



For Lease

Industrial Space for Lease

In the heart of Longueuil Industrial Park

**843 Jean-Paul-Vincent Blvd,
Longueuil | QC**

Featured Benefits



1DI | 1TL (with truck leveler)



**Clear height of
24'6"**



**Minutes from highways
20, 30 and 132**



Property Overview

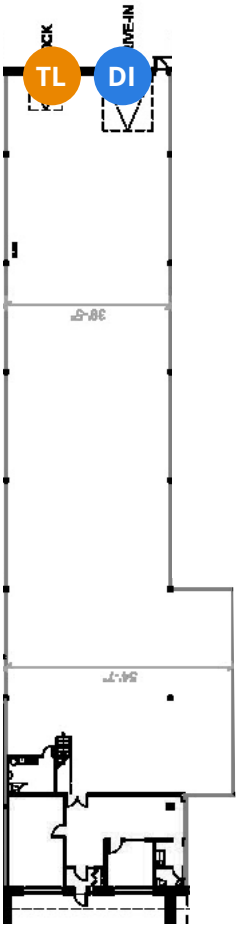
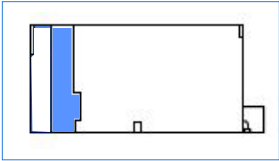
Civic Address	843 Jean-Paul-Vincent Blvd, Longueuil
Zoning	I-21-097 & I-21-108
Total Area	± 9,019 SF
Office Area	± 1,078 SF
Warehouse Area	± 7,941 SF
Clear Height	24'6"
Shipping	1 TL with truck leveler (8'x10') 1 DI (12'x14')
Electricity	100 Amps/600 Volts
Heating	Gas
Sprinklers	Yes
Availability	May 1 st , 2025



Asking Rental Rate:
Contact the broker



Opex (2025):
\$6.31 PSF



JEAN-PAUL-VINCENT BLVD

Property Overview

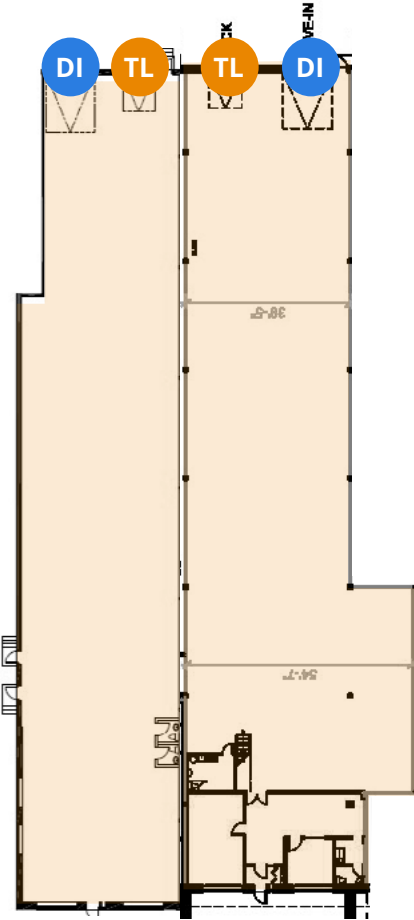
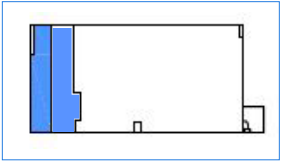
Civic Address	841-843 Jean-Paul-Vincent Blvd, Longueuil
Total Area	± 16,979 SF
Office Area	± 1,078 SF
Warehouse Area	± 15,901 SF
Clear Height	24'6"
Shipping	2 TL with truck levelers (8'x10') 2 DI (12'x14')
Availability	May 1 st , 2025



Asking Rental Rate:
Contact the broker

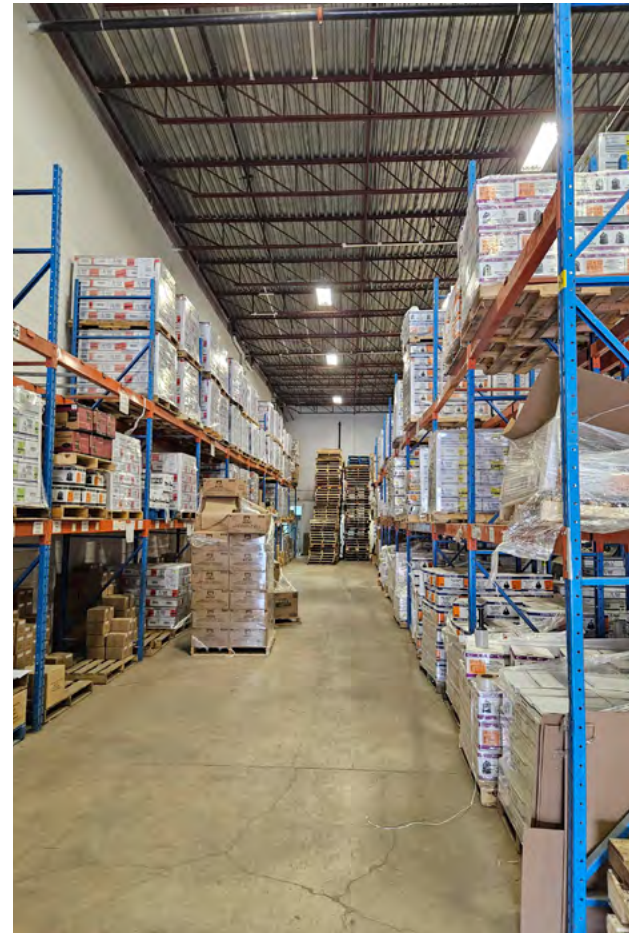


Opex (2025):
\$6.31 PSF



JEAN-PAUL-VINCENT BLVD

Property Photos



Nearby Amenities



843 Jean-Paul-Vincent Blvd,
Longueuil, QC

1	Réno-Dépôt
2	RBC Royal Bank
3	Allô! Mon Coco
4	Le Belle et la Boeuf
5	Boustan
6	Familiprix
7	Pizzeria George
8	Restaurant Chez André
9	Yuzu Sushi Express
10	IGA

- Highway 20
1 km | 2 minutes
- Highway 132
4.5 km | 5 minutes
- Bus 20, 123
2 minutes
- Metro Station | Longueuil
7.9 km | 13 minutes
- Montreal International Airport
32.3 km | 30 minutes



Our Team



Pure Industrial is one of Canada's leading providers of industrial real estate. With offices in Toronto, Montreal, Quebec City, and Vancouver and top tier properties across the country, we believe in the power of vision and the strength of partnership.

We're not just providing industrial real estate; we are laying the foundation for your business to thrive and are committed to being your partner in growth. We offer a portfolio of more than 42M square feet of prime locations across Canada, ranging from small warehouses to large industrial developments, and diligently serve more than 1,400 customers every day.

Our dedicated, customer-focused team is here to build lasting relationships, deliver highly responsive, personalized service, and keep your supply chain seamless, from the first mile to the last.

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Colliers

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With annualized revenues of \$3.6 billion (\$4.0 billion including affiliates) and \$46 billion of assets under management, we maximize the potential of property and accelerate the success of our clients and our people..

collierscanada.com



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