



# LE CARRÉ DE GASPÉ

[CLIQUEZ ICI POUR LE FRANÇAIS](#)



WHERE CREATIVITY  
MEETS LEGACY

LE CARRÉ DE GASPÉ | MILE END

 CUSHMAN &  
WAKEFIELD

# THE CULTIVATORS OF CULTURE

CELEBRATING THE TRAILBLAZERS WHO  
STITCHED TOGETHER THE FABRIC OF  
THIS **ONE-OF-A-KIND** NEIGHBOURHOOD.



## TAMEY LAU | BELOVED LOCAL FLORIST

With flowers spilling onto the sidewalk and cats nestled in her window, Tamey Lau turned a simple storefront into a living love letter to the neighbourhood. Her birdcages and quiet generosity have made her both florist and folklore in Mile End's story. We honour her memory and contribution to this great neighbourhood.



## NAKUSET – INDIGENOUS ADVOCATE

A survivor of the Sixties Scoop, Nakuset turned her personal history into a powerful voice for urban Indigenous communities. From shelters to stages, she's made Mile End a louder, safer, and more visible place for those too often erased.



## KHOA LÊ – FILMMAKER & CULTURAL CONNECTOR

With a camera in hand, Khoa Lê captures the poetic in the personal — stories of queerness, displacement, and belonging. His lens has helped redefine what it means to be seen in a neighbourhood shaped by many voices.



## ANDY NULMAN – CULTURAL ENTREPRENEUR

Before Montreal became a global comedy hub, Andy Nulman was daring audiences to laugh at the unexpected. His trailblazing spirit helped launch Just for Laughs — and made Mile End a magnet for creative risk-takers.





# MORE THAN A MURAL

A TRIBUTE TO MILE END

Drawing on Mile End's rich cultural fabric, the mural tells a story of creativity, resilience, and transformation — celebrating the artists, entrepreneurs, and community members who continue to shape its identity.

## TEXTILE TRIBUTE

The girl's clothing — her shirt, shoes, bag, and belt — features patterns inspired by the building's original use as a textile factory, honoring Mile End and Le Carré de Gaspé's industrial roots and the craftsmanship that thrived here.

## DRAGON FLOWERS HOMAGE

A birdcage in the mural symbolizes Dragon Flowers and longtime florist Tamey Lau, whose vibrant storefront has brought life, color, and community spirit to Bernard Avenue for decades.

## TRAIN TRACKS

Faint tracks behind the figure reference a once-planned rail line behind the building — a subtle nod to movement, connection, and the ever-evolving nature of the neighbourhood.

# SURROUNDED BY INSPIRATION



# ANCHORED IN ART, BUILT FOR BUSINESS



## CREATIVE WORKSPACES

Once a textile hub, now Le Carré de Gaspé is home to Montreal's most dynamic creators.



## DESIGN THAT DEFINES

Our creative mural at Le Carré de Gaspé honors Mile End's revolutionary history.



## FLEXIBLE OFFICE SPACES

Contemporary suites designed for forward-thinking businesses.



## ROOFTOP TERRACE

A shared space for collaboration, community, and seasonal gatherings.



## COMMUTER AMENITIES

Convenient indoor parking, bike storage, and showers



## SURROUNDED BY CULTURE

Steps from top cafés, galleries & local favourites in one of the world's coolest neighbourhoods.



# A CULTURAL CROSSROADS OF RETAIL & ART

Le Carré de Gaspé puts everything you need right outside your door—from cafés and restaurants to gyms and local boutiques. Whether you’re grabbing a coffee, fitting in a workout, or picking up something special, it can all fit within your workday.

100+  
RESTAURANTS

60+  
SHOPPING

35+  
GYMS

20+  
CAFÉS



LOCAL EATS AND  
GO-TO FAVORITES,  
ALWAYS CLOSE BY

Espace Amalgame  
St. Viateur Bagel  
larrys



FROM  
EVERYDAY  
ESSENTIALS  
TO ONE-  
OF-A-KIND  
FINDS

Plaza Laurier  
Seconde  
Annex Vintage



WELLNESS STEPS AWAY

Studio Alpha Shape  
Econofitness  
CrossFit Plateau



YOUR DAILY  
PICK-ME-UP,  
RIGHT AROUND  
THE CORNER

Le Butterblume  
Cafe Fernanda  
Maestro

# ACCESS AT EVERY TURN

## METRO ACCESS

Rosemont Station (Orange Line) | 8 minute walk  
Laurier Station (Orange Line) | 14 minute walk

## BUS CONNECTIVITY

Saint-Viateur / de Gaspé | 1 minute walk  
Casgrain / St-Viateur | 2 minute walk

## DRIVE TIMES

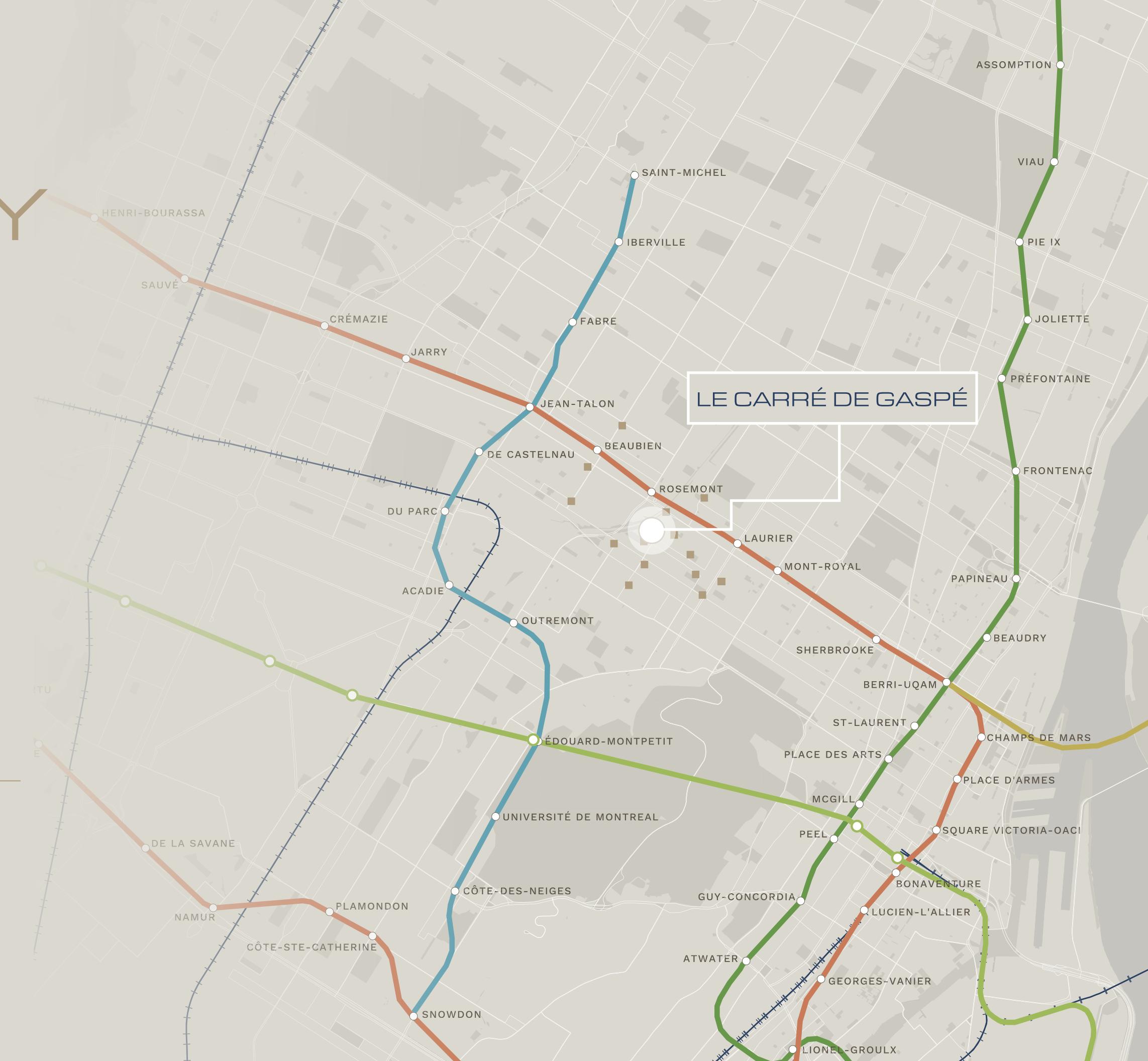
Downtown Montréal | 15 minute drive

## AIRPORT

Montreal-Trudeau International Airport | 20 minutes

## TRANSPORTATION KEY

- Blue STM Metro Line
- Green STM Metro Line
- Orange STM Metro Line
- REM Line
- Yellow STM Metro Line
- STM Bus Routes
- EXO Commuter Rail
- Bixi Bike Stations



# AVAILABILITIES

**AVAILABLE AREAS** | 1,800 - 9,000 SF

**GROSS RENTAL RATE** | PLEASE CONTACT

**TAXES & OPERATING EXPENSES** | INCLUDED

**TENANT IMPROVEMENT ALLOWANCE** | NEGOTIABLE

**AVAILABILITY** | IMMEDIATE





# LE CARRÉ DE GASPÉ

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