

Place du Parc

300, rue Léo-Pariseau
Montréal (Québec)

Built in 1977

Total Area 370,948 sq. ft.

25 Storeys

Freight Elevators	One freight and one service elevator servicing all floors of the office tower.
Windows	Fixed single-pane heat absorbing glass, exterior fixed double-pane heat absorbing glass, corner windows are single pane.
Structure	Steel and concrete
Elevators	Seven electronically-controlled elevators with a capacity of 1585 kg (Office), two elevators servicing the garage from the retail level and one passenger elevator from street level to lower level of retail.
Air Conditioning	All exterior zones from the main lobby to the 25th floor are air-conditioned by self-contained incremental units at a rate of two per day. The air is evenly distributed by a simple duct system at the window sills. Interior zones are air-conditioned by fan coils using chilled water from a central plant located in the basement level of the shopping mall. Air is distributed by ceiling diffusers.
Heating	The building is heated electrically with electric elements in incremental units on typical floors and baseboard heating at corners.
HVAC hours	7:00 am - 6:00 pm. Hours can be extended at an additional cost to the tenant.
Emergency Power	Deisel powered emergency generators
Lighting	1' x 4' fluorescent fixtures provide lighting in the office area and incandescent fixtures provide illumination in the main lobby.
Fiber Optics	Fiber Optic Cabling available throughout the building.
Fire Detectors	Heat and smoke devices to meet safety requirements.
Shipping & Receiving	Loading dock with four bays (Office) and loading dock with seven bays (Retail)



1,100 Interior Parking Stalls



Connected to
Les Galeries du Parc



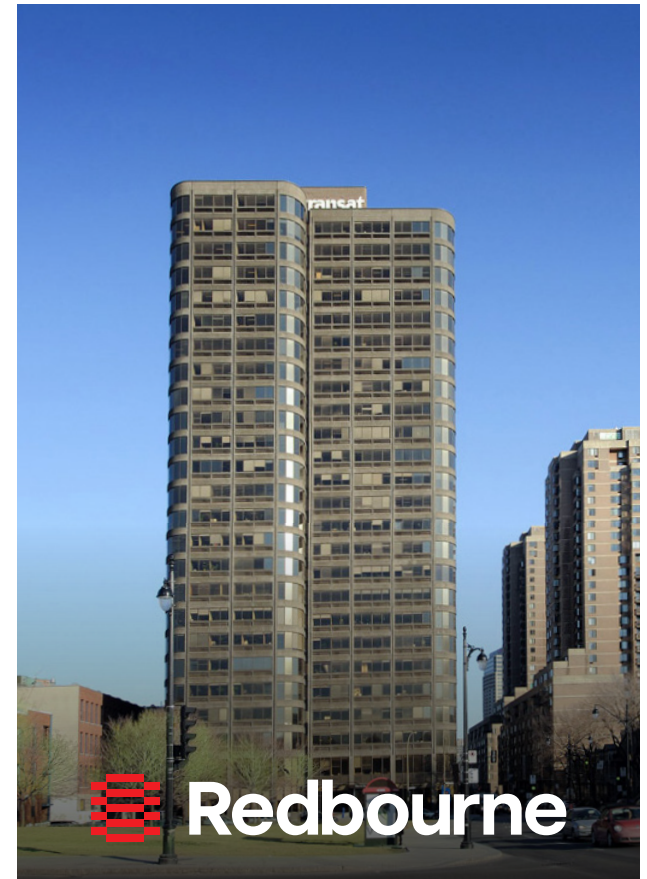
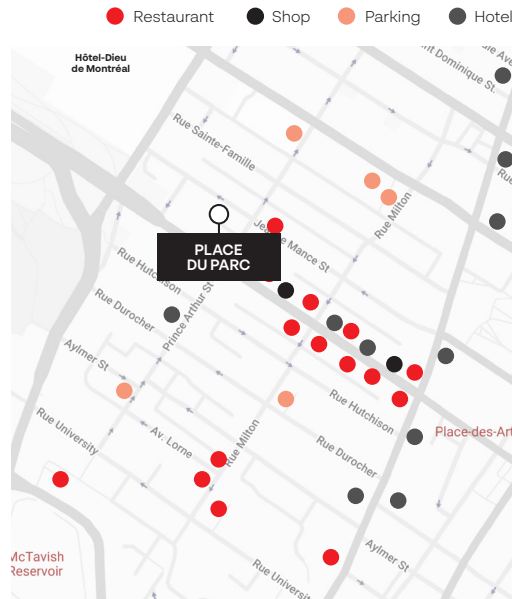
Metro Station
700 meters from
Place des-Arts



Maintenance
Personnel on Site



24/7 Access



www.redbourne.ca

 Redbourne