



**RE/MAX Du Cartier A.S. - Commercial Division**  
**A Powerhouse in Multiresidential and Commercial Real Estate**

RE/MAX Du Cartier A.S.  
Commercial Division  
1290 Bernard Avenue  
Outremont H2V 1V9

Albert Sayegh  
Certified Real Estate Broker, AEO  
514-369-2248  
albert@remaxducartier-as.com

**Visit**  
**[www.remaxducartier-as.com](http://www.remaxducartier-as.com)**

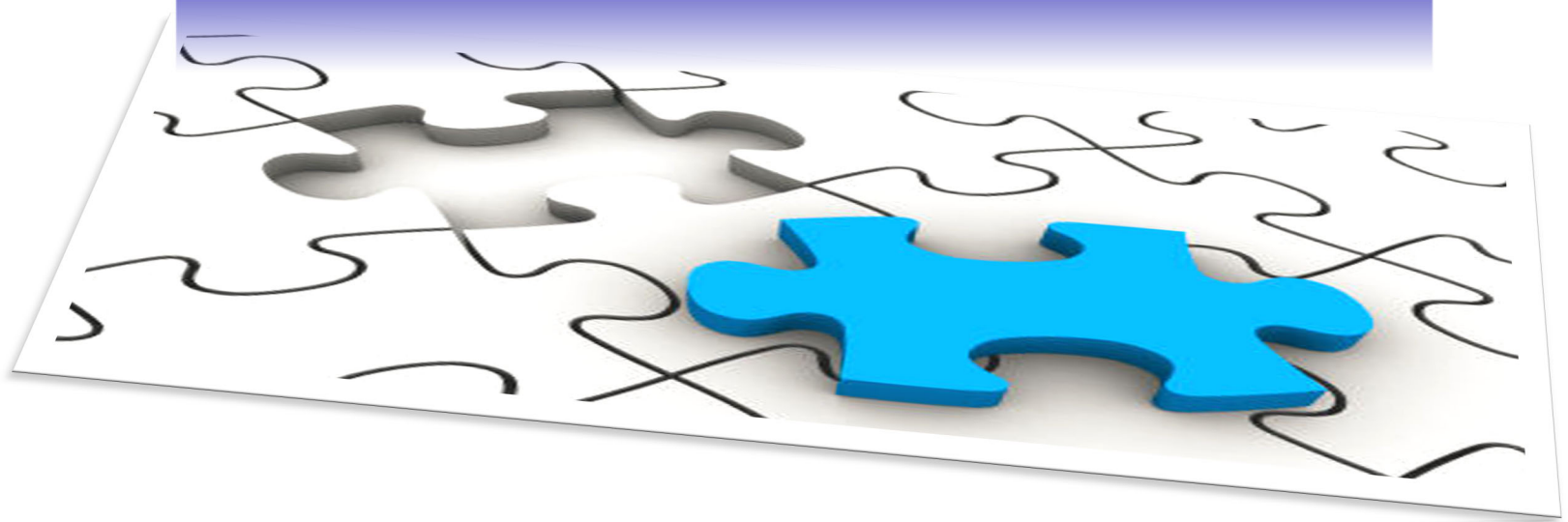
---

## **RE/MAX Du Cartier A.S. - Commercial Division**

---

### **OUR MISSION STATEMENT:**

Grow our client's real estate portfolio both profitably and strategically with the utmost sense of integrity and responsibility.





---

## **RE/MAX Du Cartier A.S. - Commercial Division**

---

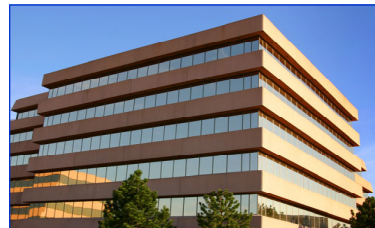
**We are a real estate agency that exclusively focuses on income properties, specifically multiresidentials, commercial buildings, office towers, shopping centers and new developments.**

Our professionals speak numbers all day long... cash flow, capital repayment, value appreciation, NOI, ROI, financing options, exit strategies, etc.

**We are an affiliate of RE/MAX Du Cartier Inc., Quebec's largest real estate agency with annual sales of \$1.6 Billion, 6 branches in Montreal and the surrounding areas, and  $\pm$  350 real estate brokers.**



**RESIDENTIAL BUILDINGS**



**OFFICE TOWERS**



**SHOPPING CENTERS**



**NEW DEVELOPMENTS**

## L'ÉQUIPE

### RE/MAX Du Cartier A.S. - Division Commerciale

The team of real estate brokers and advisors is led by Albert Sayegh, who has 20 years' experience in commercial real estate.

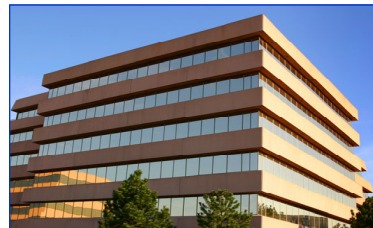
Here is a brief overview of his career :

- . Graduated from HEC Montréal
- . IBM / Harvard Business School - 2-year program similar to an eMBA
- . 11 years - IBM Canada. Last position: Director, Eastern Canada Operations - General Business Group
- . 20 years - in commercial real estate, mostly focusing in commercial and multi-residential buildings
- . Frequently ranked "Top 10 - Individual Broker in Quebec" out of ± 4,300 RE/MAX brokers in the province
- . Recipient in 2022 of the "CHAIRMAN" trophy and in 2023 of the "Cercle des Élités" for outstanding results
- . Hundreds of millions of dollars in commercial transactions

. Member of the Canadian Commercial Council, APCIQ - Association professionnelle des courtiers immobiliers du Québec, OACIQ - The authority of real estate brokerage in Québec and RE/MAX International Hall of Fame.



**RESIDENTIAL BUILDINGS**



**OFFICE TOWERS**



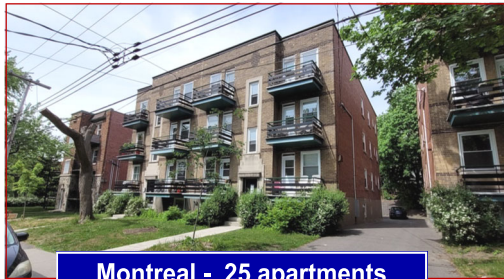
**SHOPPING CENTERS**



**NEW DEVELOPMENTS**

# HUNDREDS OF MILLIONS OF DOLLARS IN TRANSACTIONS

## Some Examples of Buildings Recently Bought and Sold:



**Montreal - 25 apartments**



**Laval - 40 apartments**



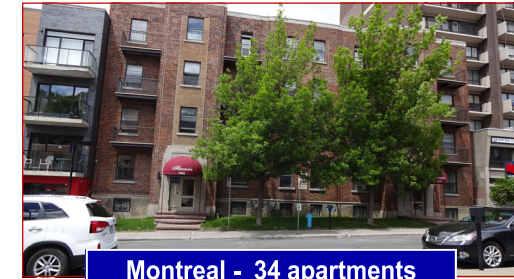
**St-Jean-sur-Richelieu - 56 apartments**



**La Prairie - 32 apartments**



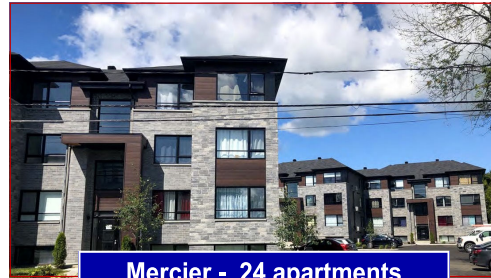
**Montreal - Westmount Square**



**Montreal - 34 apartments**



**Logueuil - 32 apartments**



**Mercier - 24 apartments**



**Mascouche - 18 apartments**

## OUR SERVICES

---

### RE/MAX Du Cartier A.S. - Commercial Division

---

**The array of services we provide positions us as a leader in Quebec's multiresidential and commercial real estate space.**

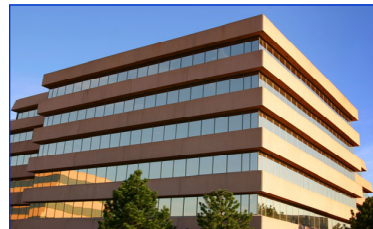
The service level provided by our team of professionals for the sale, purchase, finance and refinance is unparalleled according to many leading industry experts.

**At RE/MAX Du Cartier AS, you'll find all real estate advisory services under one roof:**

- Bankers with experience in multi-residential and commercial real estate lending
- Engineers for environmental site assessments and building inspections
- CPAs and Financial Advisors
- Lawyers practicing real estate law
- Professional Appraisers
- General Contractors
- Property Managers
- Land Surveyors
- Notaries



**RESIDENTIAL BUILDINGS**



**OFFICE TOWERS**



**SHOPPING CENTERS**



**NEW DEVELOPMENTS**

## BUYING

---

# Thinking of Buying a Building?

---

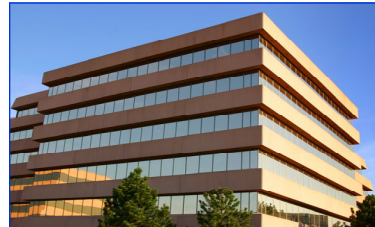
**Investing in real estate and buying an income generating property is no easy task, as the difference between one property and another can make a whole world of difference... That's when and where we come in.**

Buying with RE/MAX Du cartier A.S. is putting all the chances on your side. We recommend the purchase of a building or a land, big or small, only if it passes our strict due diligence review and our projection scenarios.

**For the past 20 years, we've stayed true to this promise. We approach every real estate investment with the utmost seriousness and commitment. Buying and selling real estate is not just our job—it's our core purpose. It's what we do, and it's all we do.**



**RESIDENTIAL BUILDINGS**



**OFFICE TOWERS**



**SHOPPING CENTERS**



**NEW DEVELOPMENTS**

## SELLING

# Thinking of Selling Your Building?

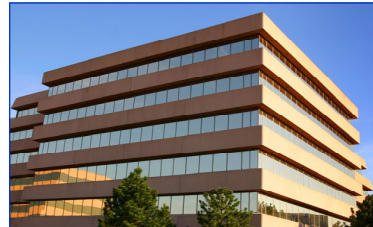
**To sell well your building is our first and foremost objective.**

By retaining our services, you will have access to a multidisciplinary team considered one of the top performing in Quebec, offering experience, know-how and a 20-year track record of successful transactions. We know how to present an income property well, regardless of size, give it its full value and attract serious buyers...

**By listing your property with us, you'll ensure that it reaches a broad audience: locally, your property will be visible to approximately 4,300 RE/MAX brokers across Quebec. On the international stage, it will be exposed to over 11,000 commercial brokers in more than 90 countries, as well as to global investors who visit the RE/MAX international website, [global.remax.com](http://global.remax.com), daily. Canada is a highly sought-after destination for investors worldwide, thanks to its stable, fair, and transparent political and economic systems.**



**RESIDENTIAL BUILDINGS**



**OFFICE TOWERS**



**SHOPPING CENTERS**



**NEW DEVELOPMENTS**

# **No One Offers You A Better Exposure To Your Buildings Than The One We Offer You. In Montreal, throughout Quebec, and Around The World !**

To be read carefully.

## **▲ VISIBILITY IN MONTREAL**

RE/MAX du Cartier A.S. is affiliated with the most important real estate agency in Quebec, RE/MAX du Cartier, which has 6 offices, 5 in Montreal and 1 in Laval, annual sales of ± \$1.6 billion, and ± 350 real estate brokers.

## **▲ VISIBILITY THROUGHOUT QUEBEC**

Your property cannot go unnoticed when it is seen by ± 4,300 RE/MAX brokers, who represent more than 40% of all brokers in the province. Additionally, the RE/MAX-Québec website is one of the most visited in Québec with over 2 million monthly visitors.

## **▲ VISIBILITY AROUND THE WORLD**

How about being part of a force of over 11,000 commercial brokers, present in over 90 countries, who together transact over 50,000 commercial real estate transactions per year? Would you like to have your building presented and sold by this one-of-a-kind marketing team?



# FINANCING

## Thinking of Financing or Refinancing a Building?

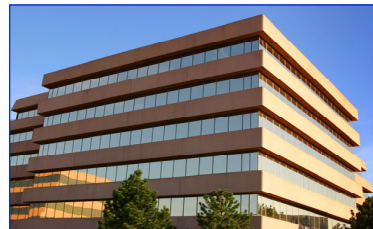
At RE/MAX Du Cartier A.S., we offer comprehensive mortgage financing solutions, including CMHC-insured and conventional loans, interim financing, lines of credit, and various bridge loans. Our goal is to present the most appropriate financing options for every transaction.

We collaborate with top-tier banking specialists who manage the entire loan process—from application to approval—ensuring that all terms and conditions are thoroughly reviewed. This applies to both the purchase or sale of new properties and the refinancing of existing ones.

Providing financing services is a significant advantage in any property transaction, whether large or small. With our expertise, we're in control, ensuring a smooth process with no surprises along the way.



**RESIDENTIAL BUILDINGS**



**OFFICE TOWERS**



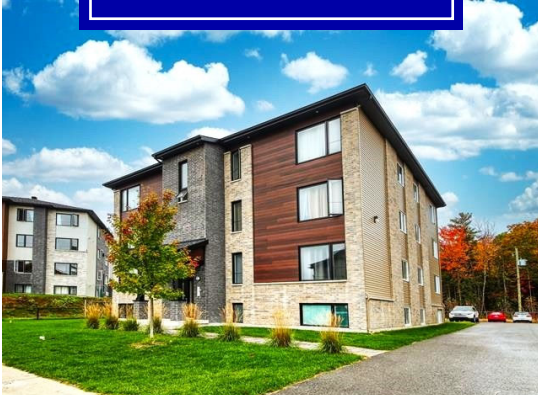
**SHOPPING CENTERS**



**NEW DEVELOPMENTS**

## A Few Testimonials...

### Testimonial Buying-Client **Saint-Jerome**



*The expertise of the Albert Sayegh team was instrumental in our success in this very competitive market. They helped us navigate the various stages of the purchasing process, and through their rigorous financial analysis and optimization modeling, sound advice on how to best finance the buildings and overall real estate market experience, we were able to take an informed decision and buy these 2 buildings.*

*Most importantly, their confidence in us was crucial in giving us the push to get on this new adventure. A beautiful partnership was born!*

**Andréanne Bergeron, Actuary**

### Testimonial Real Estate Broker **South-Shore**

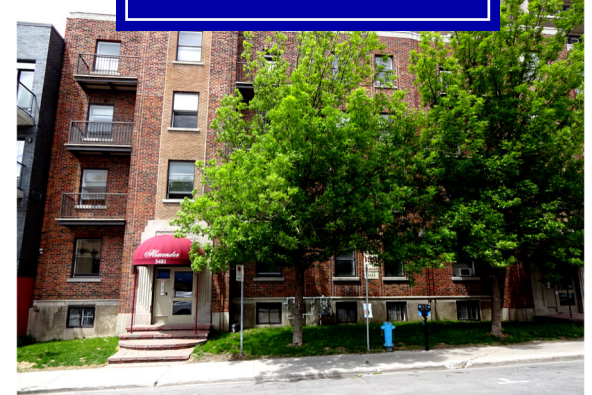


*I met Albert in a 16-unit apartment building I had just listed in La Prairie. A few days following the listing, he called me to ask me some questions about the building and the proforma. Two days later he presented me with a promise to purchase and a bank letter confirming buyer's financial capacity.*

*In short, this sale went so well, without any problems, or delays, that I asked him to list two other buildings with me, which he succeeded in selling them. Again, without any difficulties or last minute surprises. With his experience and his many contacts in the industry, things seem easy with him. It was a pleasure!*

**André Thorne, Real Estate Broker**

### Testimonial Selling-Client **Montreal**



*I bought and sold with Albert over the past 4 years, 5 good sized buildings (from 18 to 32 units), 3 purchases and 2 sales. His marketing and sales support has always been exceptional. For the sale of my Queen Mary building which I was asking over \$10 million for, we received 10 written offers and Albert sold at full price.*

*Albert provided great advice and support throughout this sale which was, in many ways, quite complicated. No doubt that Albert understands numbers, is quite comfortable with large buildings, and has a vast contact list of serious and qualified buyers. In my opinion, without Albert, this sale would have never happened.*

**Olivier About, Investissement Denola inc.**

**Visit**  
**[www.remaxducartier-as.com](http://www.remaxducartier-as.com)**

# **WORKING WITH US COULD MEAN HUNDREDS OF THOUSANDS OF DOLLARS MORE TO YOU!**

Let's talk about your project. Connect with us. We have the know how to assist you.



1290 Avenue Bernard  
Outremont, Quebec H2V 1V9

**514-369-2248**  
**[albert@remaxducartier-as.com](mailto:albert@remaxducartier-as.com)**