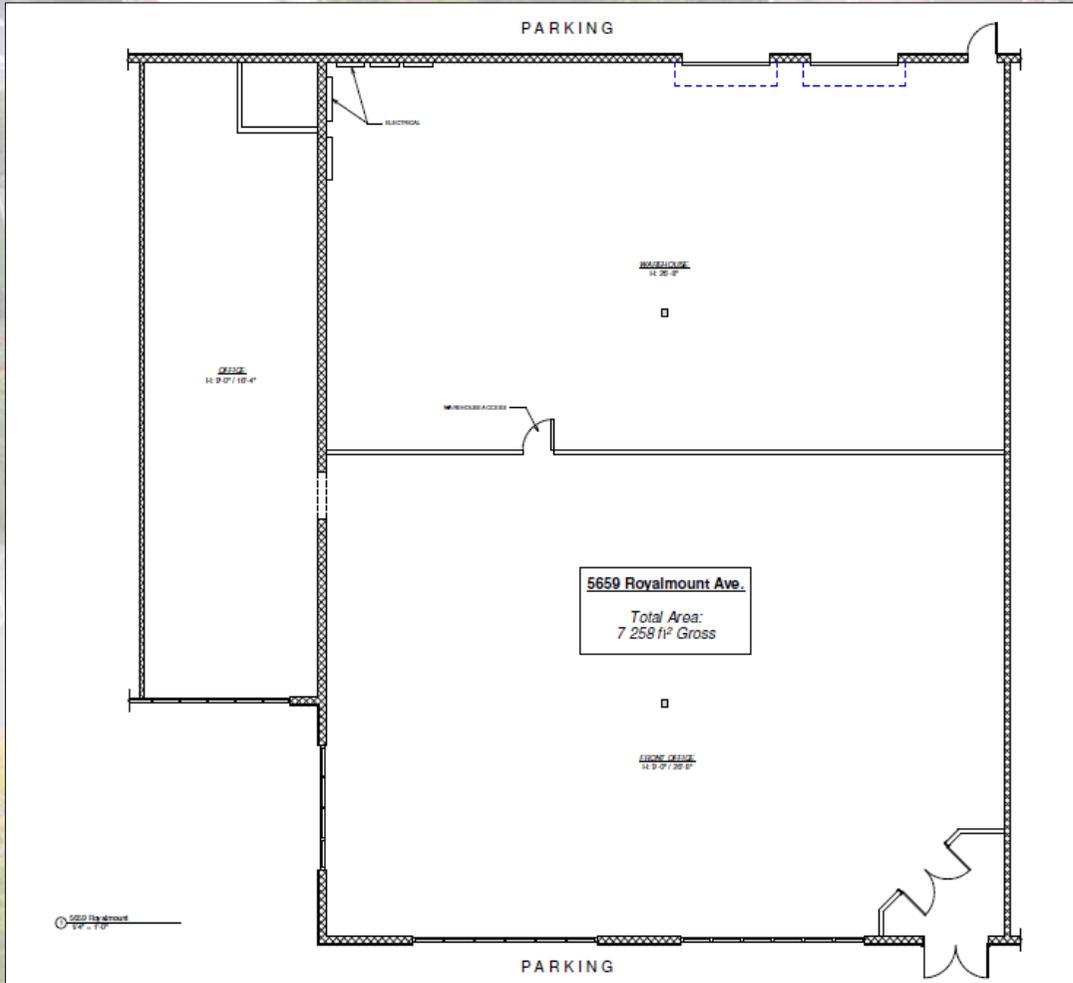
5659	7,258	27 ft ceilings, dock	<ul style="list-style-type: none"> • Ample exterior parking • Proximity to Highway 15 and Metropolitan Autoroute • Close to Royalmount, Montreal's newest and immense lifestyle destination
5663 - 5667	6,776	Drive in, garage door	
5665 - 210	2,546	Office	
5675 - 210	2,310	Office	
5675 - 300	4,620	Office	



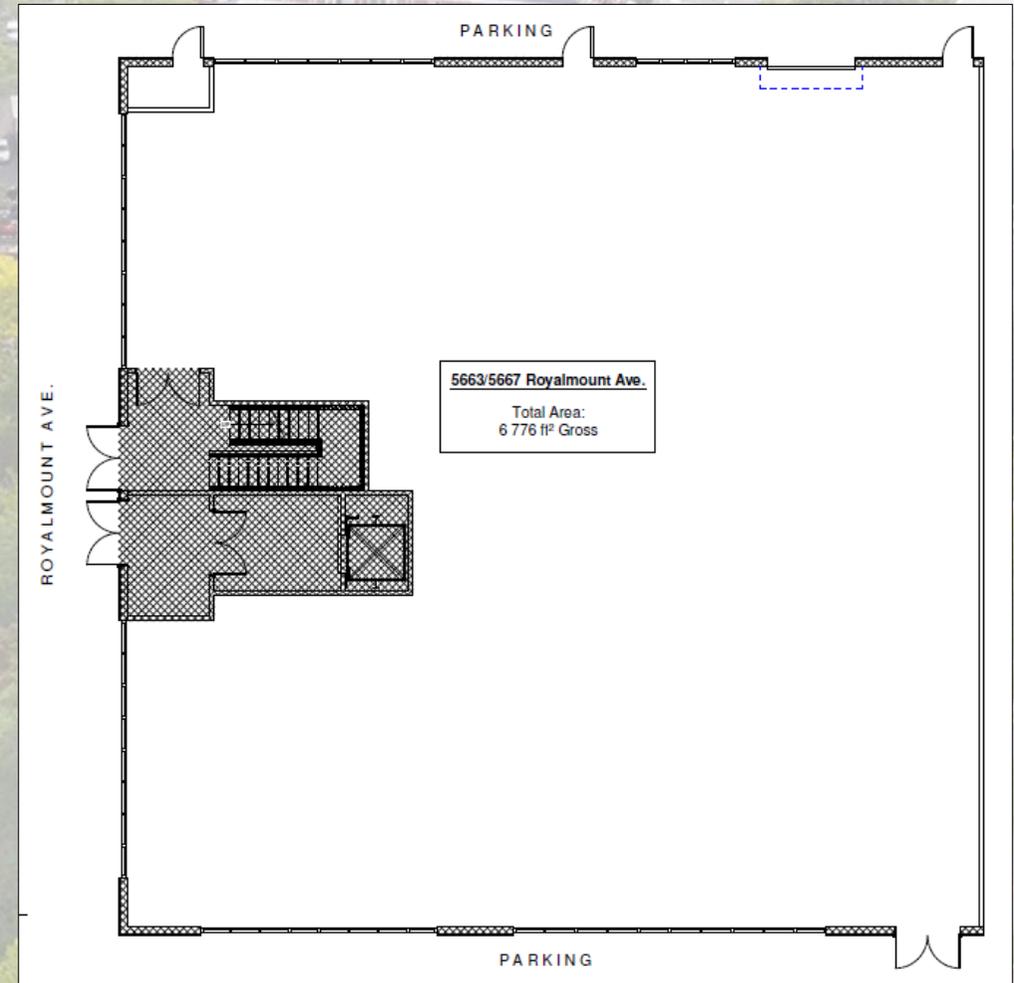
FLOOR PLANS

FLOOR PLANS

5659 ROYALMOUNT | 7,258 SF



5663/5667 ROYALMOUNT | 6,776 SF





Édifices Royalmount



8260 DEVONSHIRE RD.



Market: TMR
Class: B+
Additional: \$6.63
GLA: 34,677 SF
Vacant: 0 SF

8300 DEVONSHIRE RD.



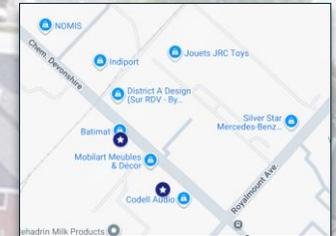
Market: TMR
Class: B+
Additional: \$3.88
GLA: 94,232 SF
Vacant: 2,414 SF

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MAP LOCATION



SUITE	VACANT SPACE (SF)	COMMENTS	PROPERTY HIGHLIGHTS
8300 - 203	2,414	Office	<ul style="list-style-type: none"> • Ample exterior parking • Proximity to Highway 15 and Metropolitan Autoroute • Close to Royalmount, Montreal's newest and immense lifestyle destination



1255 Blvd. Laird



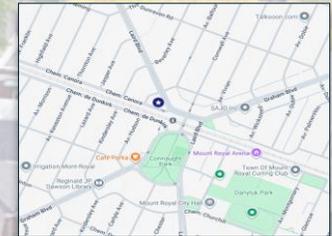
Market: Downtown TMR
Class: B
Additional: \$9.85
GLA: 81,274 SF
Vacant: 16,895 SF
Max Contig.: 5,300 SF

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MAP LOCATION



SUITE VACANT SPACE (SF)

TYPE

PROPERTY HIGHLIGHTS

SUITE	VACANT SPACE (SF)	TYPE
102	1,227	Office
105	2,449	Office
110	1,139	Office
160	1,380	Office
256	1,990	Office
257	602	Office
290	1,087	Office
333	3,438	Office
366	720	Office
380	790	Office
386	929	Office
390	1,144	Office

- Prime location: Situated in the heart of TMR, offering a peaceful and professional milieu
- One (1) minute walk to brand new REM, station Ville-de-Mont-Royal
- Access to Downtown Montreal in seven (7) minutes
- Proximity to Highway 40 and public transit for convenient commuting
- Indoor parking available



FLOOR PLANS

FLOOR PLANS

SUITES 102, 105, 110, 160

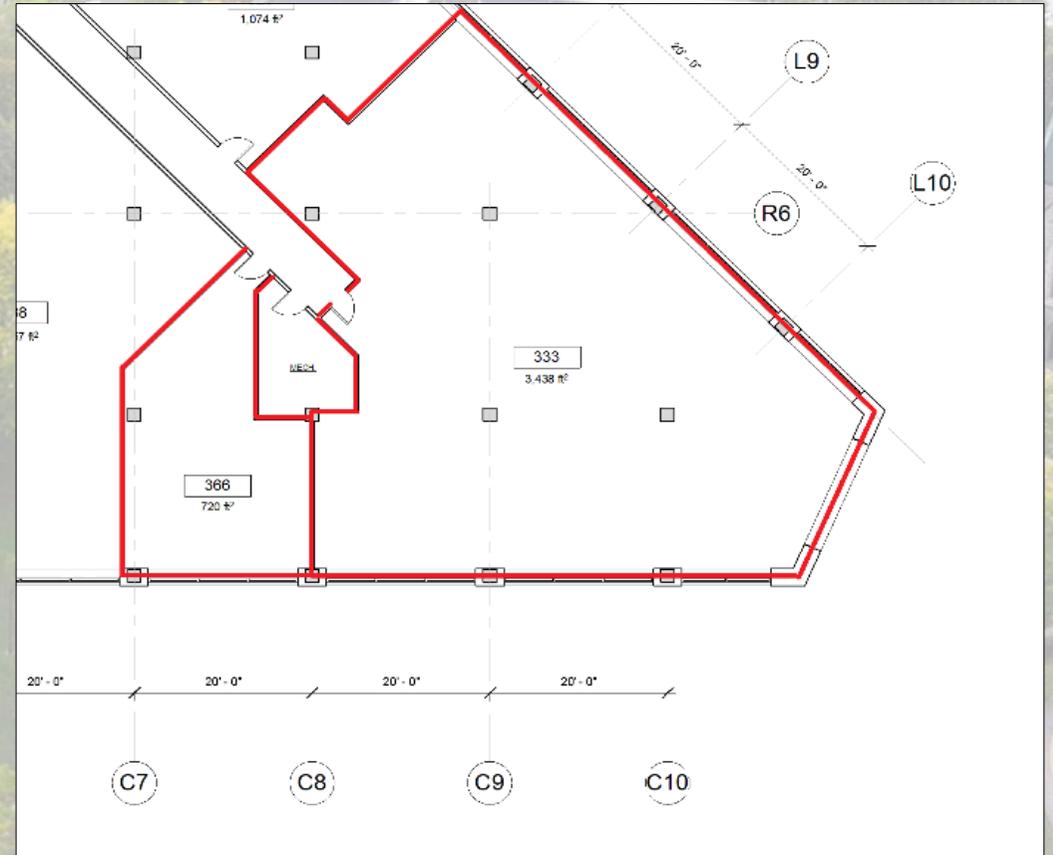


FLOOR PLANS

SUITES 256 & 257 | 1,990 SF & 602 SF



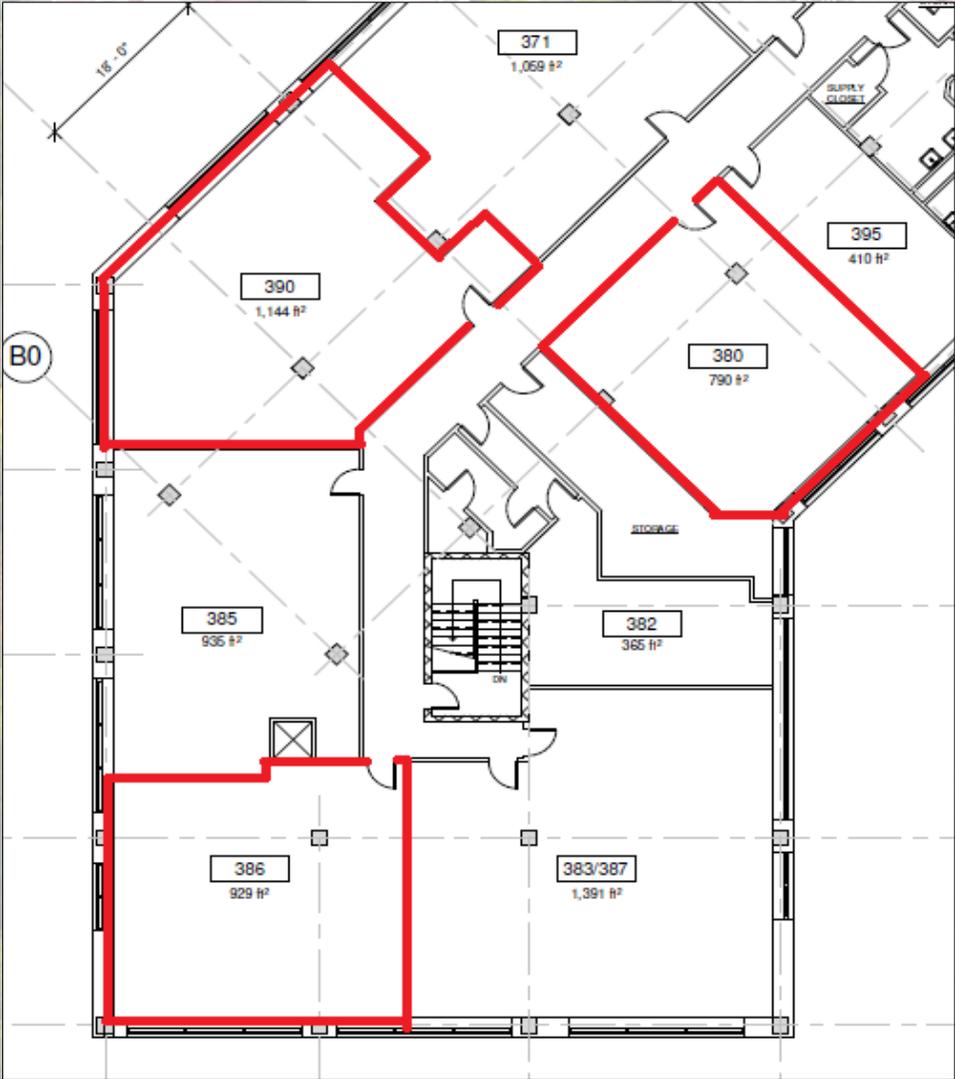
SUITES 333 & 366





FLOOR PLANS

SUITES 380, 386, & 390





Le Séjour - 320 St-Germain St. E.



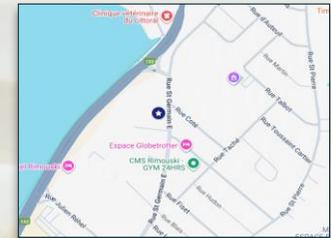
Market: Downtown Rimouski
Class: B
Additional: \$8.36
GLA: 72,515 SF
Vacant: 18,259 SF
Max Contig.: 10,448 SF

CONTACT

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wreford@tidan.com

MAP LOCATION



SUITE VACANT SPACE (SF)

TYPE

PROPERTY HIGHLIGHTS

SUITE	VACANT SPACE (SF)	TYPE
102	904	Retail
104	1,324	Retail
106	919	Office
400	2,368	Office
403	2,296	Office
500	7,217	Office
501	2,486	Office
502	745	Office

- In the heart of Rimouski - immediate access off Route 132 and Highway 20
- Ample parking on-site
- Beautiful panoramic views of the St-Lawrence River

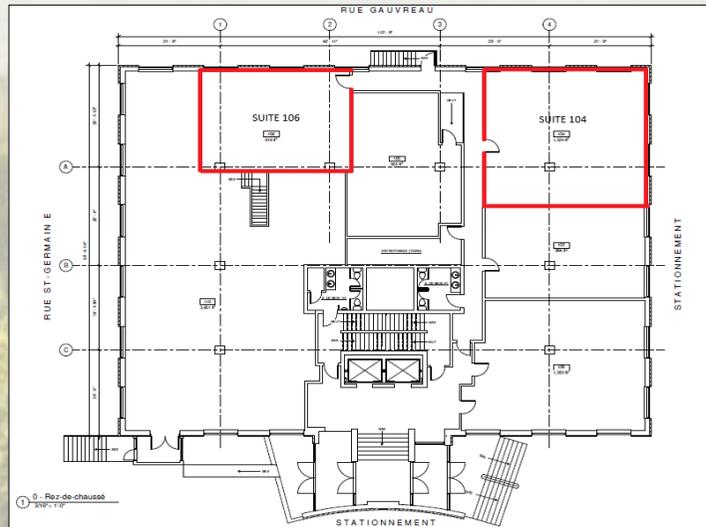


FLOOR PLANS

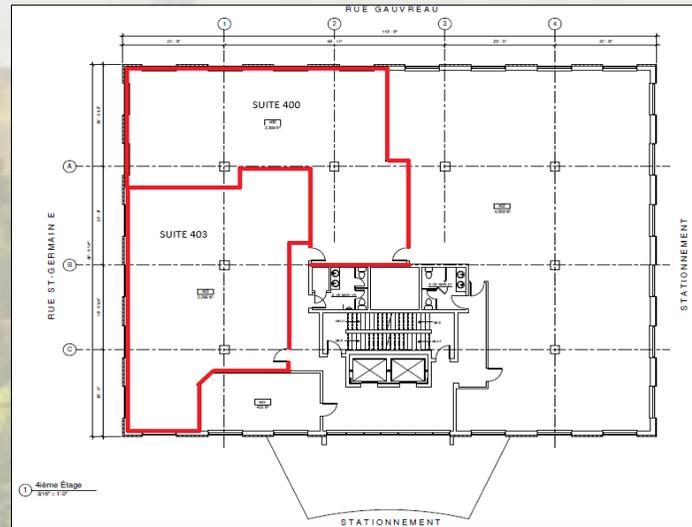


FLOOR PLANS

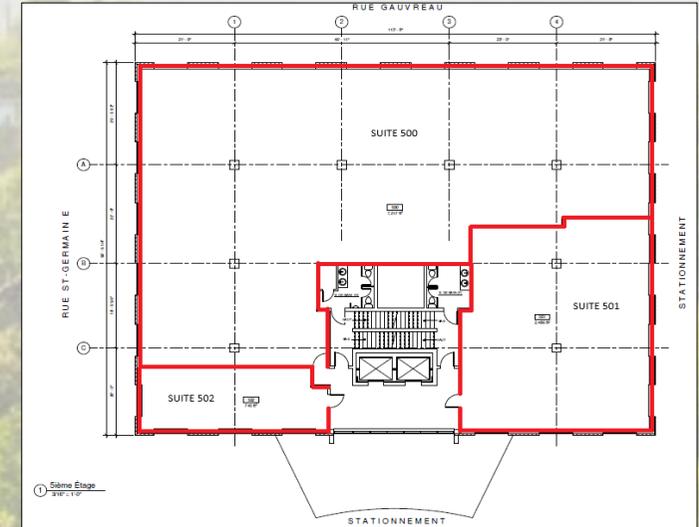
SUITE 104 & 106 | 1,324 SF & 750 SF



SUITE 400 & 403 | 2,368 SF & 2,296 SF



SUITES 500, 501, & 502





Parkway Mall - 212 McAllister Dr.



Market: McAllister Dr. Commercial Node
Additional: \$6.45
GLA: 215,954 SF
Vacant: 16,421 SF

CONTACT

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twagner@tidan.com

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wreford@tidan.com

MAP LOCATION



SUITE

VACANT SPACE (SF)

TYPE

PROPERTY HIGHLIGHTS

117
130A

10,021
6,400

Retail
Retail

- Situated in the East Saint John/McAllister community, the city's prime shopping district
- Anchored by Loblaws (No Frills), Value Village, and Pharmasave
- Minutes from Highway 1

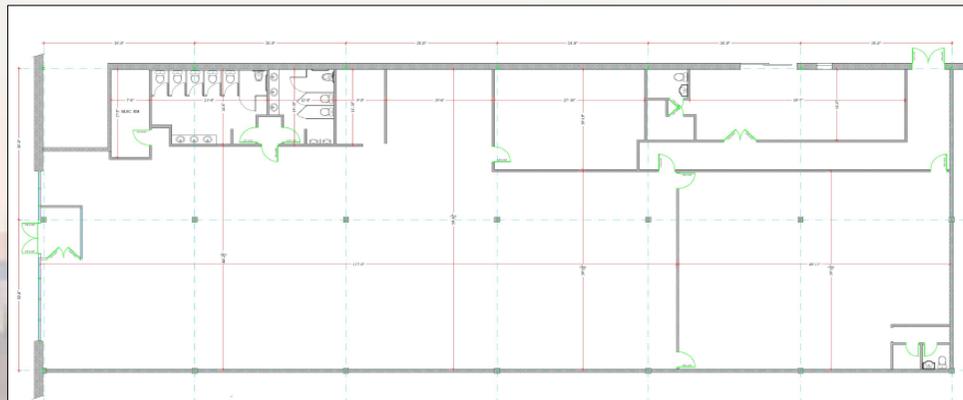


FLOOR PLANS

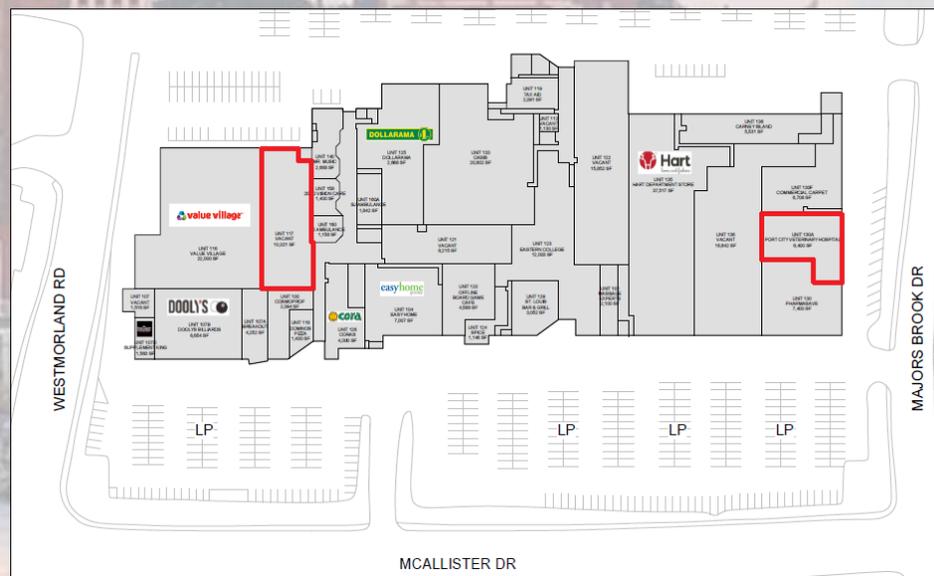


FLOOR PLANS

SUITE 117 | 10,021 SF



SUITES 117 & 130A | 10,021 SF & 6,400 SF



Prince Edward Square Mall - 20 Prince Edward St.



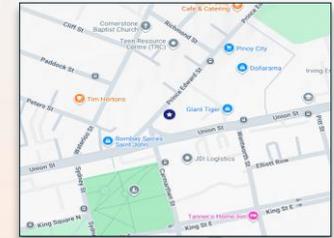
Market: Saint John Uptown
Additional: \$6.39
GLA: 159,105 SF
Vacant: 94,299 SF
Max Contig.:

CONTACT

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MAP LOCATION



SUITE	VACANT SPACE (SF)	TYPE	PROPERTY HIGHLIGHTS
ER103	6,431	Retail	<ul style="list-style-type: none"> Situated close to the core of Uptown Saint John, its financial, entertainment, and cultural hub Corporate head offices, post-secondary facilities, hotels, shops, bars, restaurants nearby Ample outdoor and underground parking
ER106	1,006	Retail	
ER109	3,500	Retail	
ER111	3,130	Retail	
ER128	39,176	Retail	
ER129	25,711	Retail	
ER138	6,440	Retail	
ER201	1,200	Retail	
ER202	2,000	Retail	
ER203	5,705	Retail	



FLOOR PLANS



Keltic Plaza - 45 Keltic Dr.



Market: Sydney River
Additional: \$3.33
GLA: 235,660 SF
Vacant: 13,709 SF
Max Contig.:

CONTACT

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MAP LOCATION



SUITE VACANT SPACE (SF)

17	10,457
07A	937
15B	2,315

TYPE

Retail
 Retail
 Storage

PROPERTY HIGHLIGHTS

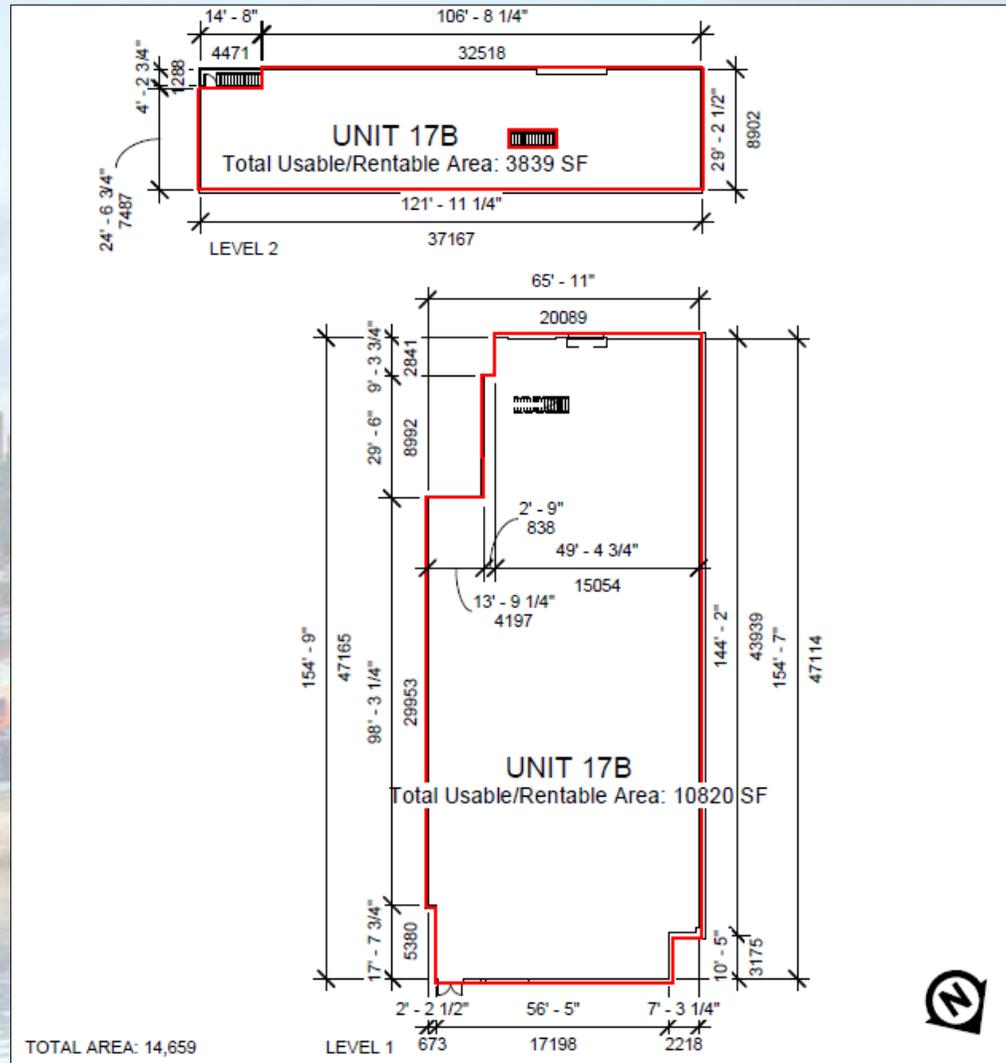
- Situated in the heart of Sydney River, at the interchange between Highway 125 & 4
- Large mixed use retail center anchored by Dollarama, Sobeys, and Walmart
- Strategically positioned near several schools, sports facilities, restaurants, & retail spaces
- Bordered by Keltic Dr. & Kings Rd., some of the busiest roadways in the area



FLOOR PLANS

FLOOR PLANS

SUITE 17B





Bally Rou Place - 370 Torbay Rd.



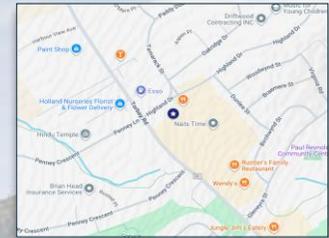
Market: Torbay Rd. Commercial District
Class: B
Additional: \$7.39
GLA: 60,816 SF
Vacant: 25,948 SF
Max Contig.: 13,000 SF

CONTACT

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MAP LOCATION



SUITE VACANT SPACE (SF)

SUITE	VACANT SPACE (SF)	TYPE
E130	1,498	Office
E160	2,354	Office
E201	3,182	Office
E202	3,182	Office
W110	3,040	Office
W300	2,591	Office
W310	10,101	Office

PROPERTY HIGHLIGHTS

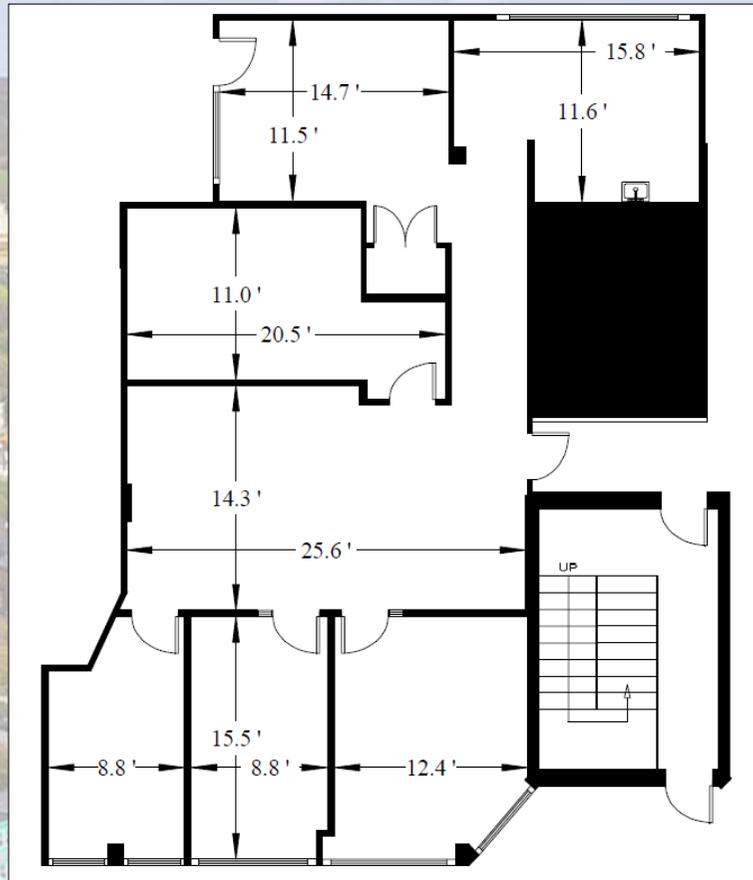
- Conveniently situated in the City's east end
- Quick and easy access to all major transportation routes and business centers
- Ample parking
- High exposure as the property is adjacent to Torbay Rd. and Highway 20



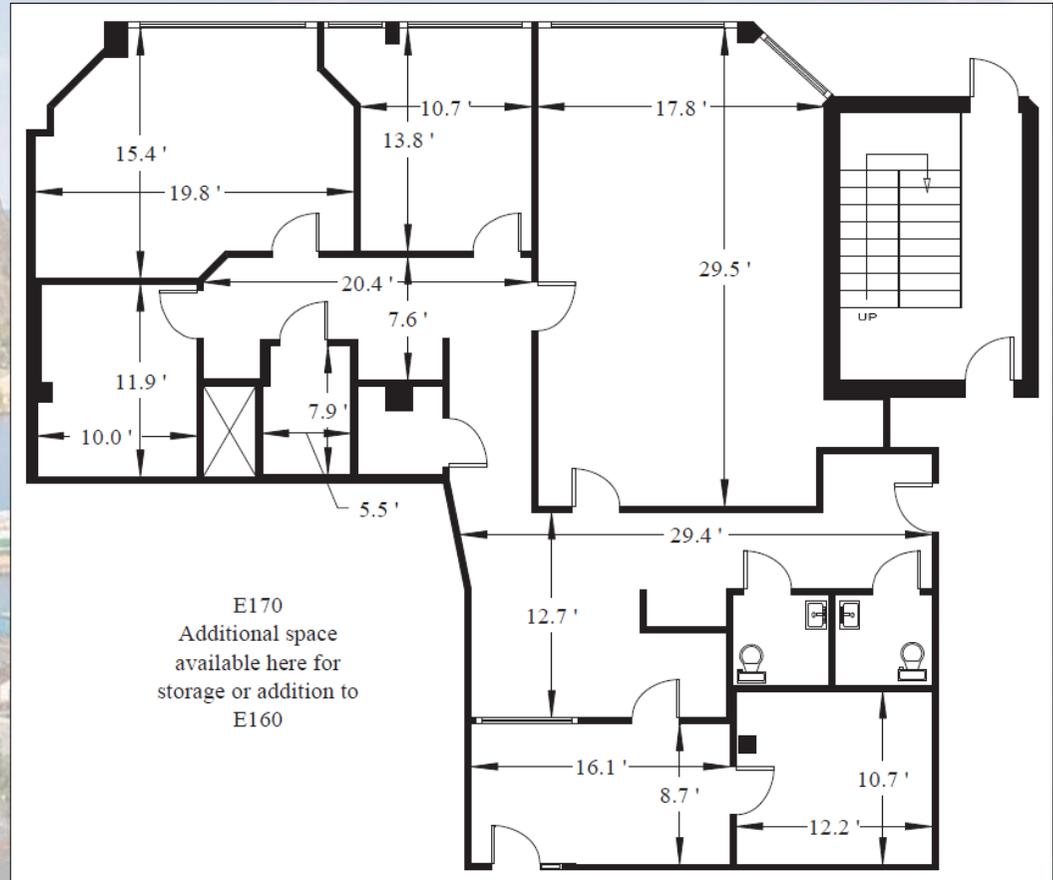
FLOOR PLANS

FLOOR PLANS

SUITE E130 | 1,498 SF

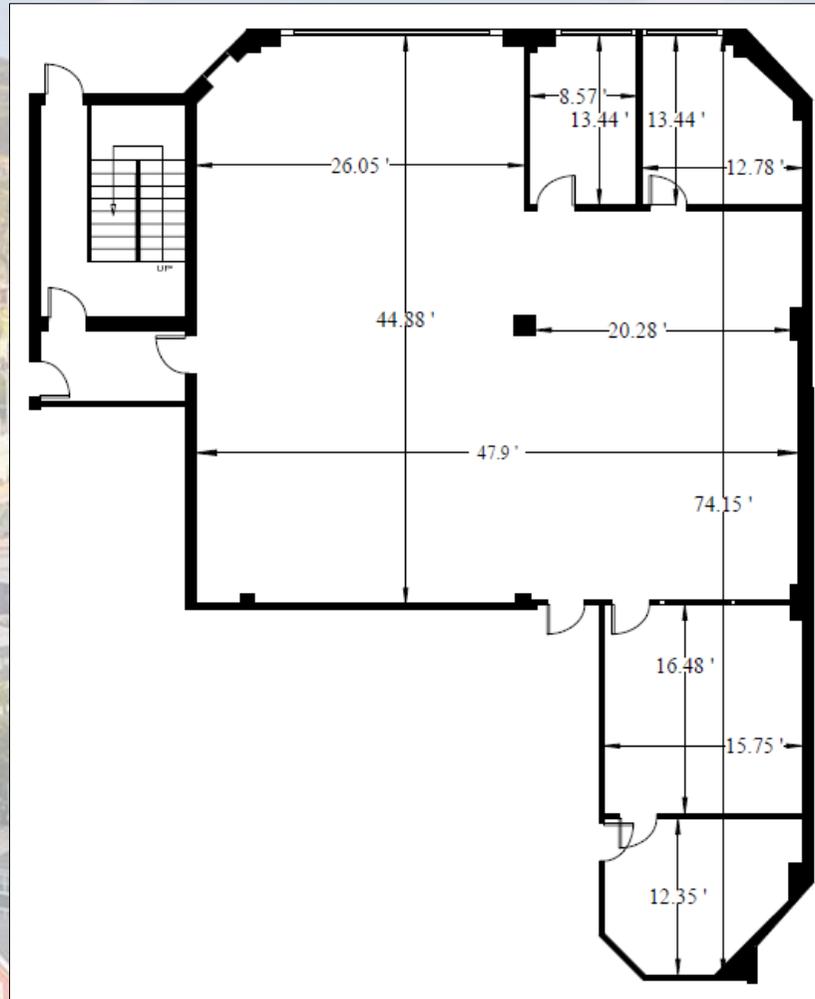


SUITE E160 | 2,354 SF



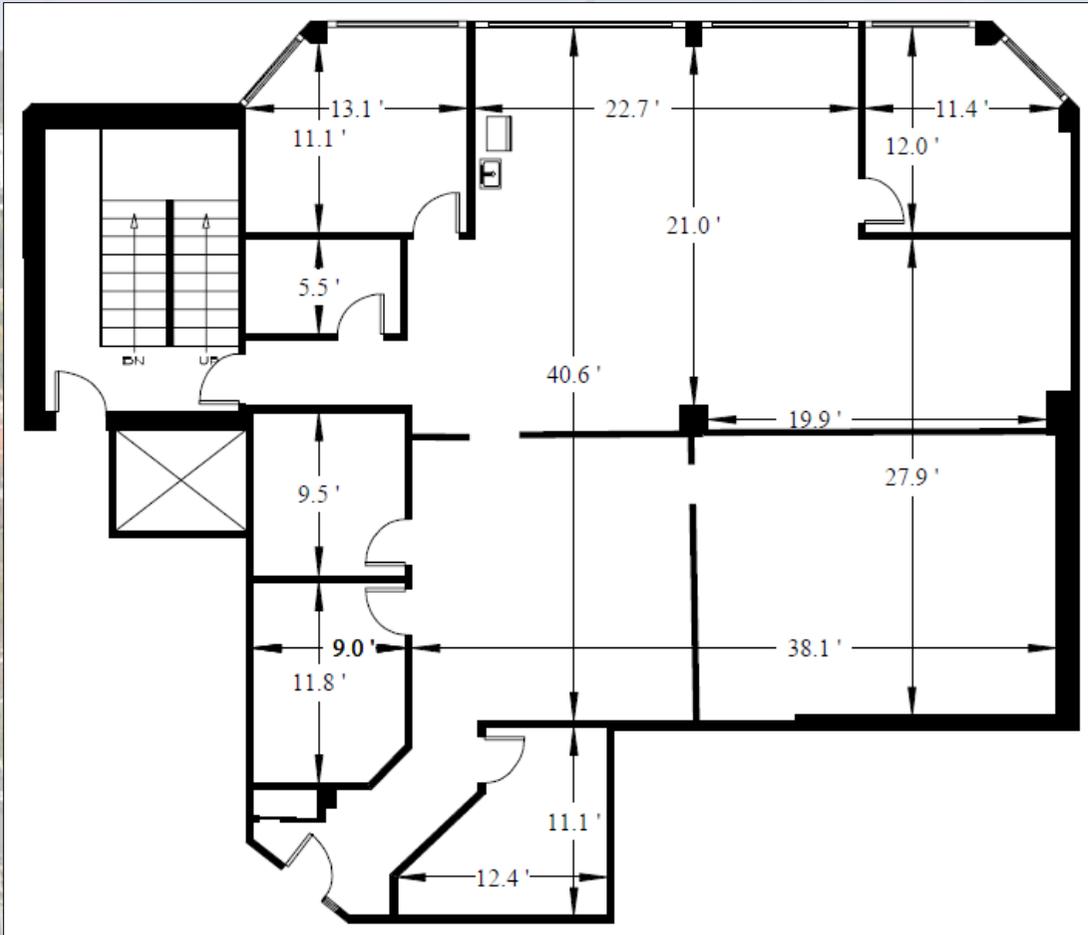
FLOOR PLANS

SUITE W110 | 3,040 SF

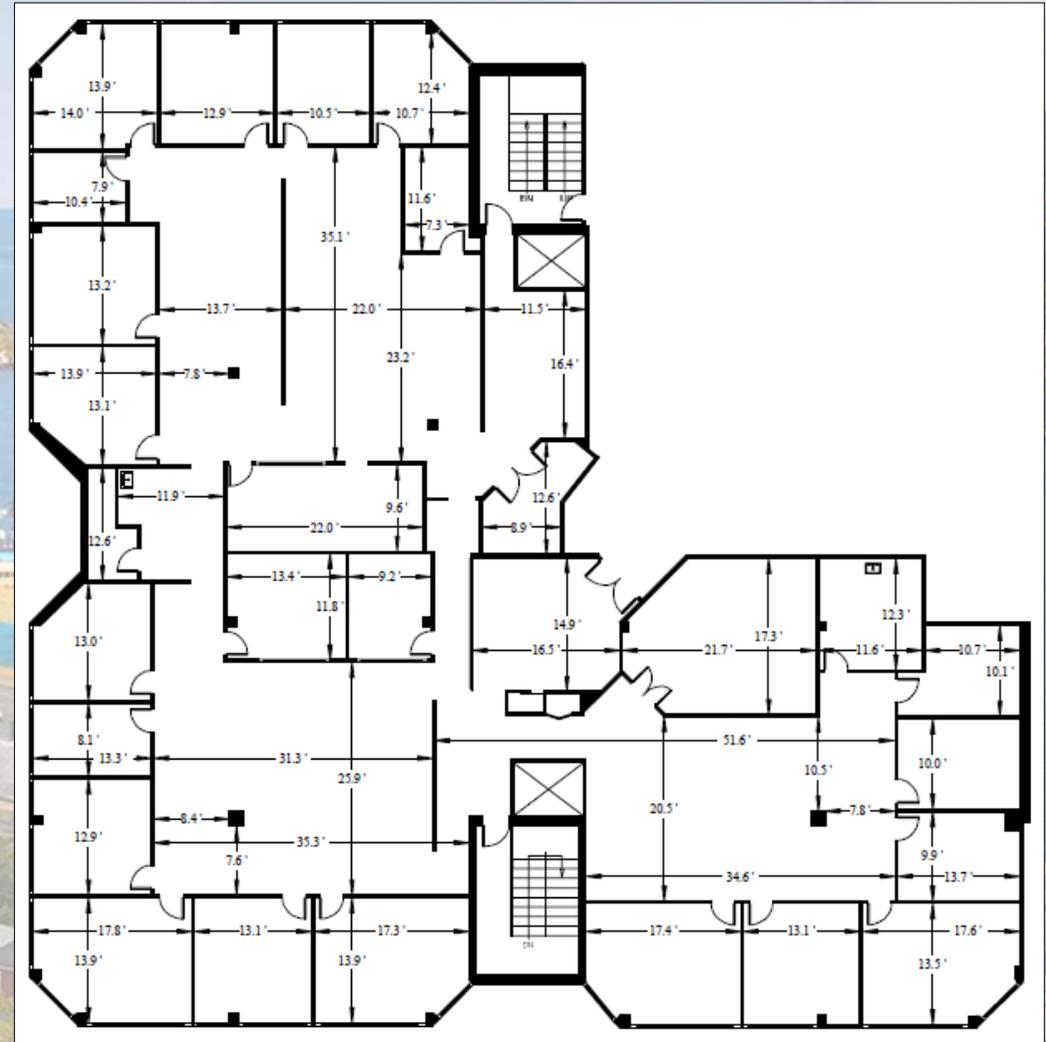


FLOOR PLANS

SUITE W300 | 2,591 SF



SUITE W310 | 10,101 SF





Centre Professionnel Victoria - 181 Victoria St.



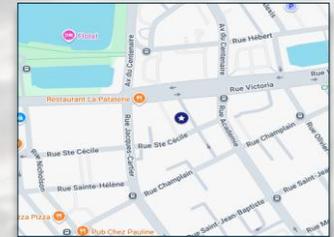
Market: Downtown Valleyfield
Class: C
Additional: \$5.23
GLA: 17,500 SF
Vacant: 0 SF

CONTACT

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MAP LOCATION



SUITE

VACANT SPACE (SF)

TYPE

-

FULLY LEASED

-

PROPERTY HIGHLIGHTS

- In the heart of Valleyfield, close to 132 Rd. & only 10 minutes from Highway 30
- Retail space on the ground floor & office space on the second floor





Strata Center - 1187 Princess St.



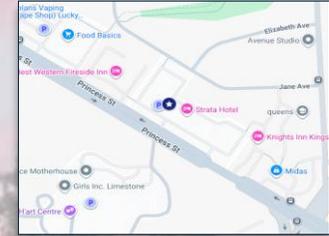
Market: Midtown, Princess Street
Additional: \$8.50
GLA: 22,244 SF
Vacant: 4,804 SF

CONTACT

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MAP LOCATION



<u>SUITE</u>	<u>VACANT SPACE (SF)</u>
--------------	--------------------------

14	4,804
----	-------

PROPERTY HIGHLIGHTS

- Located in the heart of Kingston on Highway 2, along the St-Lawrence River
- In proximity to Highways 401 and 33
- Newly renovated commercial center and Strata Hotel
- Ground-floor retail space

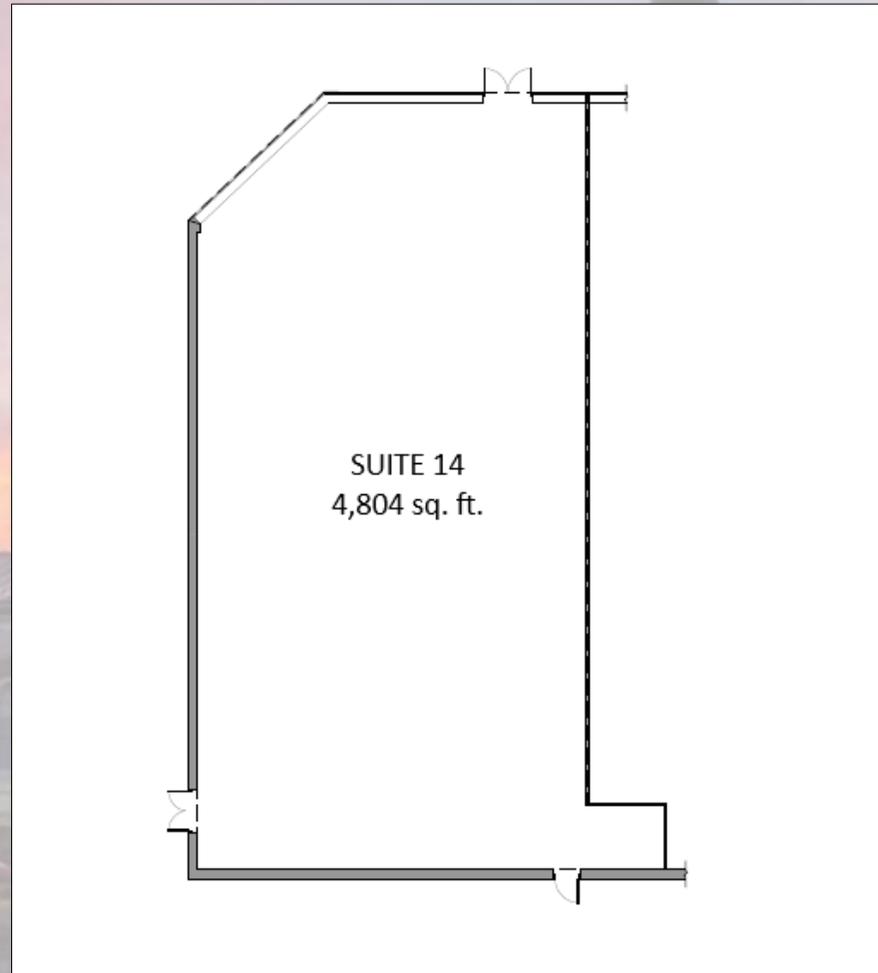


FLOOR PLANS



FLOOR PLANS

SUITE 14 | 4,804 SF





8100-8208 Jean-Brillon St.



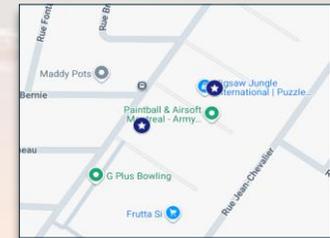
Market: Lasalle Industrial Market
Additional: \$3.57
GLA: 85,500 SF
Vacant: 0
Max Contig.: 0

CONTACT

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MAP LOCATION



SUITE

-

VACANT SPACE (SF)

FULLY LEASED

TYPE

-

PROPERTY HIGHLIGHTS

- Situated in a quiet neighbourhood, only 10 minutes to Highway 20
- One story industrial building with 16-foot ceilings & loading docks



PORTFOLIO ACQUISITIONS

TIDAN

**Do you know a property that would
fit into Tidan's portfolio?**

We are continuously looking to acquire
properties in all asset classes across North
America.

Let us know - we'd love to have a conversation.

Tidan Hospitality & Real Estate Group

TIDAN INC. - LISTE DE DIPONIBILITÉ

MONTRÉAL

CENTRE-VILLE

LE SUD-OUEST

CITÉ DE LA MODE

ÎLE-DES-SOEURS

VILLE DE MONT-ROYAL

AUTRE

RIMOUSKI, QC

SALABERRY-DE-VALLEYFIELD, QC

**Pour consulter nos propriétés disponibles à l'extérieur du Québec, veuillez consulter la version anglaise de ce document.*

RÉSUMÉ DU PORTEFEUILLE

Nb. d'immeubles	17
Superficie totale du portefeuille	1,940,877
Nombre de régions	7
Dernière mise à jour	2026/02/04



Pour connaître la disponibilité détaillée, cliquez sur une région ci-dessus

Pour toute question, veuillez contacter :

THOMAS WAGNER
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twagner@tidan.com

WILLIAM REFORD
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wreford@tidan.com



TIDAN INC. - LISTE DE DISPONIBILITÉ

CENTRE-VILLE MONTRÉAL, QC



666 Rue Sherbrooke O.
"Tour Tidan"



1130 Rue Sherbrooke O.

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une région ci-dessus

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TIDAN INC. - LISTE DE DISPONIBILITÉ

LE SUD-OUEST MONTRÉAL, QC



1555 Rue Carrie Derick



1600 Rue Notre-Dame O.
"Centre du design"



Tidan Griffintown

Pour connaître la disponibilité détaillée, cliquez sur
une région ci-dessus

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TIDAN INC. - LISTE DE DISPONIBILITÉ

CITÉ DE LA MODE MONTRÉAL, QC



9600 Boul. St-Laurent



111 Rue Chabanel O.

Pour connaître la disponibilité détaillée, cliquez sur
une région ci-dessus

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wreford@tidan.com



TIDAN INC. - LISTE DE DISPONIBILITÉ

ÎLE-DES-SŒURS VERDUN, QC



3000 Boul. René-Lévesque



300 Ch. du Golf
"Tennis Île-des-Sœurs"

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une région ci-dessus

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wreford@tidan.com



TIDAN INC. - LISTE DE DISPONIBILITÉ

VILLE DE MONT-ROYAL VMR, QC



5645-5675 Av. Royalmount



8260-8300 Ch. Devonshire



1255 Boul. Laird
"Espace VMR"

Pour connaître la disponibilité détaillée, cliquez sur
une région ci-dessus

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wreford@tidan.com



TIDAN INC. - LISTE DE DISPONIBILITÉ

RIMOUSKI, QC
AUTRE



320 Rue St-Germain E.
"Le Séjour"

Pour connaître la disponibilité détaillée, cliquez sur
une région ci-dessus

Pour toute question, veuillez contacter :

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twagner@tidan.com

WILLIAM REFORD
+1 (514) 451-7223
wreford@tidan.com



SALABERRY-DE-VALLEYFIELD, QC AUTRE



181 Rue Victoria

"Centre Professionnel Victoria"

Pour connaître la disponibilité détaillée, cliquez sur
une région ci-dessus

Pour toute question, veuillez contacter :

THOMAS WAGNER
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TOUR TIDAN - 666 Rue Sherbrooke O.



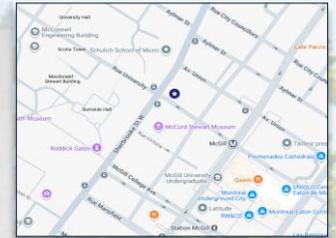
Marché: Centre-Ville
Classe: B+
Additionnel: \$13.50
SLA: 118,694 pi²
Vacant: 19,760 pi²
SMC: 11,120 pi²
Sup. Étage: 5,560 pi²

CONTACT

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EMPLACEMENT



BROCHURE

[TOUR TIDAN - FR.pdf](#)

LOCAL SURFACE (pi²)

300	3,700
400	3,860
800	5,560
901	1,711
902	2,149
1604	1,390
2001	1,390

FAITS SAILLANTS

- Immeuble de bureaux de classe B+ soigneusement entretenu
- Vue dégagée sur le Mont-Royal
- Stationnement intérieur disponible
- CVC disponible 24/7
- À moins de 30 secondes de marche du métro McGill
- Accès direct au rez-de-chaussée au Tim Hortons, Boustan, Madame Poulet, Sushiyo, dépanneur et RBC
- Aménagements clés en main
 - Équipe de construction interne
 - Délais d'exécution exceptionnellement rapides
 - Espaces sur mesure de premier ordre



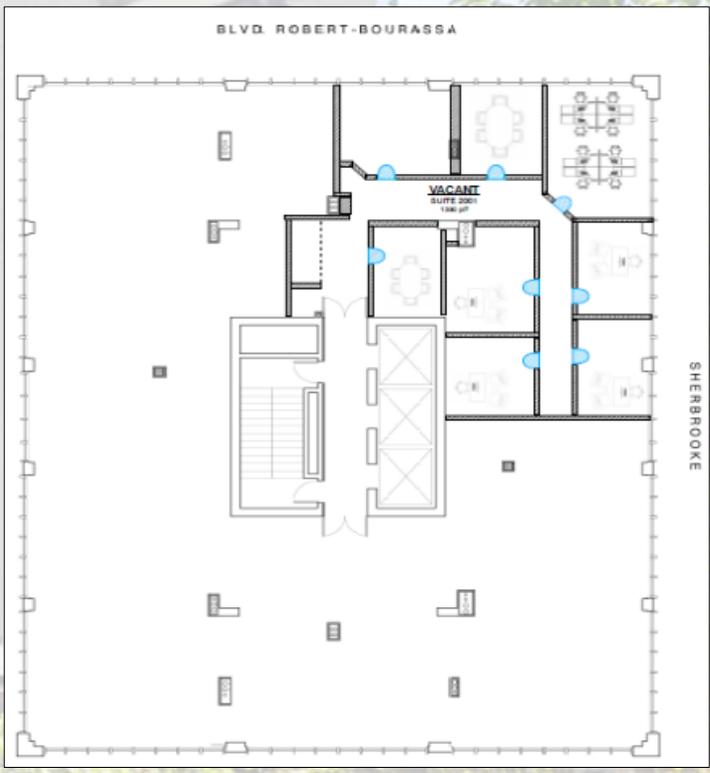
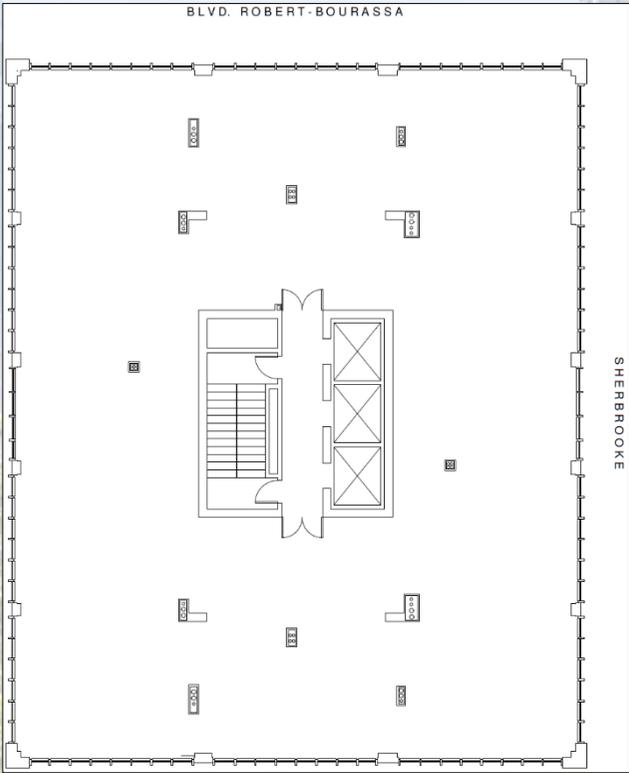
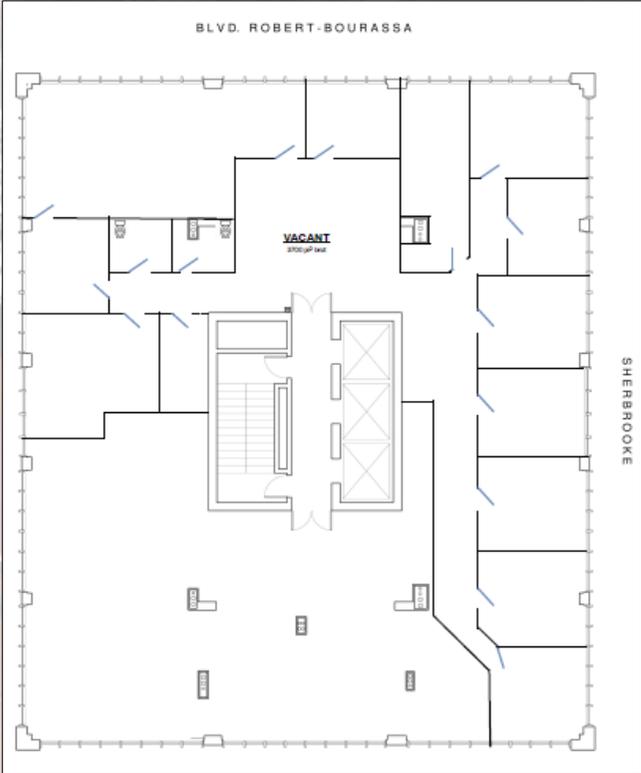
PLANS D'ÉTAGE

PLANS D'ÉTAGE

SUITE 300 | 3,700 PI²

SUITE 800 | 5,560 PI²

SUITE 2001 | 1,390 PI²





1130 Rue Sherbrooke O.



Marché: Centre-Ville
Classe: A
Additionnel: 18.00 \$
SLA: 230,738 pi²
Vacant: 62,208 pi²
SMC: 36,516 pi²
Sup. Étage: 14,191 pi²

CONTACT

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EMPLACEMENT



BROCHURE

[1130 SHERBROOKE - FR.pdf](#)

LOCAL

SURFACE (pi²)

FAITS SAILLANTS

201	1,076
202	4,095
203	5,653
301	2,033
302	1,936
320	1,556
401	2,028
402	4,225
403	2,246
501	7,060
801	973
900	14,191
1000	14,191
1301	2,501

- Immeuble de bureaux de classe A sous nouvelle administration
- Adresse prestigieuse sur Sherbrooke, au cœur du Mille Carré Doré
- Étages sans colonnes
- À deux minutes de marche du métro Peel
- CVC disponible 24/7
- Projets d'immobilisations majeurs: nouveau garage, ascenseurs, hall d'entrée et paliers
- Stationnement intérieur disponible: ratio 1/1,500 pi²
- Aménagements clés en main
 - Équipe de construction interne
 - Délais d'exécution exceptionnellement rapides
 - Espaces sur mesure haut de gamme

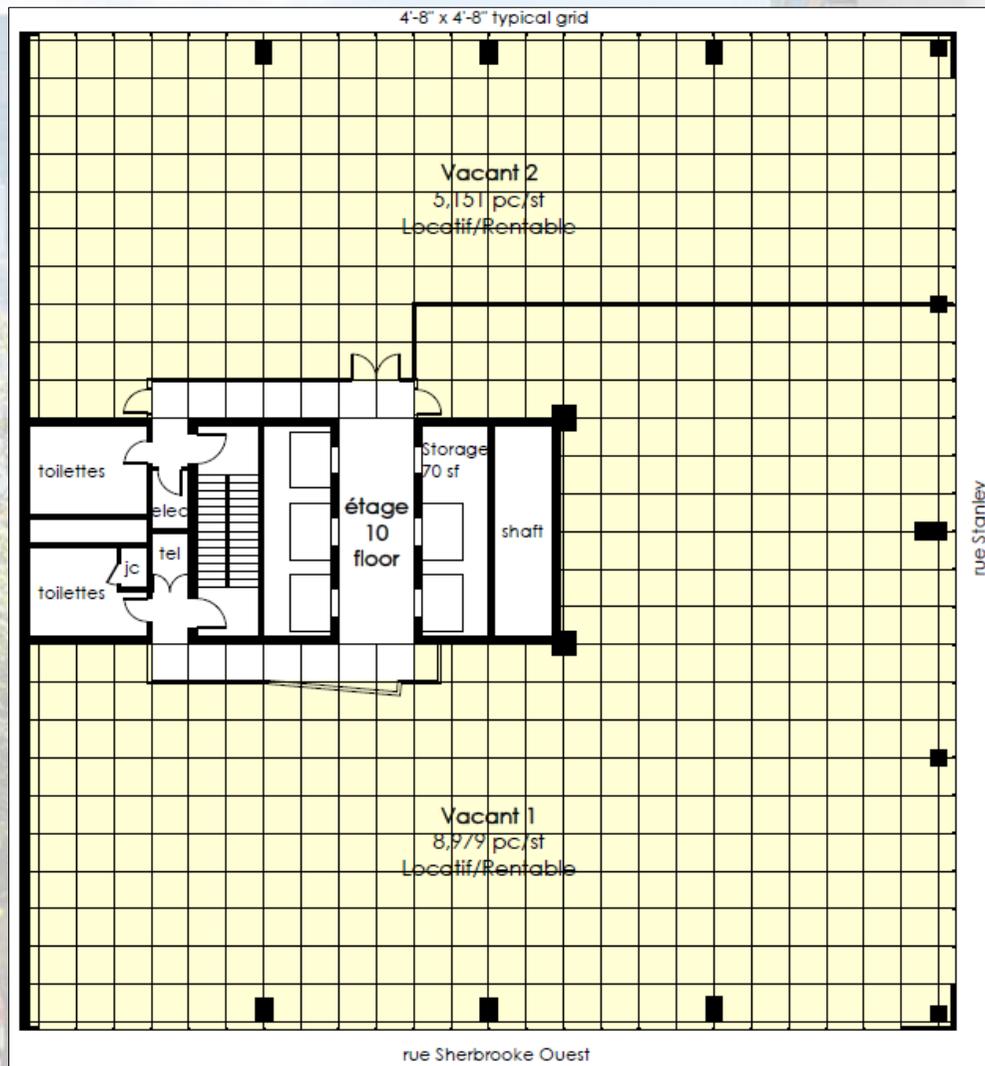


PLANS D'ÉTAGE



PLANS D'ÉTAGE

LOCAL 1000 | 14,191 PI²





1555 Rue Carrie-Derick



Marché: Pont Bonaventure, PEPSC
Classe: B
Additionnel: 4.71 \$
SLA: 82,234 pi²
Vacant: 82,234 pi²
SMC: 82,234 pi²

CONTACT

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wreford@tidan.com

EMPLACEMENT



LOCAL

SURFACE (pi²)

FAITS SAILLANTS

100 41,117
 200 35,117

- Comprend cafétéria, salle de sport, douches et services de bien-être
- Prêt à emménager avec plateaux de bureaux modernes et flexibles, bénéficiant d'une abondante lumière naturelle
- Accès rapide au centre-ville de Montréal, aux principales autoroutes et aux transports en commun
- Plus de 200 places de stationnement extérieur sur place
- Situé dans le secteur Bridge-Bonaventure, un quartier émergent de l'innovation
- Entouré de locataires de classe AAA

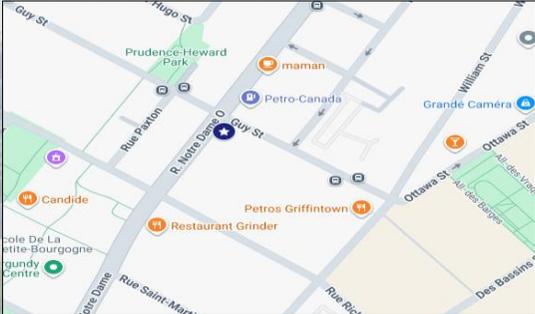
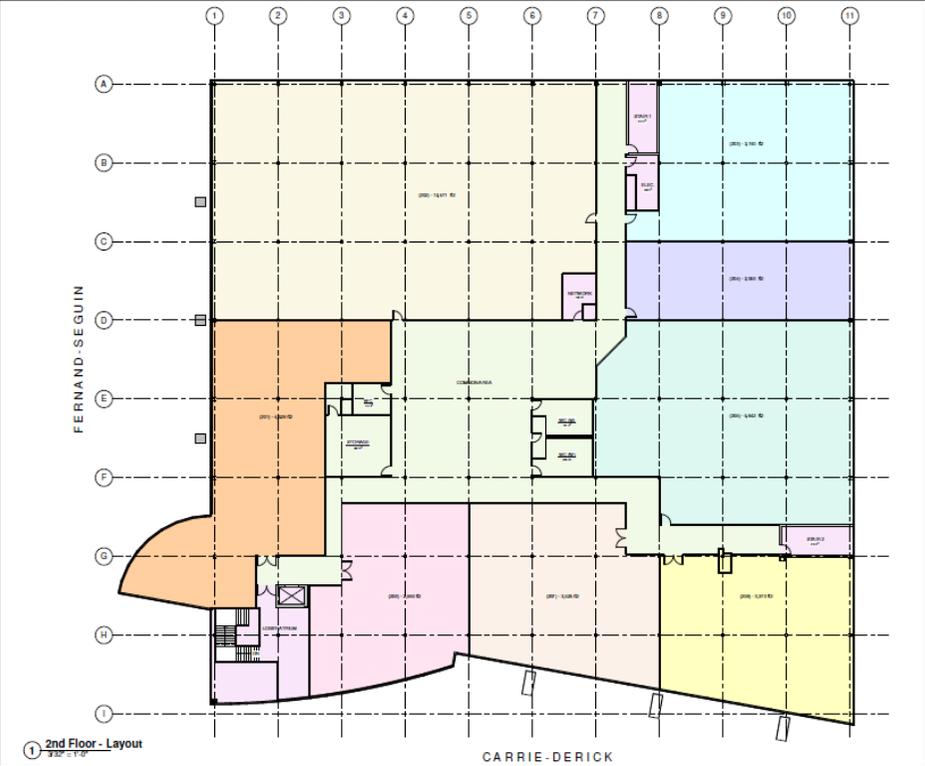


PLANS D'ÉTAGE

PLANS D'ÉTAGE

2ND FLOOR | 76,234 PI² (DIVISIBLE)

PHOTOS DE LA PROPRIÉTÉ





Centre du Design- 1600 Rue Notre-Dame O.



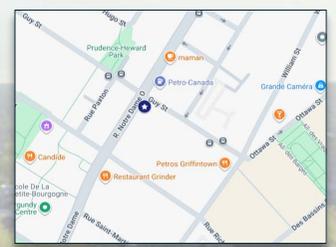
Marché: Griffintown
Classe: B
Additionnel: \$7.42
SLA: 145,519 pi²
Vacant: 3,500 pi²

CONTACT

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EMPLACEMENT



LOCAL

208

SURFACE (pi²)

3,500

FAITS SAILLANTS

- Idéalement situé à la lisière du centre-ville de Montréal
- À quelques pas d'universités, commerces et restaurants
- Situé dans un secteur animé, touristique et d'affaires de Griffintown
- Grands studios avec salles de bain et douches

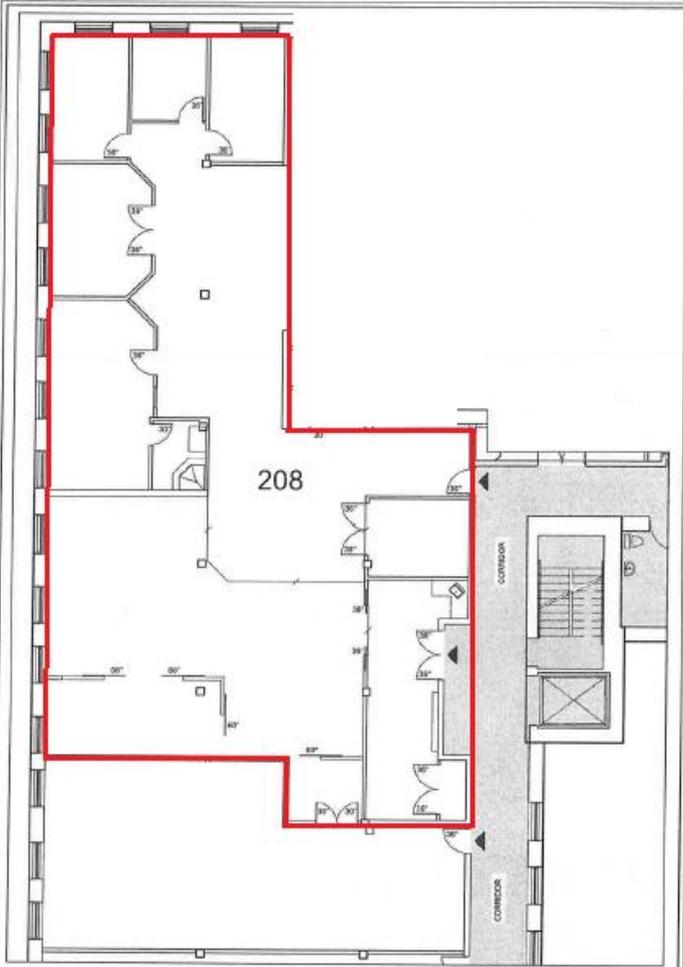


PLANS D'ÉTAGE



PLANS D'ÉTAGE

LOCAL 208 | 3,500 PI²





Tidan Griffintown



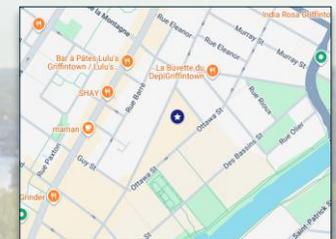
Marché: Griffintown
Classe: A
Additionnel: TBD
SLA: ≈38,500 pi²

CONTACT

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twagner@tidan.com

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EMPLACEMENT



LOCAL

SURFACE (pi²)

TYPE

FAITS SAILLANTS

- Situé au cœur de Griffintown, avec un excellent accès au centre-ville
- Station de REM Griffintown-Bernard-Landry à venir, facilitant les déplacements pour les employés et clients
- Proximité de nombreuses lignes d'autobus et accès routiers
- Proximité aux espaces verts du canal Lachine
- Quartier mêlant tours de condos modernes, restaurants et cafés



PLANS D'ÉTAGE



PLANS D'ÉTAGE

PROJECTION AXONOMÉTRIQUE DE LA PROPRIÉTÉ



STRATÉGIE B: FRAGMENT URBAIN





9600 Boul. St-Laurent

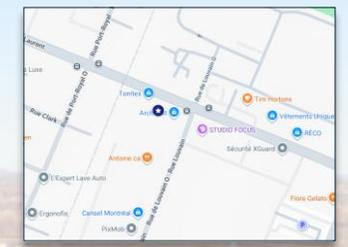


Marché: Cité de la mode
Classe: C
Additionnel: 2.81 \$
SLA: 312,827 pi²
Vacant: 52,845 pi²

CONTACT

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 +1 (514) 243-3949
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EMPLACEMENT



LOCAL

SURFACE (pi²)

COMMENTAIRES

FAITS SAILLANTS

200	27,417
306	13,552
509	6,384
514	5,492

Convoyeur au RDC

- Situé au cœur du Quartier de la Mode de Montréal
- Immeuble de style loft comprenant des espaces commerciaux, de bureaux et d'entrepôt
- Convoyeur dédié au rez-de-chaussée
- À proximité du Marché Central
- À côté de la gare Chabanel

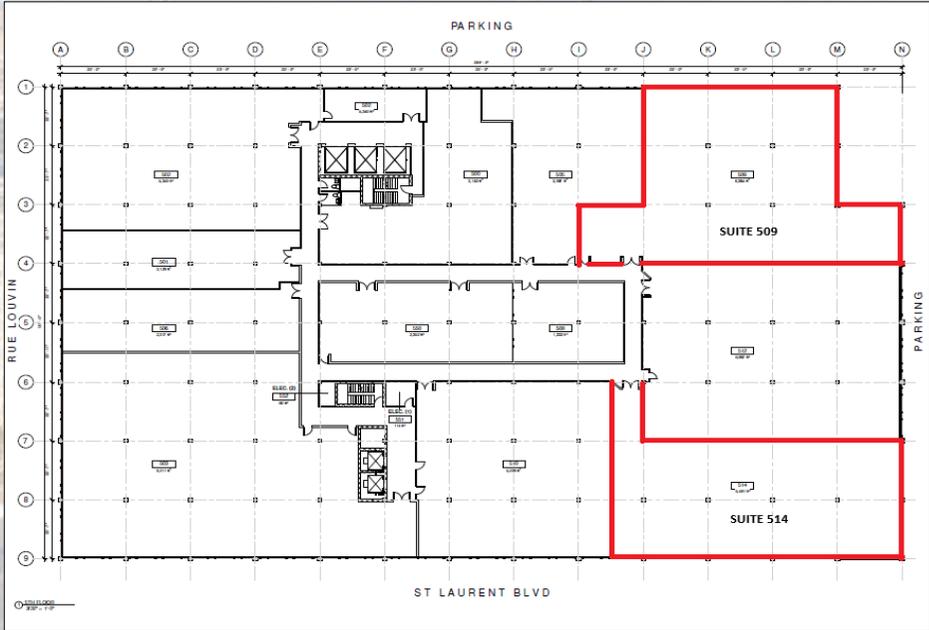
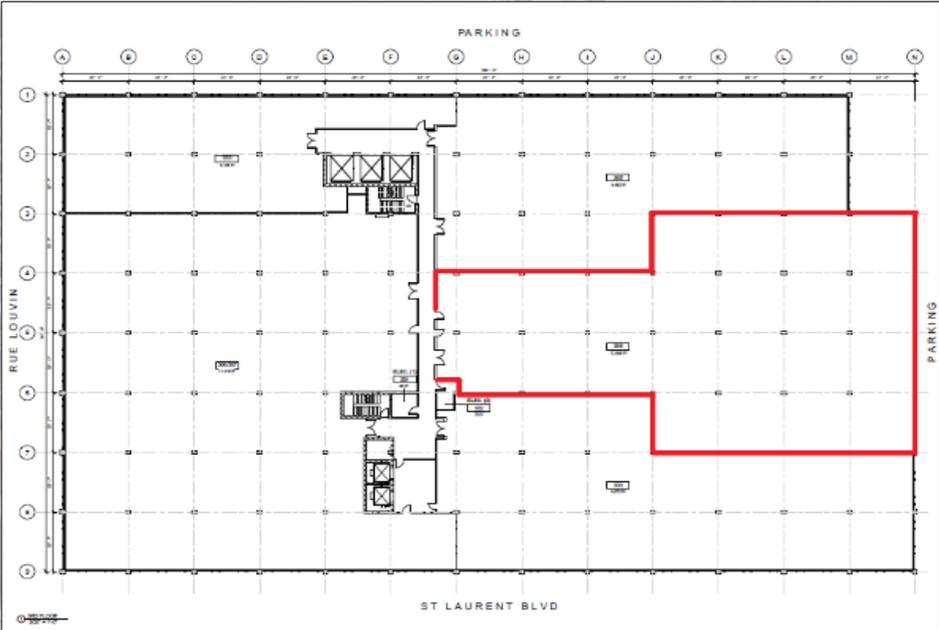


PLANS D'ÉTAGE

PLANS D'ÉTAGE

LOCAL 306 | 13,552 PI²

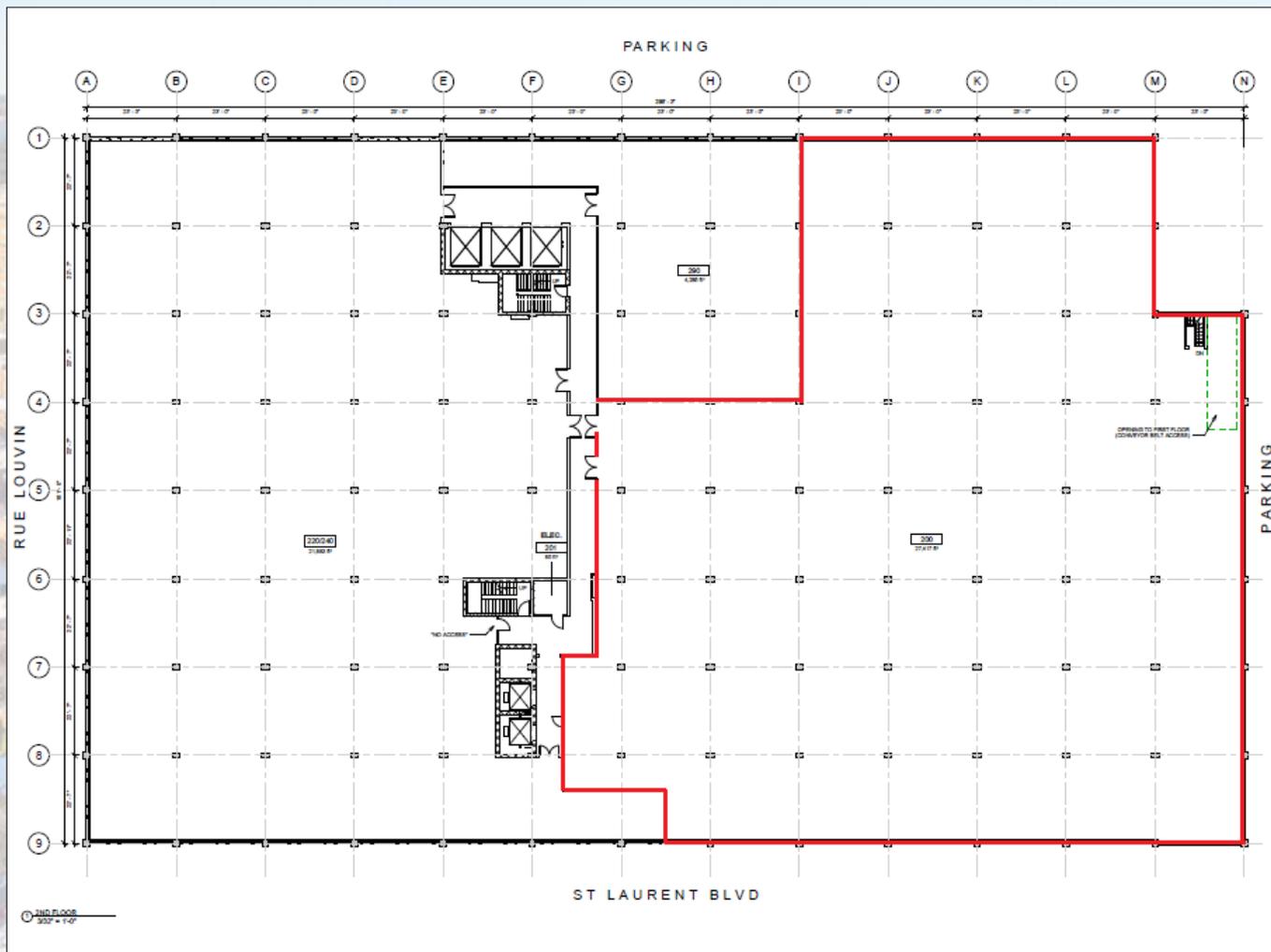
LOCAUX 509 & 514 | 6,384 pi² & 5,492 PI²





PLANS D'ÉTAGE

LOCAL 200 | 27,417 PI²





111 Rue Chabanel O.



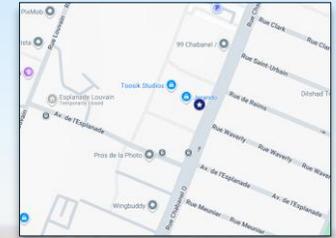
Marché: Cité de la mode
Classe: B
Additionnel: 3.39 \$
SLA: 418,023 pi²
Vacant: 40,184 pi²

CONTACT

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EMPLACEMENT



BROCHURE

[111 CHABANEL - FR.pdf](#)

LOCAL

SURFACE (pi²)

TYPE

FAITS SAILLANTS

102	3,035	Commercial
404	3,856	Flex
408	1,560	Flex
415	1,940	Flex
419	1,416	Flex
424	140	Flex
504	4,140	Industriel
515	3,800	Flex
603	1,150	Flex
605	1,920	Flex
607	1,920	Flex
616	3,000	Flex
631	2,610	Flex
704	8,892	Industriel
709	805	Industriel

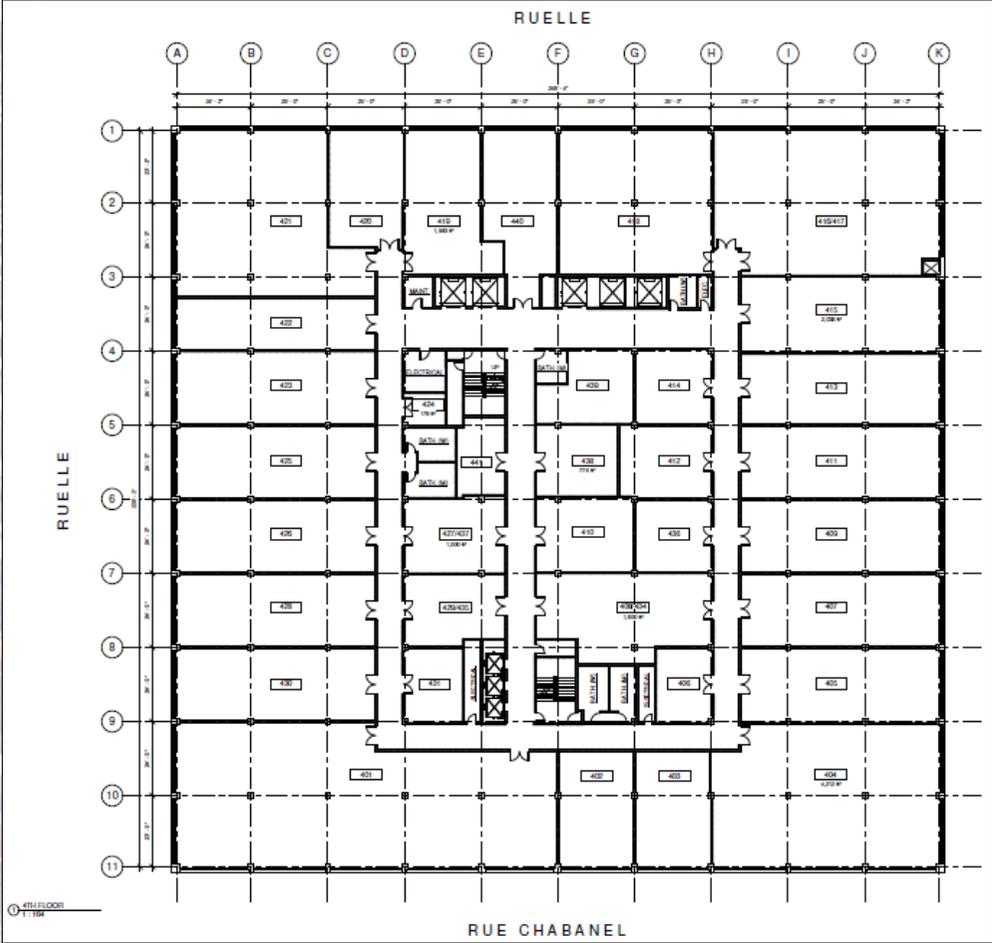
- Situé dans le Quartier de la Mode de Montréal, à proximité de la gare Chabanel
- Espaces lumineux et polyvalents avec grandes fenêtres
- Chauffage central et climatisation
- Idéal pour les entreprises créatives et innovantes nécessitant un mélange de bureaux, entrepôt et/ou studio
- Stationnement souterrain abondant



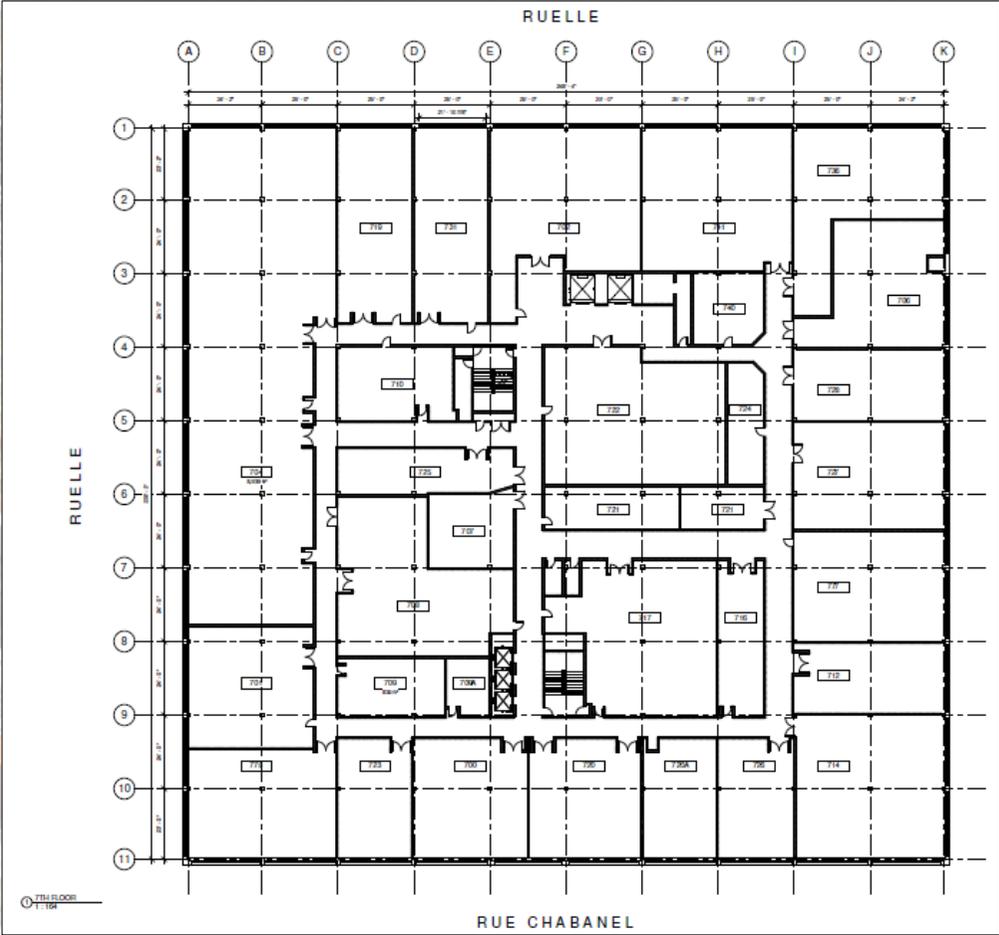
PLANS D'ÉTAGE

PLANS D'ÉTAGE

4E ÉTAGE



7E ÉTAGE





3000 Boul. René-Lévesque



Marché: Île-des-Sœurs
Classe: B+
Additionnel: 12.05 \$
SLA: 74,437 pi²
Vacant: 1,236 pi²

CONTACT

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EMPLACEMENT



BROCHURE

[3000 RL - FR.pdf](#)

LOCAL

320

SURFACE (pi²)

1,236

DERNIER LOCAL
DISPONIBLE

TYPE

Bureau

FAITS SAILLANTS

- Idéalement situé près de l'entrée de l'Île-des-Sœurs
- Accès rapide au REM
- Stationnement intérieur et extérieur
- Plans d'étage entièrement personnalisables
- Grandes fenêtres offrant une lumière naturelle exceptionnelle
- Accès sécurisé aux locaux 24/7



Club de Tennis Île-des-Sœurs - 300 Ch. du Golf



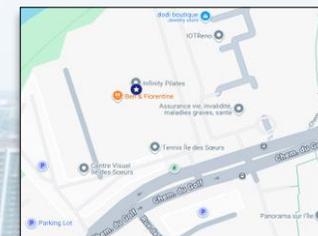
Marché: Île-des-Sœurs
Classe: B+
Additionnel: N/D
SLA: 10,000 pi²
Vacant: 0 pi²

CONTACT

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EMPLACEMENT



LOCAL

-

SURFACE (pi²)

LOUÉ ENTIÈREMENT

FAITS SAILLANTS

- Plus grande installation de tennis intérieur en Amérique du Nord
- À proximité de la Place du Commerce
- Éclairage DEL sur l'ensemble des 20 terrains
- 6 terrains en terre battue avec vue complète sur la terrasse
- Climatisation dans tous les bâtiments
- Salle de sport de 10 000 pi² avec équipements de qualité supérieure



Édifices Royalmount



5645 AV. ROYALMOUNT



Marché: VMR
Additionnel: 3.43 \$
SLA: 48,530 pi²
Vacant: 0 pi²

5665 AV. ROYALMOUNT



Marché: VMR
Classe: B
Additionnel: 6.76 \$
SLA: 50,932 pi²
Vacant: 16,580 pi²

5675 AV. ROYALMOUNT



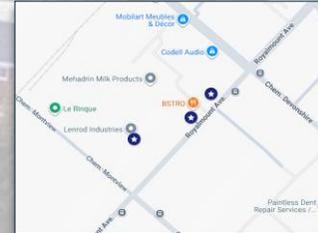
Marché: VMR
Classe: C
Additionnel: 4.49 \$
SLA: 110,245 pi²
Vacant: 6,930 pi²

CONTACT

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EMPLACEMENT



LOCAL

SURFACE (pi²)

COMMENTAIRES

FAITS SAILLANTS

5659
 5663 - 5667
 5665 - 210

7,258
 6,776
 2,546

Plafonds de 27 pi
 Porte de garage
 Bureau

- Stationnement extérieur abondant
- Proximité de l'autoroute 15 et de l'autoroute Métropolitaine
- À proximité de Royalmount, la nouvelle destination lifestyle incontournable à Montréal

5675 - 210
 5675 - 300

2,310
 4,620

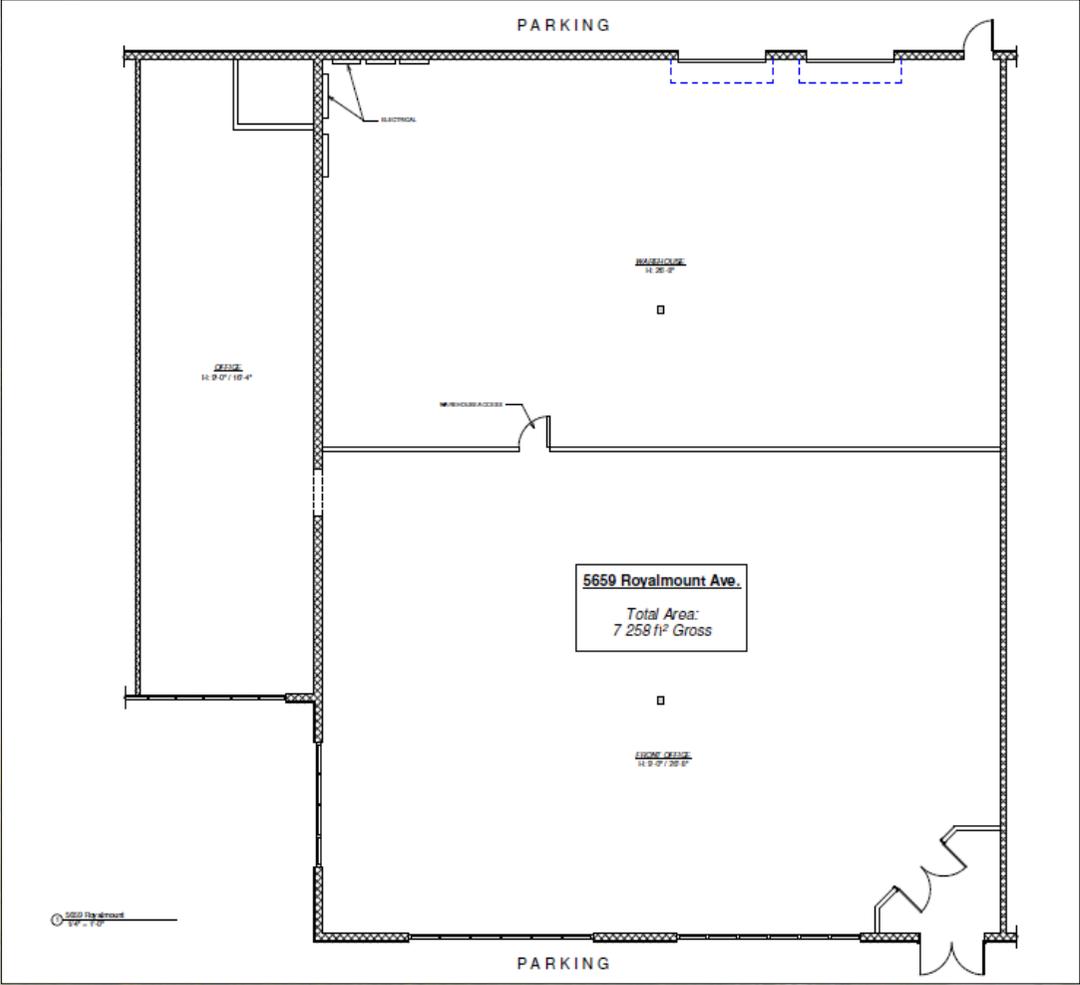
Bureau
 Bureau



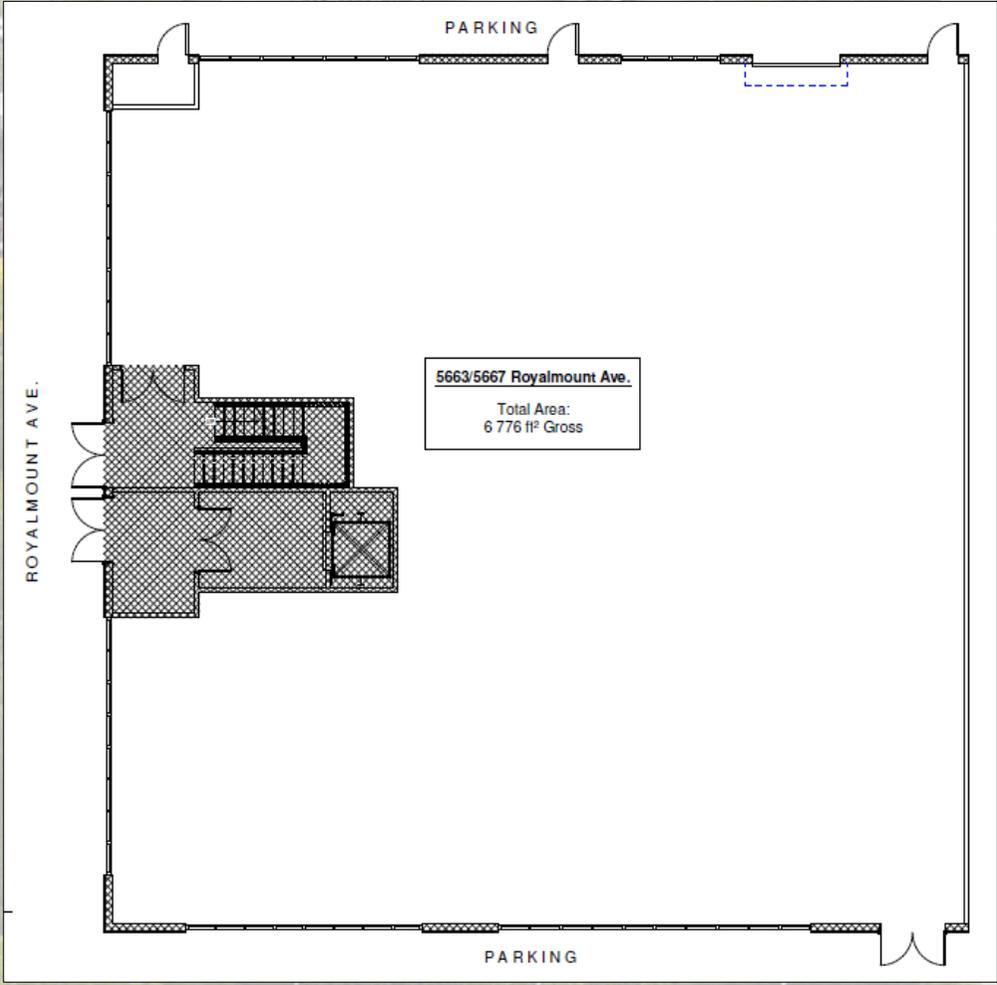
PLANS D'ÉTAGE

PLANS D'ÉTAGE

5659 ROYALMOUNT | 7,258 PI²



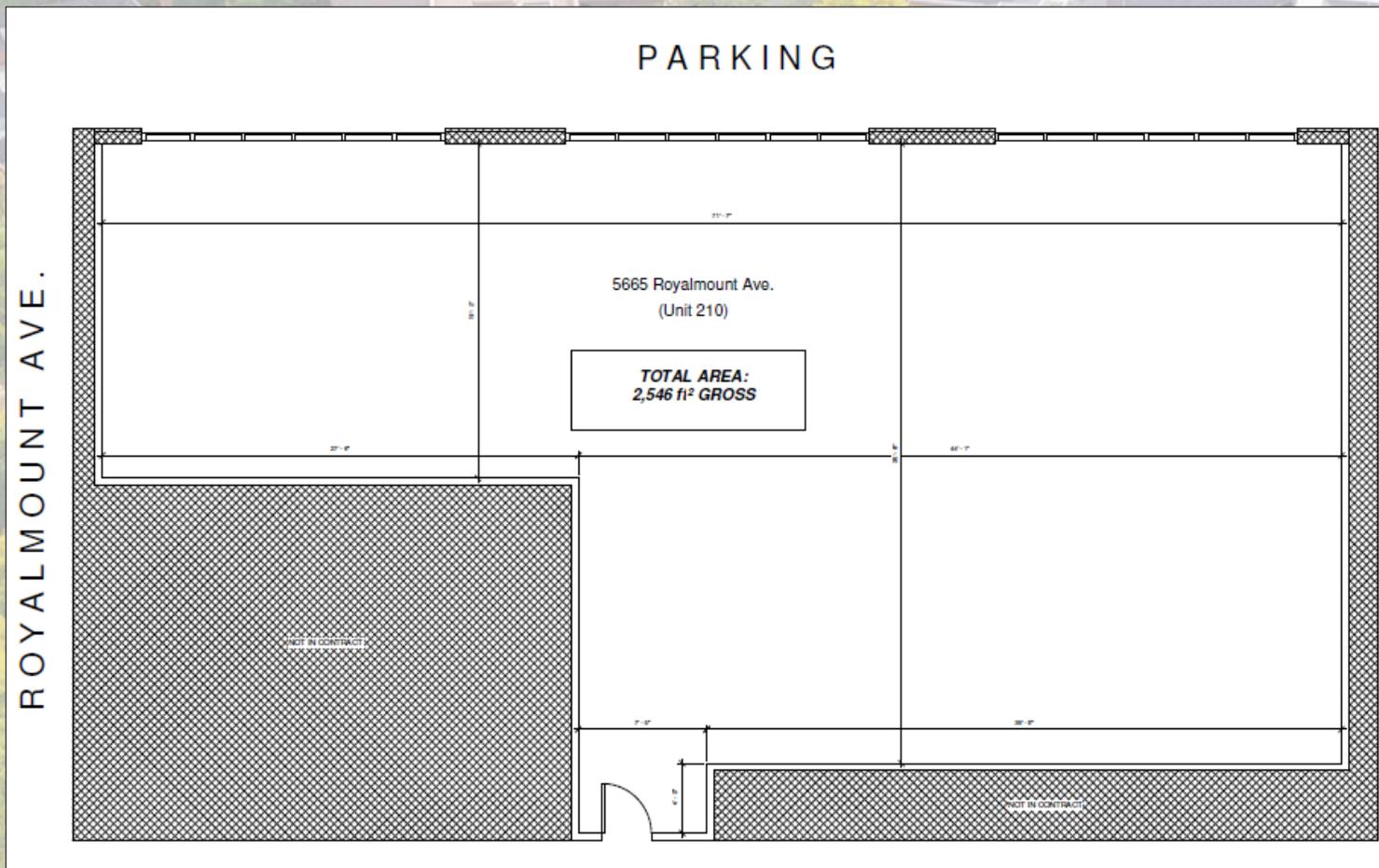
5663/5667 ROYALMOUNT | 6,776 PI²





PLANS D'ÉTAGE

5665 ROYALMOUNT - LOCAL 210 | 2,546 PI²





Édifices Royalmount



8260 CH. DEVONSHIRE



Marché: VMR
Classe: B+
Additionnel: 6.63 \$
SLA: 34,677 pi²
Vacant: 0 pi²

8300 CH. DEVONSHIRE



Marché: VMR
Classe: B+
Additionnel: 3.88 \$
SLA: 94,232 pi²
Vacant: 2,414 pi²

CONTACT

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EMPLACEMENT



LOCAL

8300 - 203

SURFACE (pi²)

2,414

TYPE

Bureau

FAITS SAILLANTS

- Stationnement extérieur abondant
- Proximité de l'autoroute 15 et de l'autoroute Métropolitaine
- À proximité de Royalmount, la nouvelle destination lifestyle incontournable à Montréal



1255 Boul. Laird



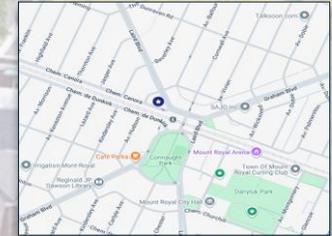
Marché: Centre-Ville VMR
Classe: B
Additionnel: 9.85 \$
SLA: 81,274 pi²
Vacant: 16,895 pi²
SMC: 5,300 pi²

CONTACT

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EMPLACEMENT



LOCAL

SURFACE (pi²)

TYPE

FAITS SAILLANTS

102	1,227	Bureau
105	2,449	Bureau
110	1,139	Bureau
160	1,380	Bureau
256	1,990	Bureau
257	602	Bureau
333	3,438	Bureau
366	720	Bureau
380	790	Bureau
386	929	Bureau
390	1,144	Bureau

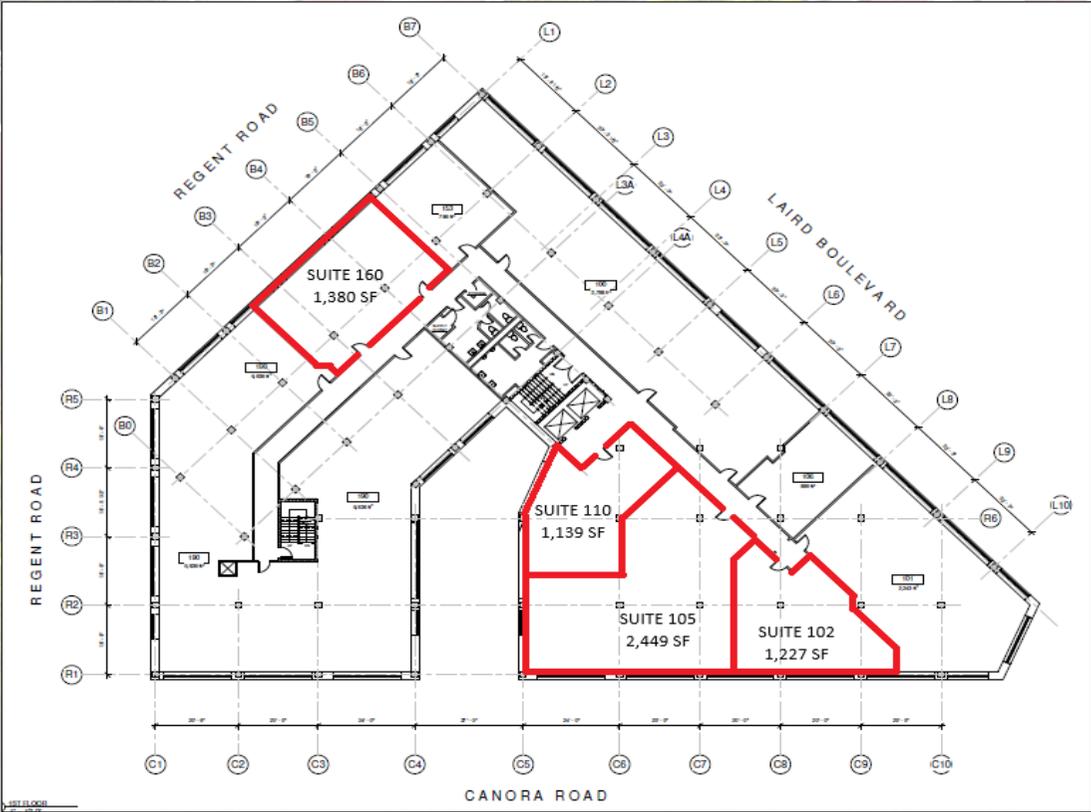
- Emplacement de choix : situé au cœur de VMR offrant un milieu paisible et professionnel
- À une (1) minute de marche de la toute nouvelle station REM Ville-de-Mont-Royal
- Accès au centre-ville de Montréal en sept (7) minutes
- Proximité de l'autoroute 40 et des transports en commun pour des déplacements facilités
- Stationnement intérieur disponible



PLANS D'ÉTAGE

PLANS D'ÉTAGE

LOCAUX 102, 105, 110, 160

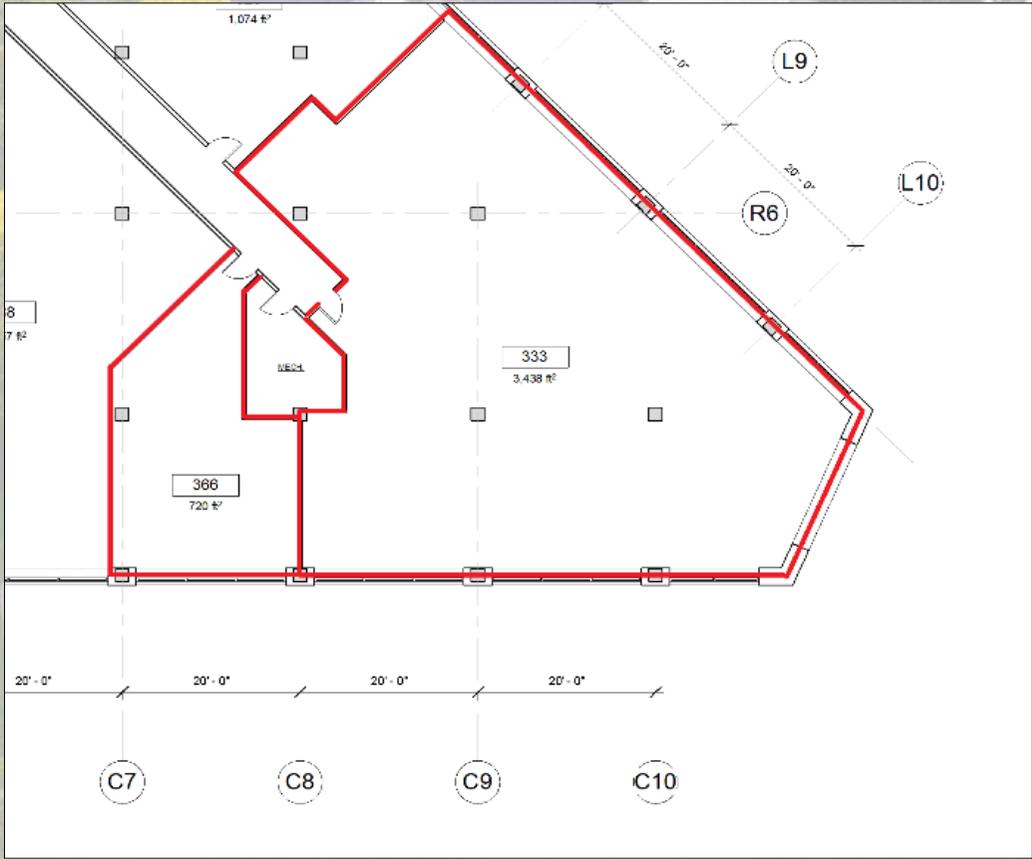


PLANS D'ÉTAGE

LOCAUX 256 & 257 | 1,990 PI² & 602 PI²



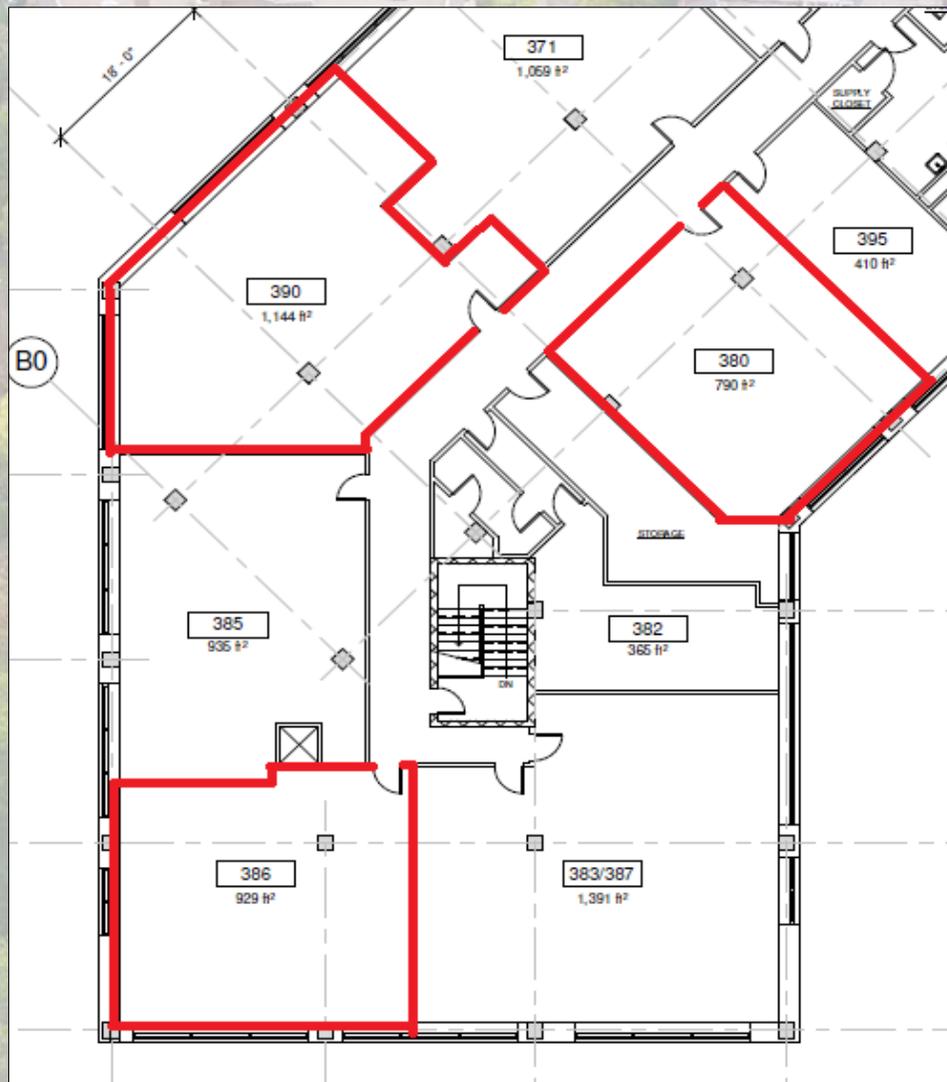
LOCAUX 333 & 366





PLANS D'ÉTAGE

LOCAUX 380, 386, & 390





Le Séjour - 320 Rue St-Germain E.



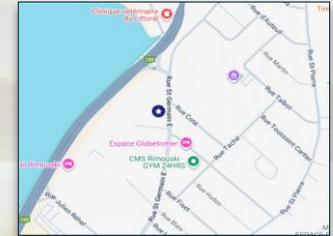
Marché: Centre-Ville de Rimouski
Classe: B
Additionnel: 8.36 \$
SLA: 72,515 pi²
Vacant: 18,259 pi²
SMC: 10,448 pi²

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EMPLACEMENT



LOCAL

SURFACE (pi²)

TYPE

FAITS SAILLANTS

102	904	Commercial
104	1,324	Bureau
106	919	Bureau
400	2,368	Bureau
403	2,296	Bureau
500	7,217	Bureau
501	2,486	Bureau
502	745	Bureau

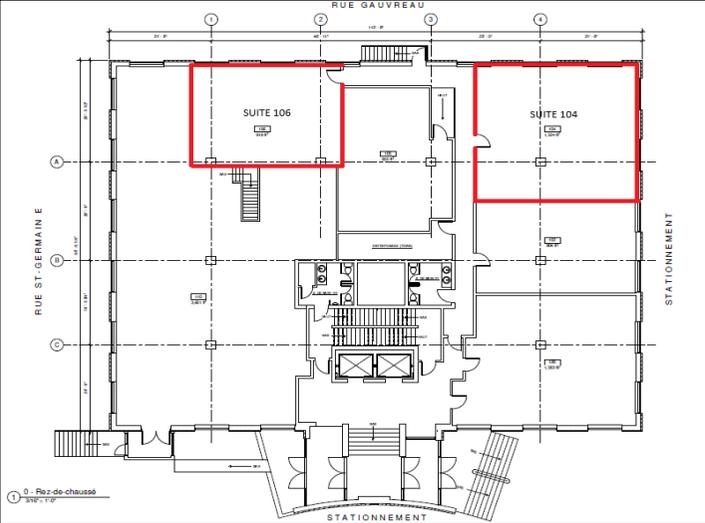
- Au cœur de Rimouski - accès immédiat à la route 132 et à l'autoroute 20
- Stationnement abondant sur place
- Magnifiques vues panoramiques sur le fleuve Saint-Laurent



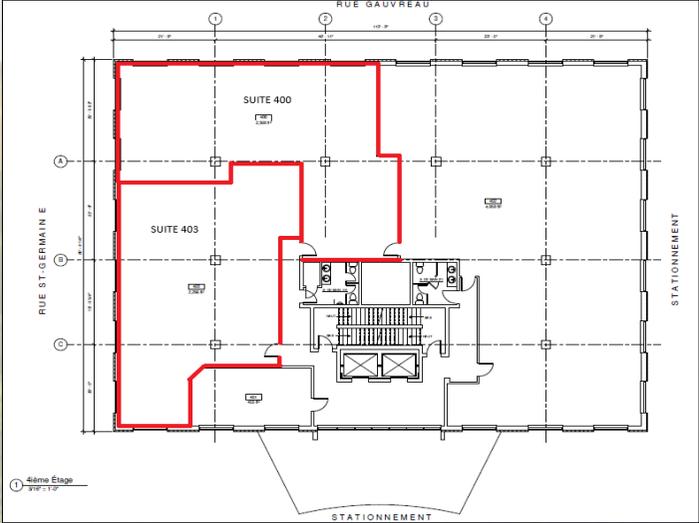
PLANS D'ÉTAGE

PLANS D'ÉTAGE

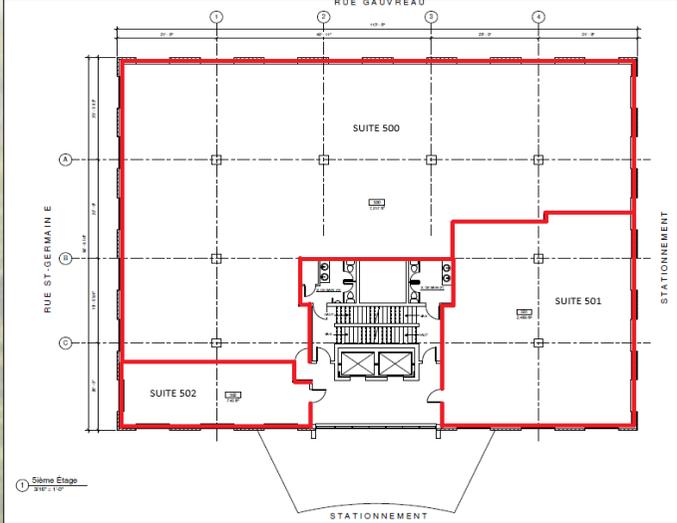
LOCAUX 104 & 106 | 1,324 PI² & 750 PI²



LOCAUX 400 & 403 | 2,368 PI² & 2,296 PI²



LOCAUX 500, 501, & 502





Centre Professionnel Victoria - 181 Rue Victoria



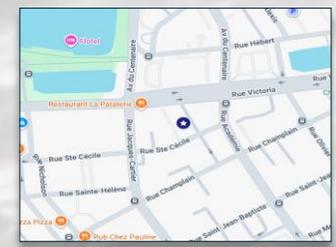
Marché: Centre-ville de Valleyfield
Classe: C
Additionnel: 5.23 \$
SLA: 17,500 pi²
Vacant: 0 pi²

CONTACT

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EMPLACEMENT



LOCAL

-

SURFACE (pi²)

LOUÉ ENTIÈREMENT

TYPE

-

FAITS SAILLANTS

- Au cœur de Valleyfield, à proximité de la route 132 et à seulement 10 minutes de l'autoroute 30
- Espaces commerciaux au rez-de-chaussée et bureaux au deuxième étage





ACQUISITIONS DE PORTEFEUILLE

Connaissez-vous un bien immobilier qui pourrait correspondre au portefeuille de Tidan ?

Nous cherchons constamment à acquérir des propriétés dans toutes les catégories d'actifs en Amérique du Nord.

N'hésitez pas à communiquer avec nous - nous serions ravis d'en discuter.

Groupe Tidan Hôtellerie et Immobilier