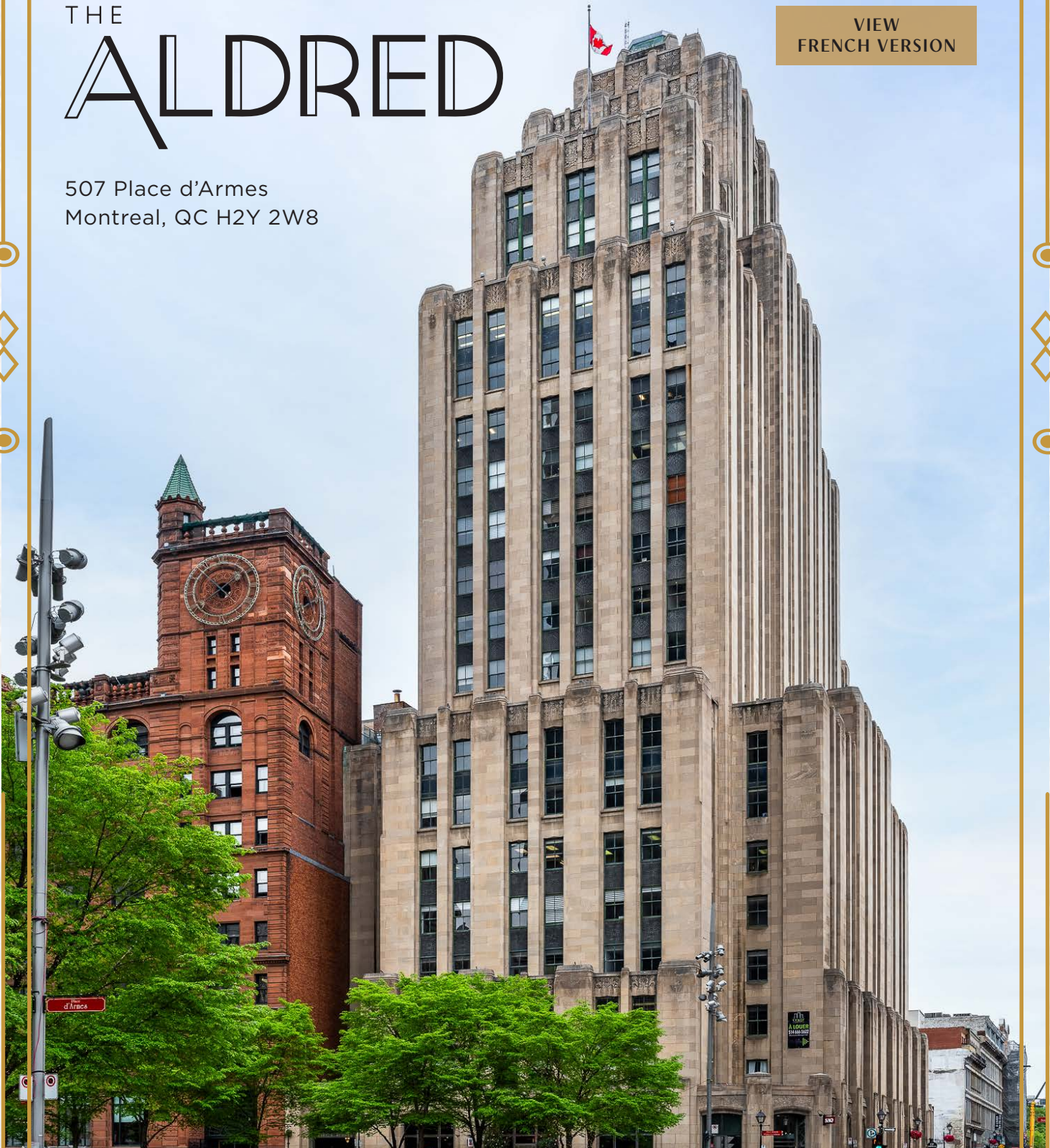


THE ALDRED

507 Place d'Armes
Montreal, QC H2Y 2W8

VIEW
FRENCH VERSION



A TOWERING LEGACY



A **MODERN** TWIST ON A **CLASSIC** ICON

The **Aldred Building** presents a rare opportunity for businesses to establish themselves in one of Old Montreal's most iconic landmarks.

Adjacent to the revered Notre-Dame Basilica, the Aldred Building blends the timeless allure of Old Montreal and the forward-looking aspirations of today with stunning city and waterfront views, landmark amenities, captivating spaces, and on-site retail all designed to create an experience that inspires contemporary ambition.



STANDING THE TEST OF TIME

Originally constructed in 1929, the Aldred Building has undergone meticulous renovations aimed at preserving its historical charm, while seamlessly integrating modern conveniences to cater to the needs of today's tenants.

Aménagements flexibles et designs contemporains



ARCHITECTURAL DESIGN

23-story landmark featuring a design reminiscent of New York's famed Empire State Building



2,000 SF PENTHOUSE

Located on the 22nd and 23rd floors, the Aldred Building offers the most prestigious penthouse spaces with spectacular city views, sophisticated design, and an ideal location to foster creative inspiration



MODERN OFFICE SPACES

Flexible layouts and contemporary designs



ON-SITE RETAIL

SAQ, Marche Saint Laurent, Kung Fu Tea



VIBRANT AMENITIES

Ground floor retail, bike room, fitness center, and private roof top terrace



SEAMLESS CONNECTIVITY

Steps away from the Place d'Armes metro station, the Montreal courthouse, Palais des Congress convention center, City Hall and the beautiful Old Port waterfront



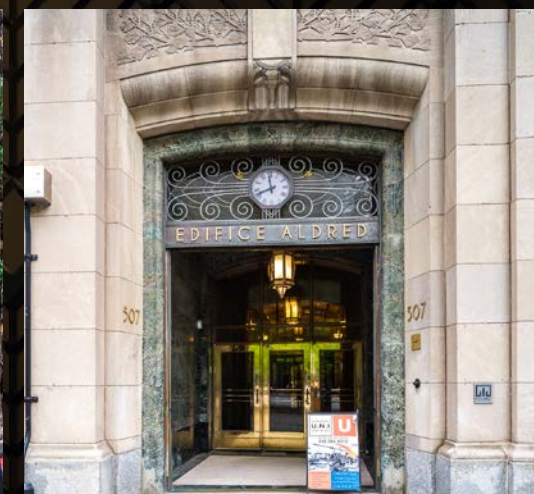
PANORAMIC VIEWS

Unobstructed views of Old Montreal and St. Lawrence River



ENHANCED SECURITY

24/7 on-site security guard



WHERE HISTORY INSPIRES CONTEMPORARY AMBITION



HISTORICAL SIGNIFICANCE

Constructed from 1929 to 1931 during the Great Depression, The Aldred Building was designed by the Montreal-based firm of Barott and Blackader, and at time of completion, was one of the tallest structures in Montreal, standing at 96 meters.



ARCHITECTURAL DESIGN

Renowned for its Art Deco architectural style, the building is characterized by tiered design, stone façades, and lavish ornamentation that reflect the era of its construction.



PRESERVATION EFFORTS

The Aldred Building was designated a heritage building by the city of Montreal in 1990 and recent renovations have been completed to ensure historical integrity and preserve the building's infrastructure.



CLASSIC STYLE, MODERN AMENITIES

The Aldred Building provides tenants with an unparalleled work-life balance, courtesy of its prime location and abundance of walkable amenities. With enchanting cobblestone streets to eclectic markets and culinary hotspots, Old Montreal offers a rich tapestry of offerings that cater to every lifestyle.

RESTAURANTS



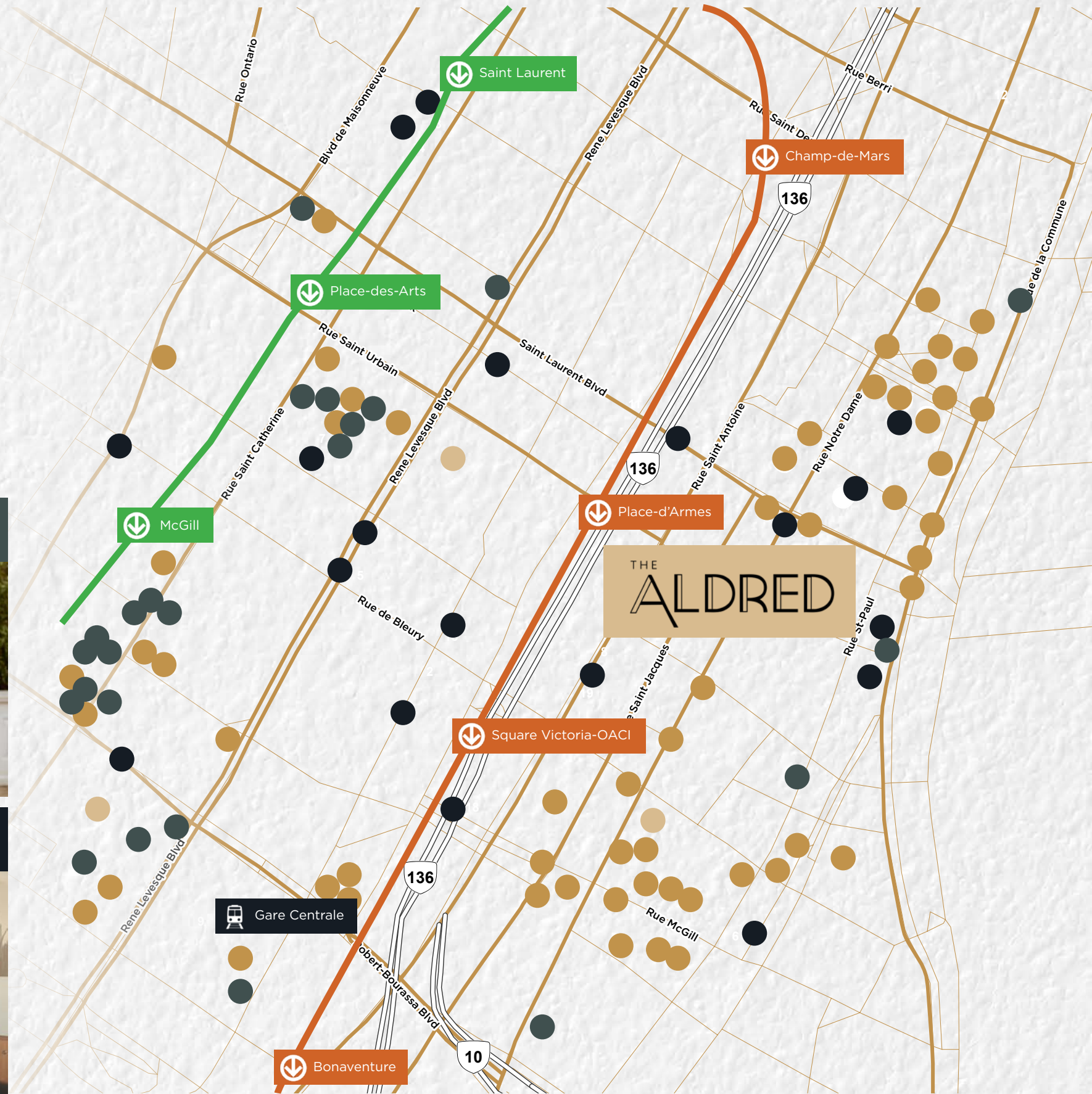
RETAIL SHOPS



FITNESS CENTERS



HOTELS



A PRESTIGIOUS PRESENCE

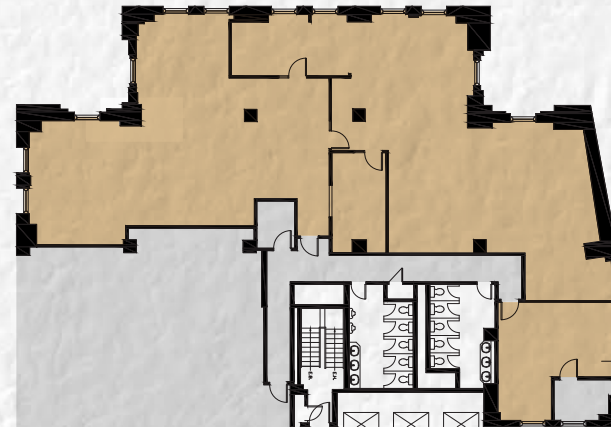
CURRENT AVAILABILITIES

THE
ALDRED

SUITE 300 | 12,888 SF



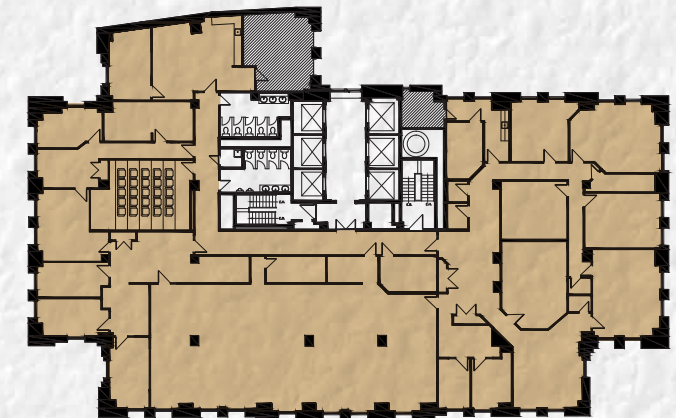
SUITE 401 | 3,940 SF



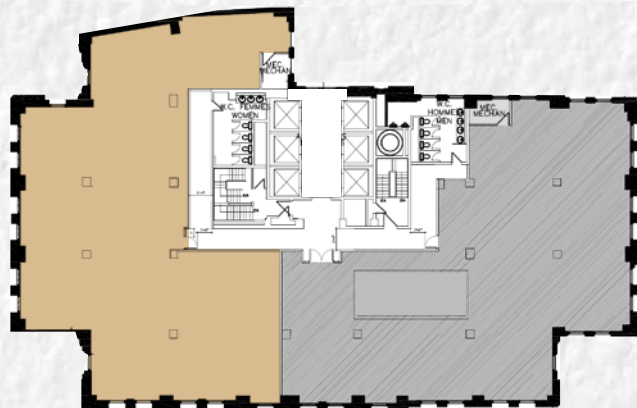
SUITE 402 | 3,389 SF



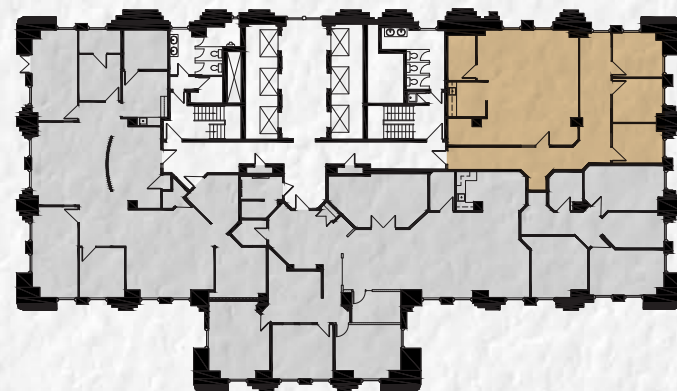
6TH FLOOR | 11,300 SF



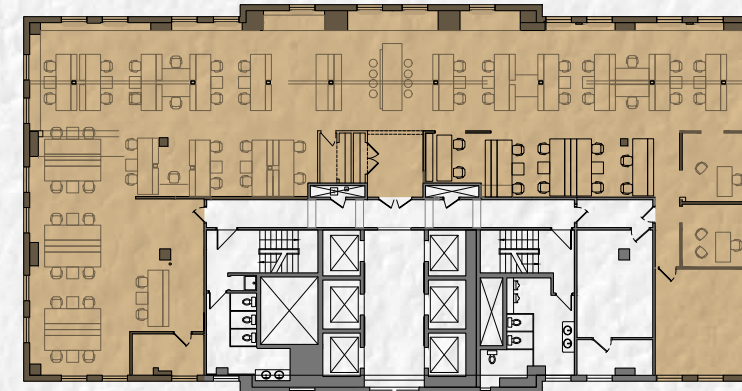
8TH FLOOR | 6,712 SF



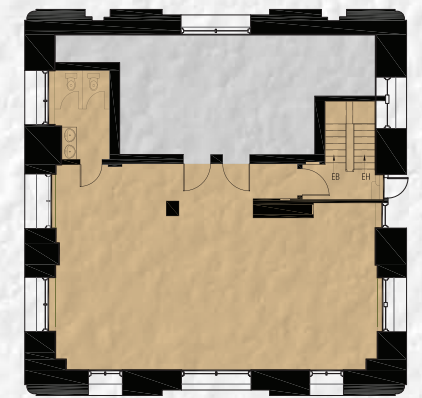
SUITE 970 | 2,504 SF



SUITE 1600 | 6,741 SF



SUITE 2200/2300 | 2,359 SF



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