



PROMENADES KING

2207, KING STREET WEST

OFFICE AND COMMERCIAL – 1 500 to 40 000 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

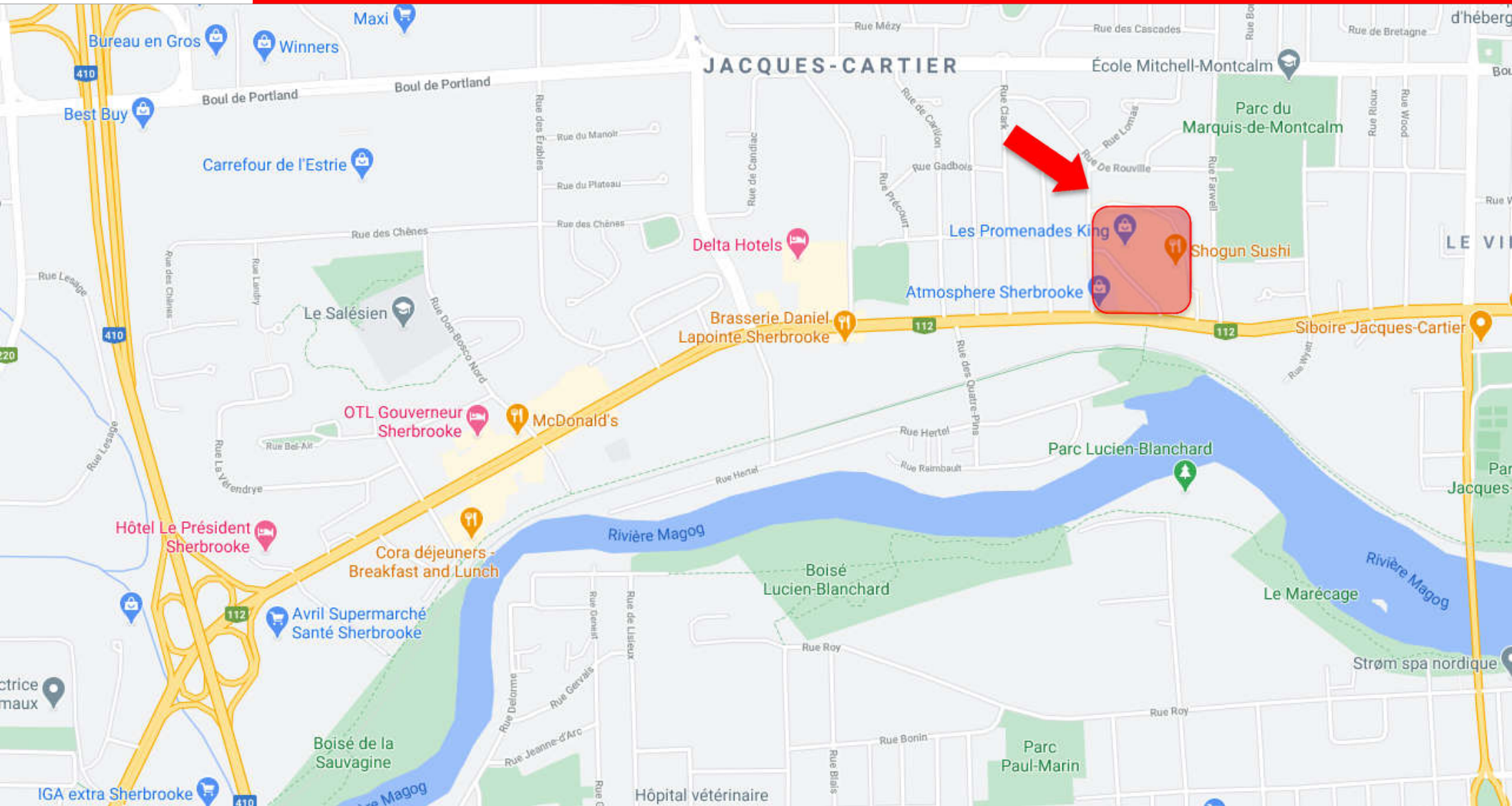


PROMENADES KING – 2207, KING STREET WEST

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



MAP

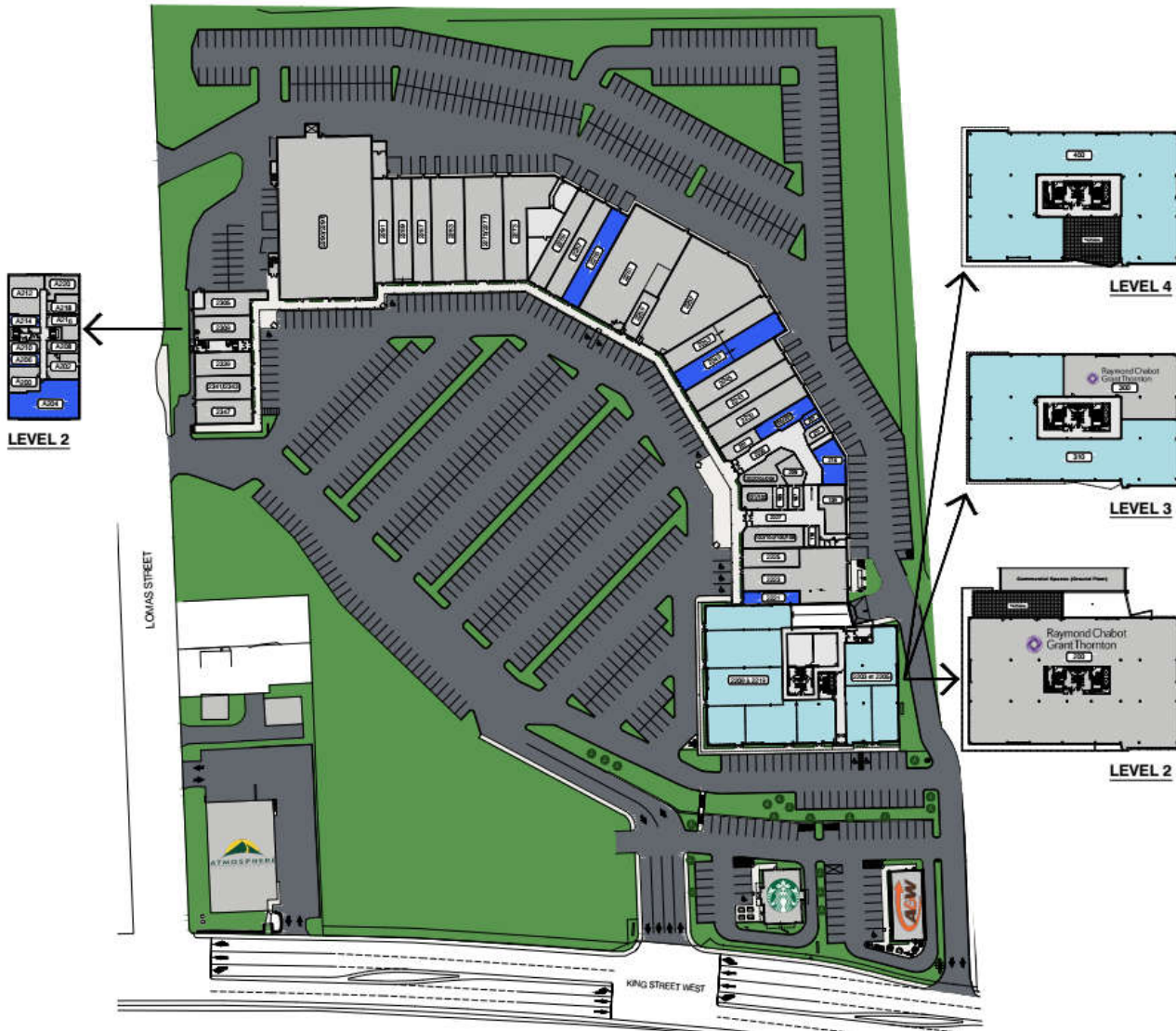


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SITE PLAN PROMENADES KING



LIST OF SPACES - COMMERCIAL PREMISES

- | | | | |
|-----------|------------------------------|------------------|---|
| 2001 | SPACE FOR LEASE | 1017/102 | LE CENTRE AES - EXPERTS EN VACCINATION |
| 2003 | RESTAURANT SHOJUN SUSHI | 1017/104/101/102 | BKIN ET DENTELLE |
| 2005 | BLOUTIERE SOPHIE & NADEAU | MAIL 2227 | CENTURY 21 EXPERT |
| 2007 | TABAGO KING | 102 | F. COLETTE TAILLEUR |
| 2043 | BOUTIQUE SUSTLE | 1077 | CAFÉ DELUXE VIETNAME |
| 2045 | BOUTIQUE ORIENT | 103 | MÉTAMORPHOSE BEAUTE |
| 2047 | SPACE FOR LEASE | 110 | BOUTIQUE JOSÉE LAUBEI |
| 2053 | CHAUSSURES PANDA | 1010 | L'VO DE LAUBE |
| 2057 | LASER GAME ÉVOLUTION | 1010 | SPACE FOR LEASE |
| 2227 | LES BARBERS KING | MAIL 2227 | CHAMBRE IMMOBILIÈRE DE LESTRE |
| 2263 | PHARMACIE FAMILYPRIX | 1000/1 | SPACE FOR LEASE |
| 2265 | SPACE FOR LEASE | 1000/2 | CORONNIERE MARELLE DUBUC |
| 2267 | BOUTIQUE FAN CLUB | 1010 | SPACE FOR LEASE |
| 2269 | BOUTIQUE FILLES DEVE | 1010 | MB CARTES |
| 2273 | CARON CHAUSSURES | 1010 | BLOUTIERE FERNAND TURCOTTE |
| 2275/2277 | OPTO PLUS | 1010 | GOURMANDIE BOUTIQUE |
| 2283 | GRENIER | 1010 | PEINTURE DÉCO M.B. |
| 2287 | MODE ALLES VERRCAULT | 1010 | MILLE ET UNE NOIX |
| 2289 | BOUTIQUE POUR LUI | 1010 | |
| 2291 | LA LIÉGEOISE | | |
| 2293/2297 | RENAISSANCE FRPÉ-PRIX | | |

LIST OF SPACE - OFFICE BUILDING

- | | |
|--------------|--|
| 2003 et 2006 | SPACE FOR LEASE (SUBDIVISIBLE) USABLE AREA: 6 191 SQ. FT. RENTABLE AREA: 6 718 SQ. FT. |
| 2009 & 2010 | SPACE FOR LEASE (SUBDIVISIBLE) USABLE AREA: 14 405 SQ. FT. RENTABLE AREA: 15 630 SQ. FT. |
| 300 | RAYMOND CHABOT GRANT THORNTON |
| 300 | RAYMOND CHABOT GRANT THORNTON |
| 310 | SPACE FOR LEASE (SUBDIVISIBLE) USABLE AREA: 15 617 SQ. FT. RENTABLE AREA: 19 115 SQ. FT. |
| 400 | SPACE FOR LEASE (SUBDIVISIBLE) USABLE AREA: 19 473 SQ. FT. RENTABLE AREA: 23 036 SQ. FT. |

LEGEND

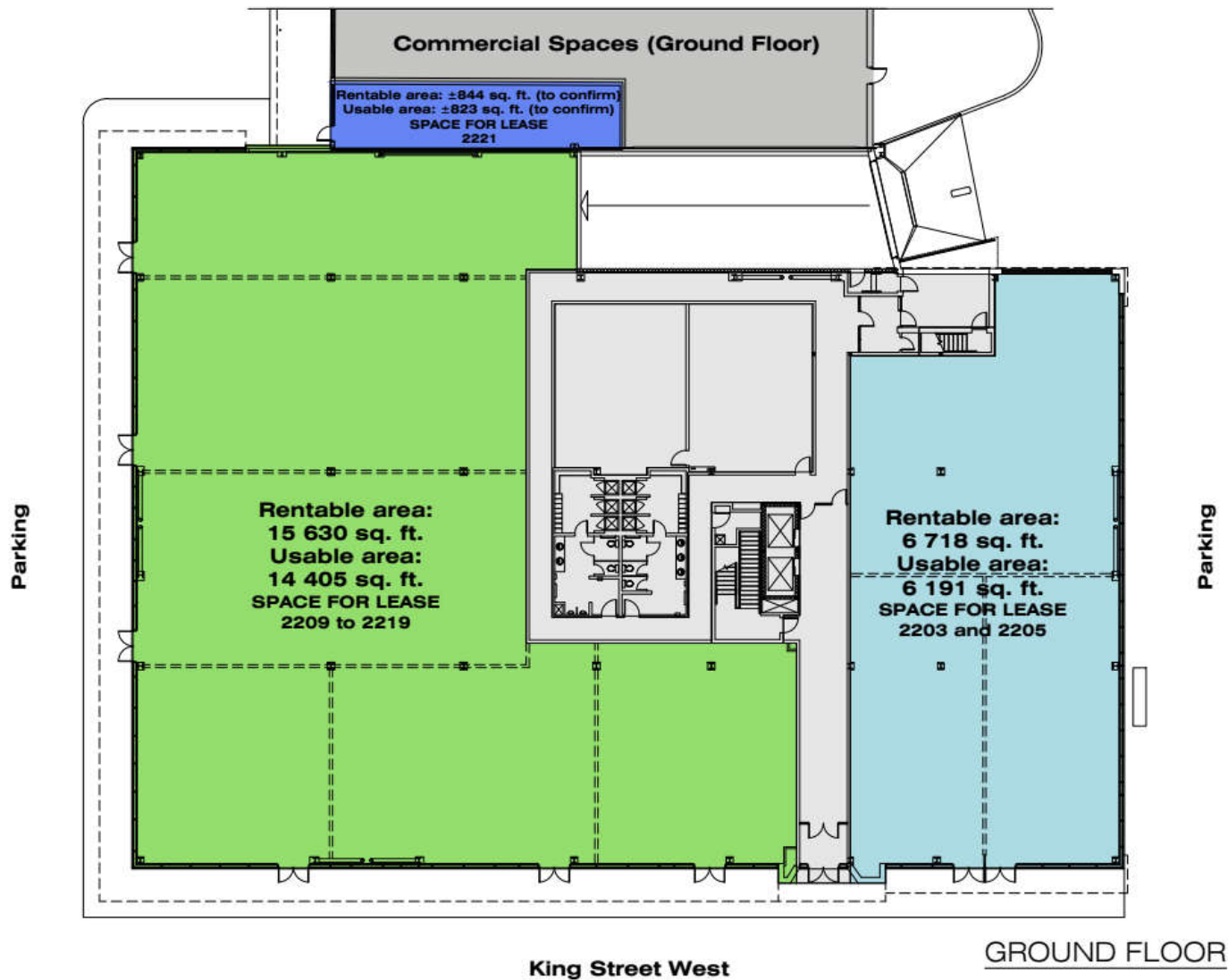
- SPACES FOR LEASE
- RENTED SPACES

LES PROMENADES KING



PLAN 2207, KING STREET WEST

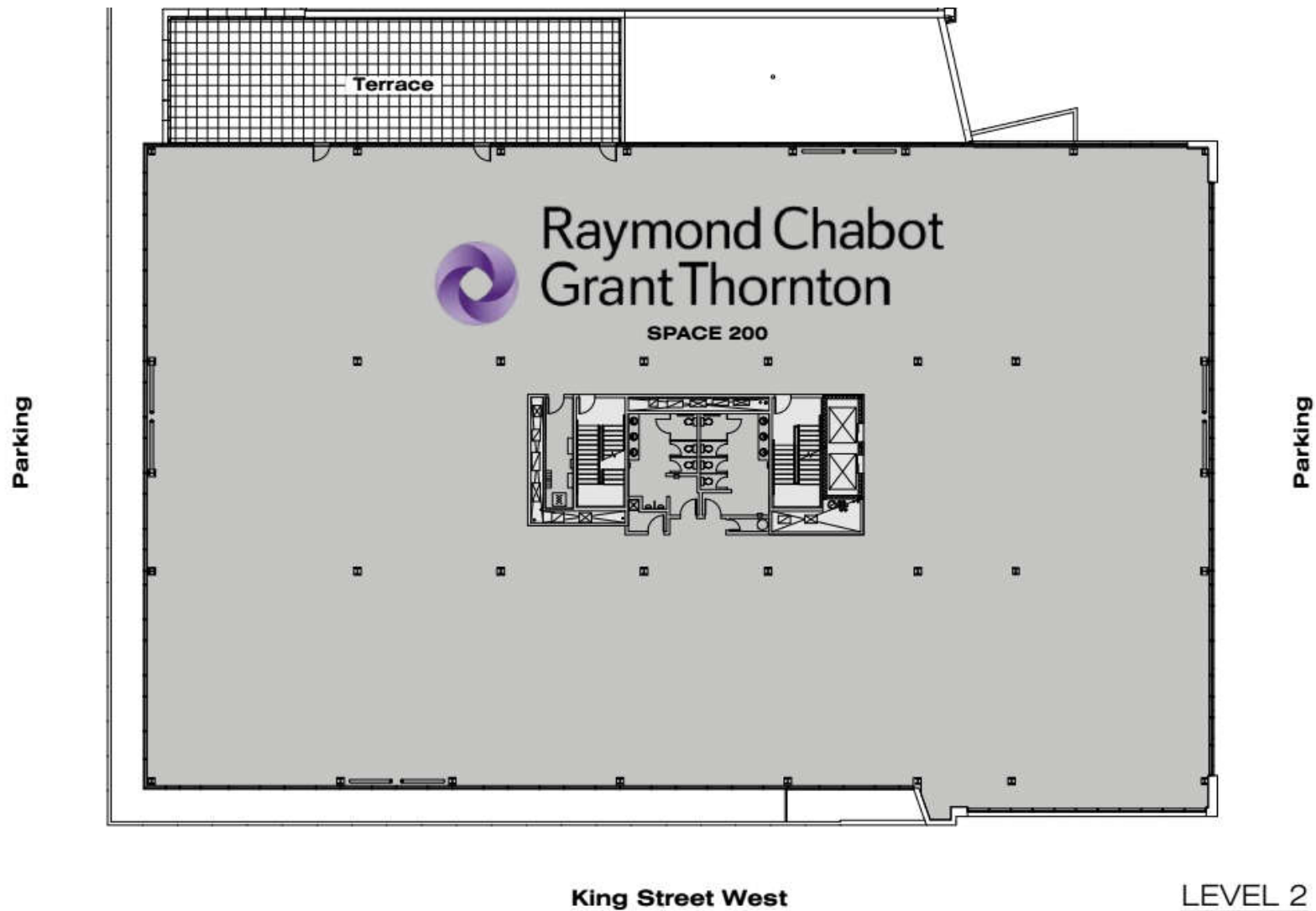
GROUND FLOOR / PROMENADES KING





PLAN 2207, KING STREET WEST

LEVEL 2 / PROMENADES KING

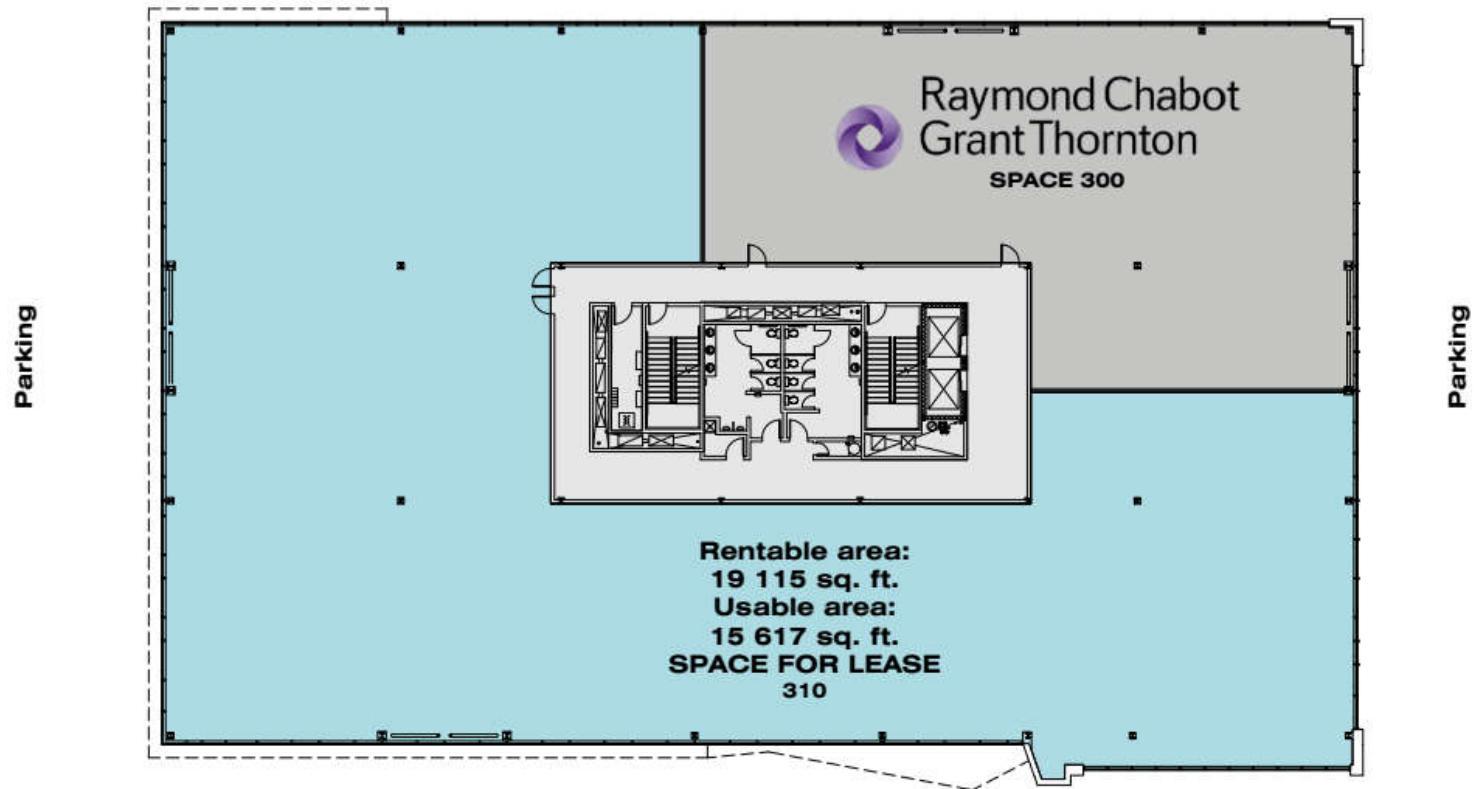




PLAN 2207, KING STREET WEST

LEVEL 3 / PROMENADES KING

Commercial Spaces (Ground Floor)



* Dividing walls can be added as required.

King Street West

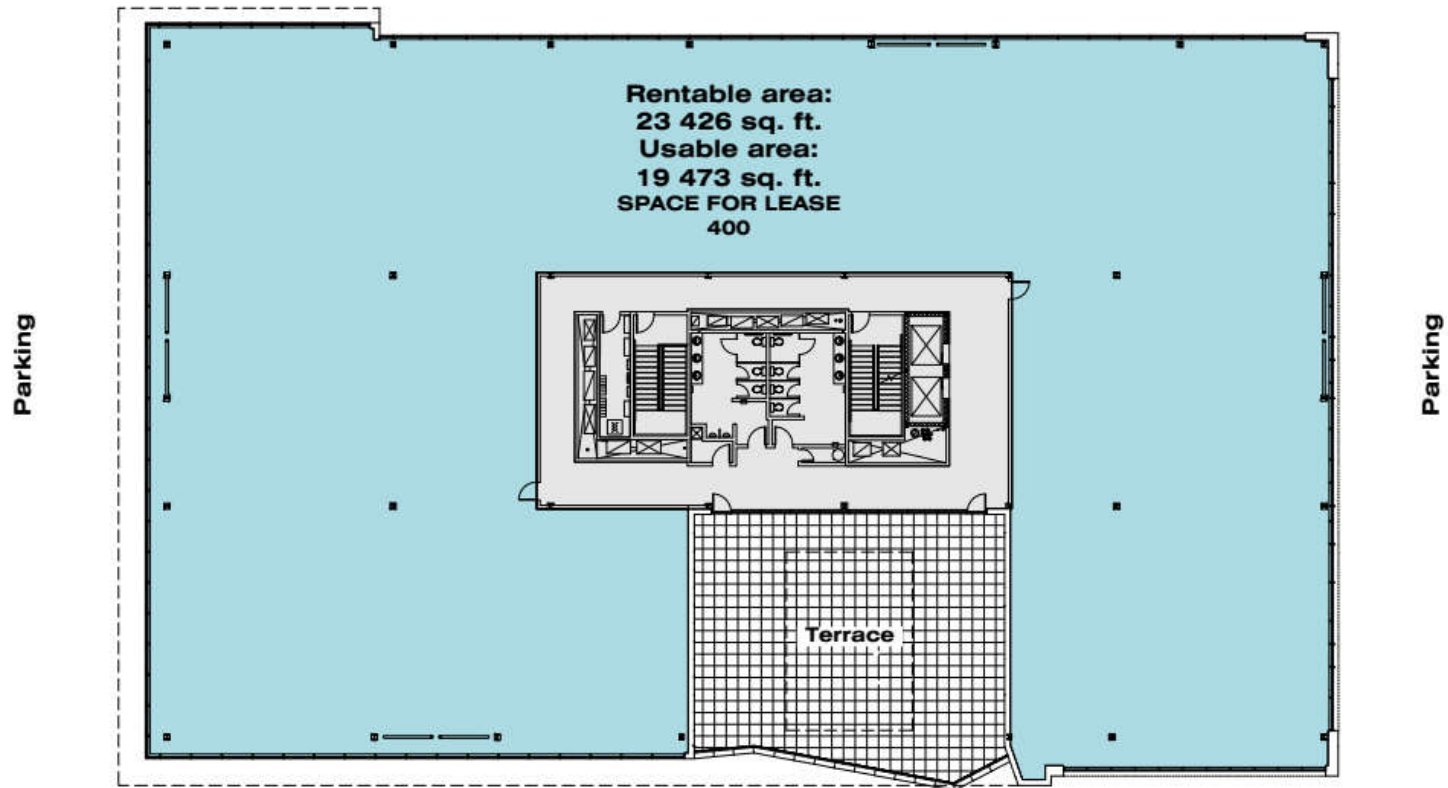
LEVEL 3



PLAN 2207, KING STREET WEST

LEVEL 4 / PROMENADES KING

Commercial Spaces (Ground Floor)



* Dividing walls can be added as required.

King Street West

LEVEL 4



IMMEX SOCIÉTÉ IMMOBILIÈRE

QUALITY, CUSTOMIZED AND PROMPT SERVICES

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

FOUNDED OVER 45 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 45 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.



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