



# **PROMENADES KING**

## **2207, KING STREET WEST**

**OFFICE AND COMMERCIAL – 1 500 to 16 000 SQ.FT.**





# INFORMATION

## PROMENADES KING – 2207, KING STREET WEST

**THE PROMENADES KING OVERLOOK KING STREET WEST AND HAVE A DIVERSIFIED COMMERCIAL OFFER IN ADDITION TO A NEW SECTION OF OFFICES RESPECTING THE HIGHEST QUALITY STANDARDS. THIS REFERENCE SITE IN SHERBROOKE WILL PROVIDE AN UNPARALLELED WORKING ENVIRONMENT WHICH WILL GENERATE ADDITIONAL CUSTOMERS ON THE SITE.**

### LOCATION

- Promenades King shopping center is located on the north side of King Street West between Lomas and Farwell Streets.

#### **Easy access to the shopping center:**

- 4 accesses on 2 streets (King West and Lomas Streets) with traffic lights facilitating direct access to the site from both the East and the West.

### DETAILS

- +/- 100,000 sq. ft. of office and commercial spaces on 4 floors.
- Elevators and green terrace on the roof overlooking the Magog River and the Bellevue and Orford mountains for employees.
- Access to a private training room on the ground floor of the building (free weights, cardio machines and room for private group lessons available on reservation) for office tenants. Changing rooms and showers on site.
- More than 900 outdoor parking spaces for clients and employees and approximately 75 indoor spaces for employees.
- Energy savings with geothermal heating and cooling system.
- Spaces ready to be developed in summer/fall 2021.



# CURRENT TENANTS

## PROMENADES KING

2207, King Street West







# PHOTOS

## PROMENADES KING / 2207 KING STREET WEST



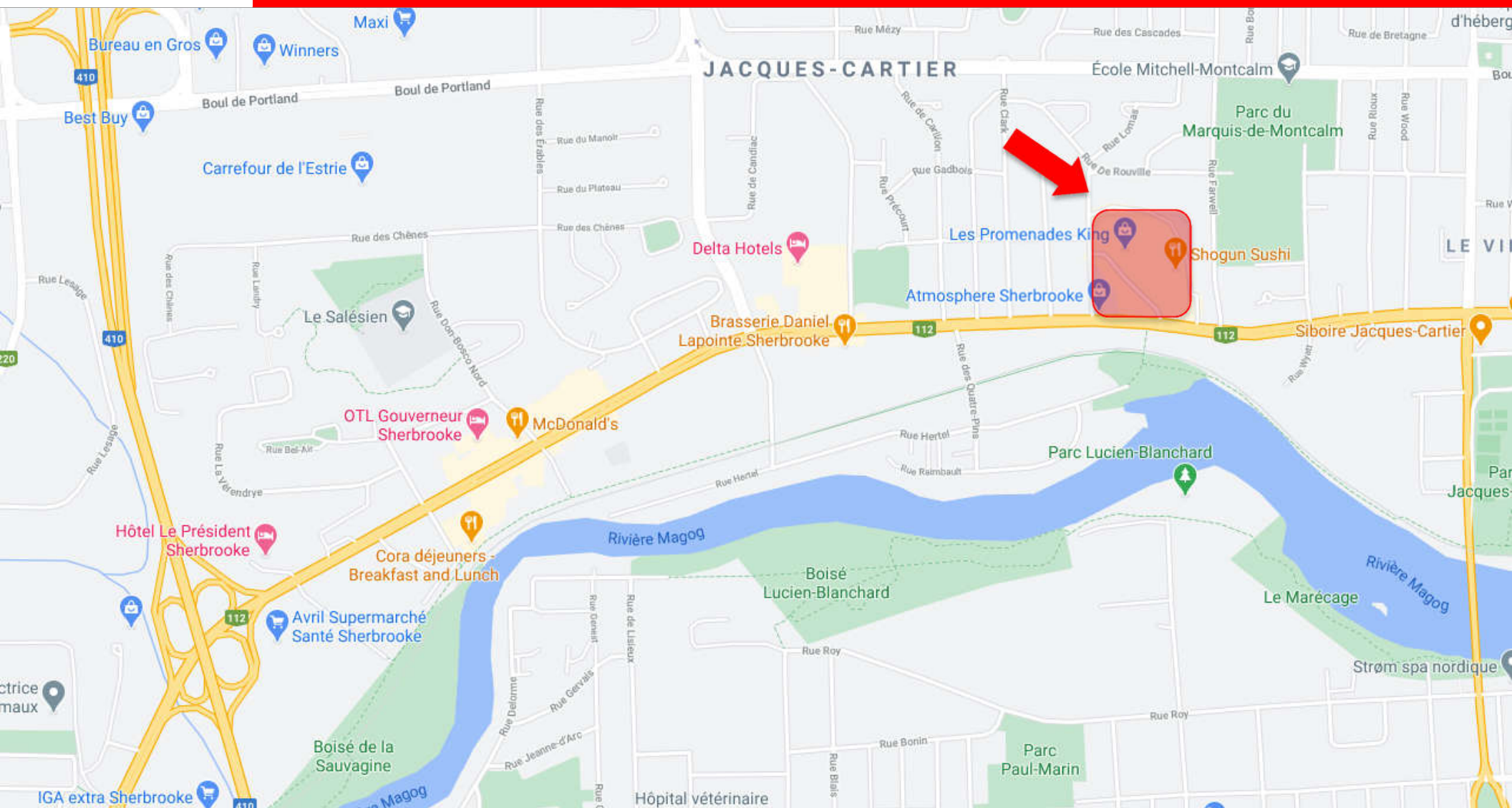
PROMENADES KING – 2207, KING STREET WEST

CONTACT : GENEVIÈVE THERRIEN/ 819-348-2222  
G.THERRIEN@IMMEX.CA / IMMEX.CA





# MAP



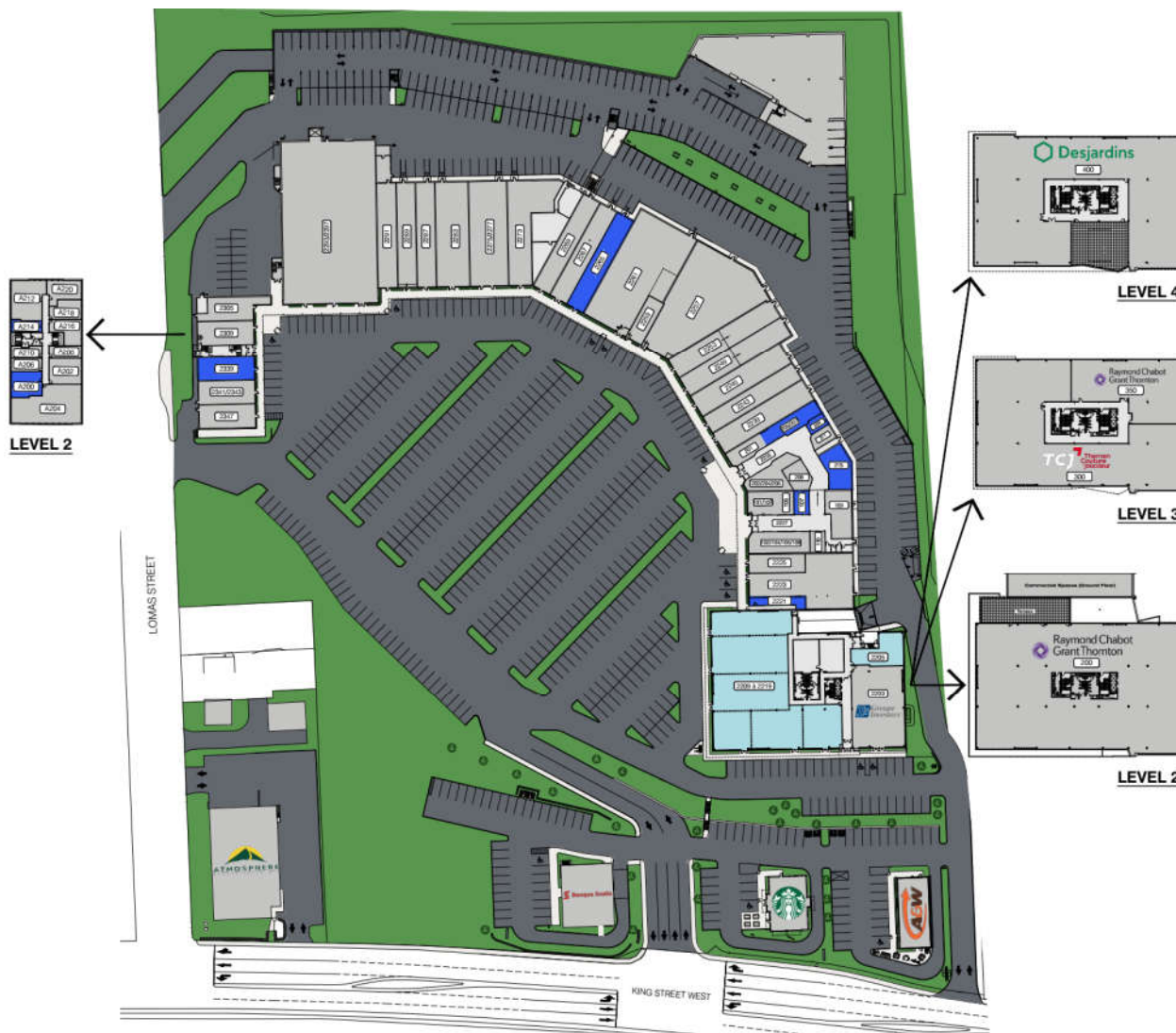
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# SITE PLAN

## PROMENADES KING



### LIST OF SPACES - COMMERCIAL PREMISES

0011	SPACE FOR LEASE	001703	LE CENTRE AES - EXPERTS EN VACCINATION
0023	RESTAURANT SHOGUN SUSHI	001704/001705	BKRN ET DENTELLE
0025	BUOUTERIE SKINNER & NADEAU	00183	CENTURY 21 EXPERT
0029	TABAGIE KING	00187	SPACE FOR LEASE
0043	BOUTIQUE SUBTILE	00188	CAFÉ DELINE VIETNAMIEN
0045	BOUTIQUE ORIENT	00110	MÉTAMORPHOSE BEAUTÉ
0049	GOURMANDE BOUTIQUE	00191	BOUTIQUE JOSÉE LAUBERTIE
0053	CHAUSSURES PANDA	00194/00195	L'Œ DE LAUBIE
0057	LASER GAME ÉVOLUTION	00199	SPACE FOR LEASE
0059	LES BARBIERS KING	00200	CHAMBRE IMMOBILIÈRE DE L'ESTIME
0061	PHARMACIE FAMILIARIS	00201	SPACE FOR LEASE
0066	SPACE FOR LEASE	00211	CORPORATION MARIELE DUBUC
0067	BOUTIQUE FAN CLUB	00215	SPACE FOR LEASE
0068	BOUTIQUE FILLES DÉVÉ		
0073	CARON CHAUSSURES		
0075/0077	OPTO PLUS	0006	MB CARTES
0083	GRENIER	0009	BUOUTERIE FERNAND TURCOTTE
0087	MODE JULIE VERREAULT	0009	SPACE FOR LEASE
0089	BOUTIQUE POUR LUI	00110/00111	PEINTURE DÉCO M.B.
0091	LA LIÉGEOISE	00117	MILLE ET UNE NOIX
0093/0097	RENAISSANCE FRÈRE-PRIX		

### LIST OF SPACES - OFFICE BUILDING

0003	INVESTORS
0005	SPACE FOR LEASE USABLE AREA: 1 423 SQ. FT. RENTABLE AREA: 1 096 SQ. FT.
0008 & 0019	SPACE FOR LEASE (SUBSIDIARIES) USABLE AREA: 14 223 SQ. FT. RENTABLE AREA: 11 575 SQ. FT.
0010	RAYMOND CHABOT GRANT THORNTON
0016	THERRIEN COUTURE JOLICOEUR
0018	RAYMOND CHABOT GRANT THORNTON
0019	DESJARDINS

### LEGEND

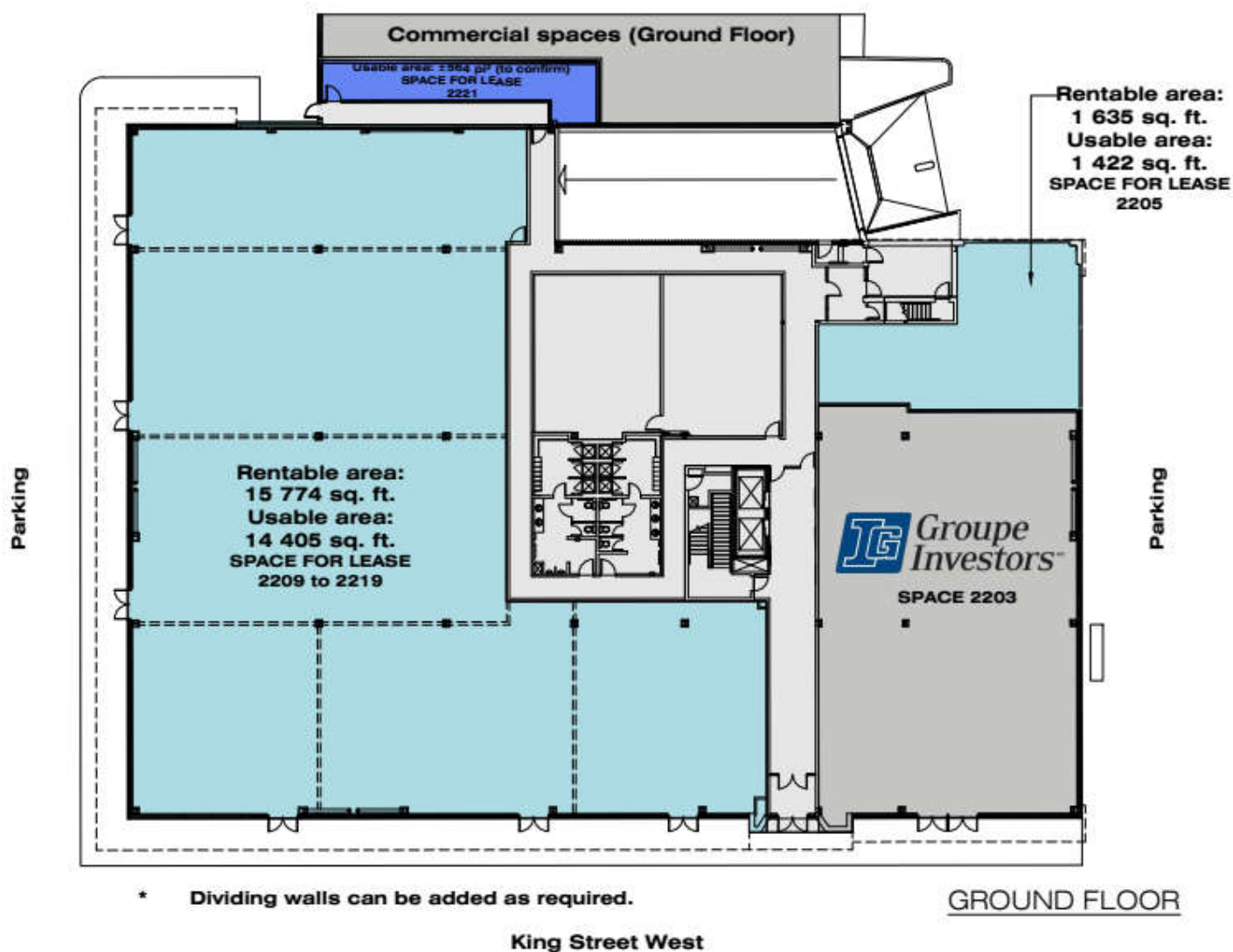
■	SPACES FOR LEASE
■	RENTED SPACES

LES PROMENADES KING



# PLAN 2207, KING STREET WEST

## GROUND FLOOR / PROMENADES KING

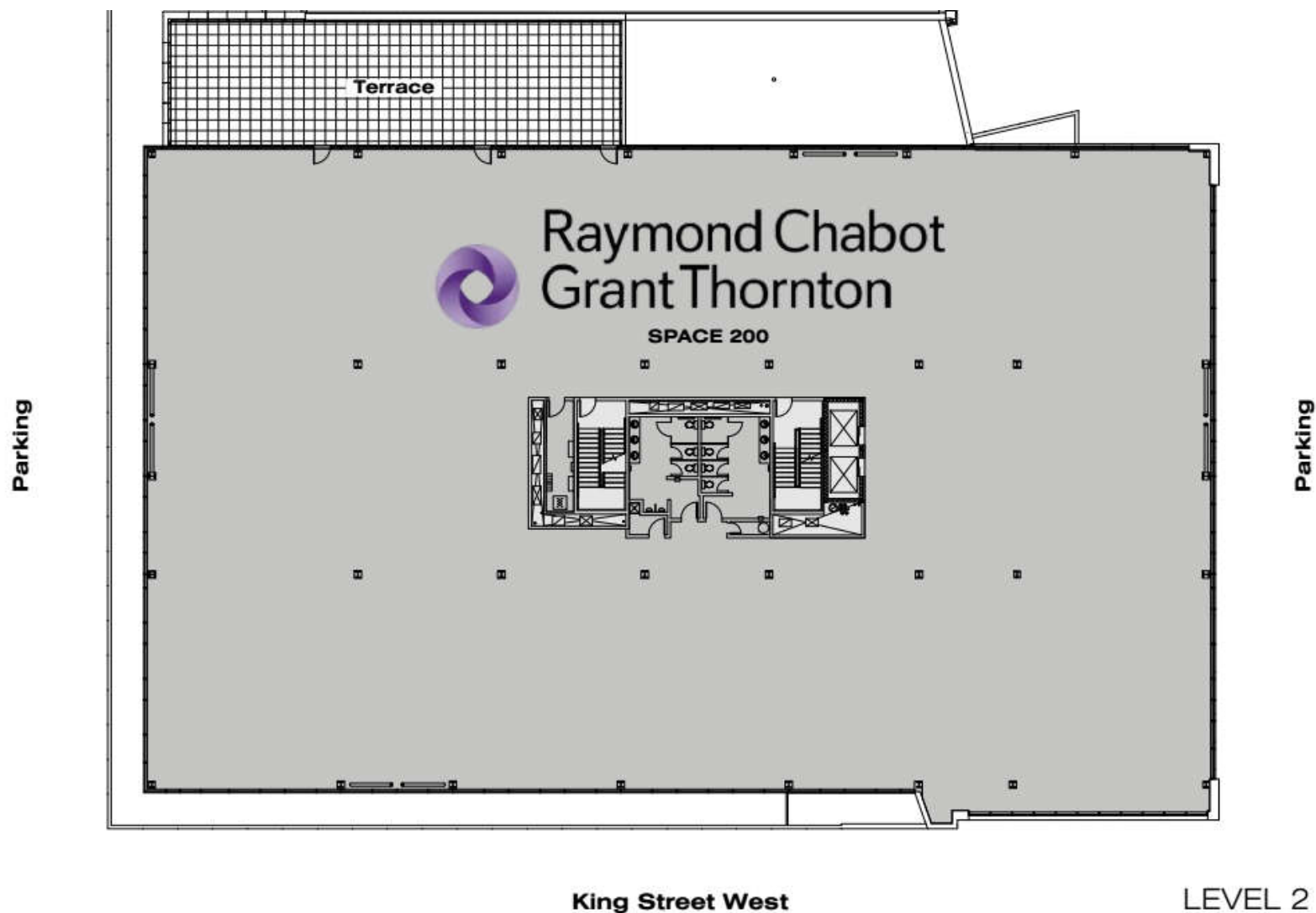






# PLAN 2207, KING STREET WEST

## LEVEL 2 / PROMENADES KING

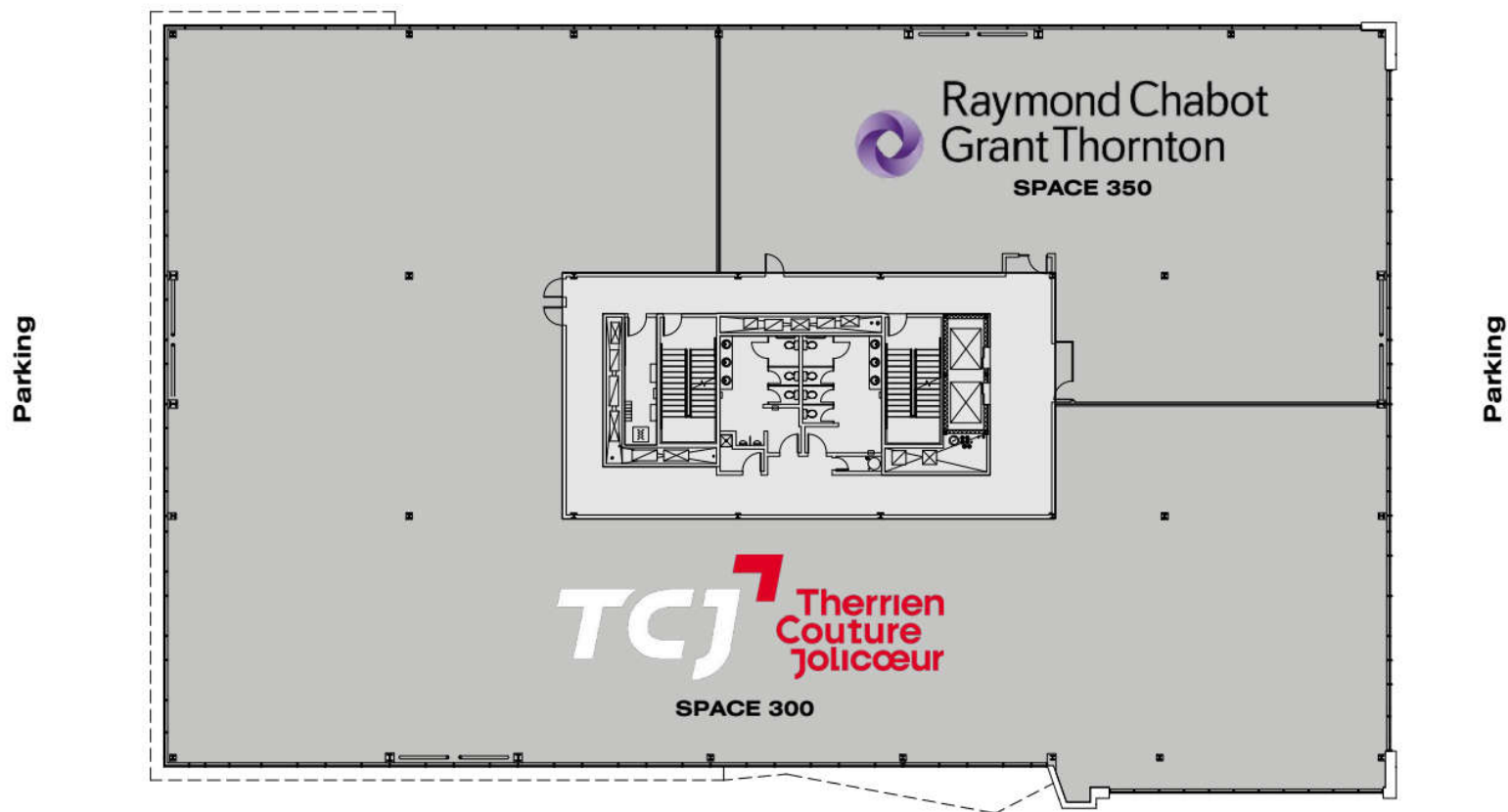






# PLAN 2207, KING STREET WEST

## LEVEL 3 / PROMENADES KING



\* Dividing walls can be added as required.

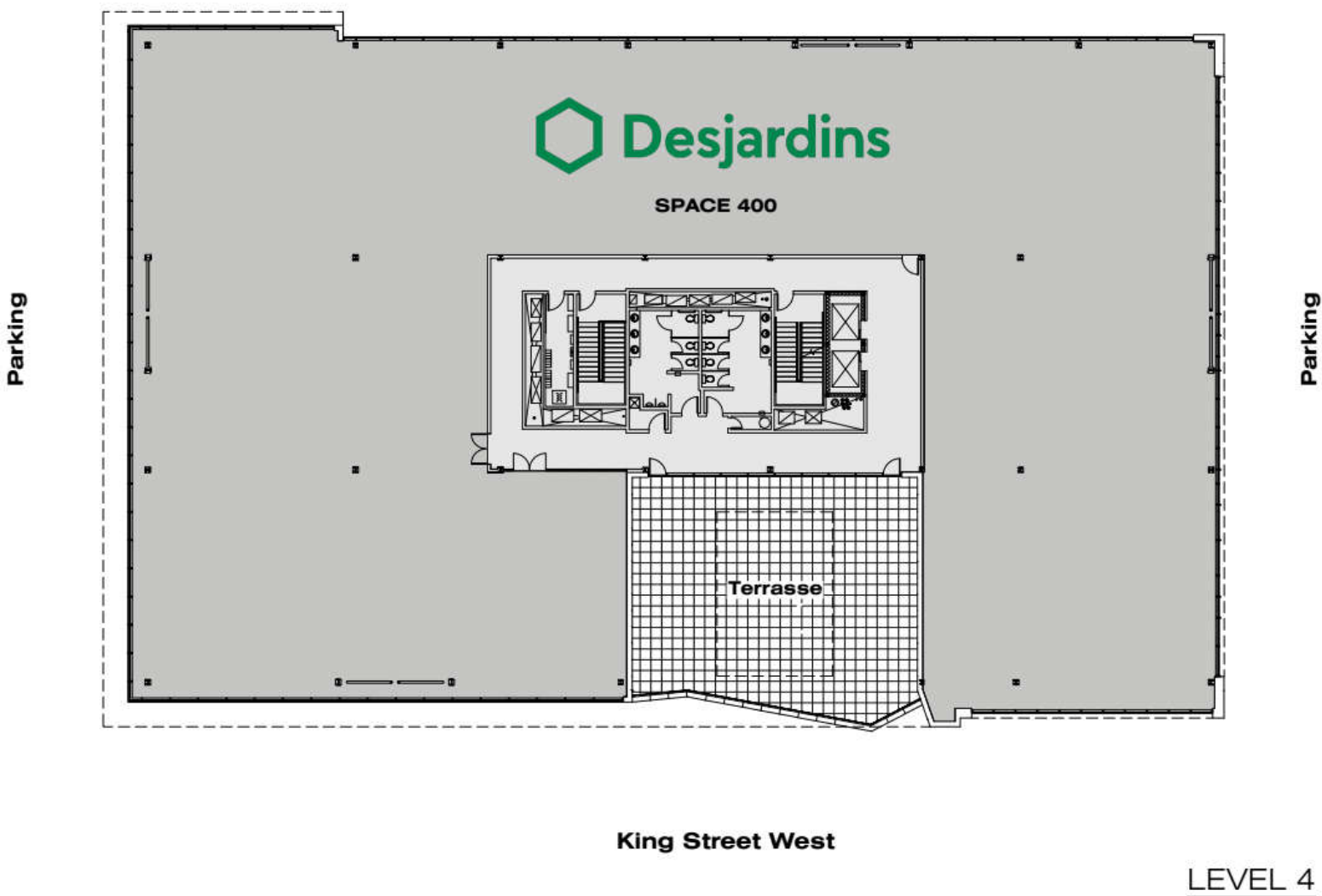
King Street West

LEVEL 3



# PLAN 2207, KING STREET WEST

## LEVEL 4 / PROMENADES KING







# IMMEX SOCIÉTÉ IMMOBILIÈRE

## QUALITY, CUSTOMIZED AND PROMPT SERVICES

**MORE THAN 1.9 MILLION SQ. FT.  
OF OFFICE, COMMERCIAL,  
AND INDUSTRIAL SPACES**

**FOUNDED OVER 50 YEARS AGO**



**IMMEX SOCIÉTÉ IMMOBILIÈRE PROMOTES  
SOCIAL ENGAGEMENT IN THE COMMUNITY  
AND IS COMMITTED TO REDISTRIBUTING  
1% OF ITS ANNUAL REVENUES TO VARIOUS  
CAUSES AND CHARITIES.**

### **A HIGHLY REGARDED COMPANY**

IMMEX Société Immobilière owns more than 1.9 million square feet of property in approximately 30 office, commercial, and industrial buildings, and more than 3 million square feet of land for development.

Founded over 50 years ago, IMMEX Société Immobilière has acquired extensive expertise and recognition as a leader in real estate development and management in Sherbrooke.

### **IMMEX SOCIÉTÉ IMMOBILIÈRE TEAM**

The IMMEX Société Immobilière team is composed of more than 30 dedicated employees who are experienced in development, property management, and building maintenance. Our qualified team is made up of project managers, builders, and entrepreneurs.

### **QUALITY SERVICES FOR OUR TENANTS**

IMMEX Société Immobilière is known as an efficient real estate developer and property manager. We take great care to maintain and modernize our buildings. Our commitment to our tenants is characterized by our personal service and our prompt response time.



[IMMEX.CA](http://IMMEX.CA)