FOR SALE North West corner Route 195 & Route 132, Matane, Québec

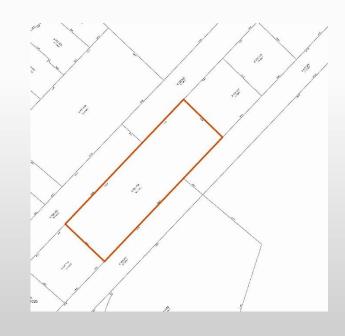




PROPERTY HIGHLIGHTS

Large land in downtown Matane, 300 m from Matane Port, commercial industrial zoning.

5-MILE (POP.)	18,474 (2021)
AVG HH. INCOME (2022)	\$ 32,800



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EXCEPTIONAL LOCATION IN MATANE

Use aloud for artisanal manufacturing industry, store, grocery store, restaurant, vehicle sales, gas sales or government services, maximum occupancy rate 50% and right to build 2 floors maximum.

LEGAL INFORMATION

ID TAXE NUMBER	0011-13-1861-0-000-0000
2025 TAXES CITY	\$ 4,099
ZONING	Commercial light industrial

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LAND SF	146,000 SF
Wetland SF	68,000 SF
Usable Area SF	78,000 SF



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