

# Quai de Jemmapes

**Overlooking the Canal Saint-Martin, this is a particularly pleasant environment, protected from the hustle and bustle of the capital.**

210, quai de Jemmapes , 75010 Paris

Area available  
189 sq.m

AVAILABILITY  
2023-01-31

NATURE OF LEASE  
Bail commercial



## Presentation

210 Quai de Jemmapes **offers 189 sq. metres of floor space** (117 sq. metres of sales area and 72 sq. metres of storage space) with a fully glazed frontage. In a vibrant energy catchment area, with 57,500 people living less than 15 minutes' walk away, combining shops, residences, culture and services, 210 Quai de Jemmapes is the perfect address for developing your business.

### Connectivity and proximity

210 Quai de Jemmapes is ideally located close to public transport, **just 100 m from Jaurès metro station and 500 m from Louis Blanc and Jaurès stations**. You'll be connected to all of Paris's urban centres in just a few minutes, less than 10 minutes by metro from Gare du Nord station and less than 15 minutes from Châtelet. What's more, with lines 2, 5 and 7 nearby, you're perfectly connected to the rest of the city.



# Location and transportation

## Public transport access

### Metro


**5** Jaurès

 2 minutes

**2** Jaurès

 2 minutes

**7<sup>bis</sup>** Jaurès

 2 minutes

## Key features of this space

### Location

210 quai de Jemmapes overlooks the Canal Saint-Martin.

### Surface

2 floors: 117 sq.m on the ground floor and 72 sq.m in the basement. Non-ERP building (application to be made if necessary).

### Reception and security

Available immediately.

## Table of available floor space

**Level Gross lettable area Terraces/garden Estimated maximum capacity**

SS1	72 sq.m		
RDC	117 sq.m		





## General technical aspects

### **Regulations**

ERP application to be made by the lessee

### **Extraction**

VMC in washrooms

### **PMR**

Declaration to be made

### **Total surface area**

189 sq.m

### **Surface area per floor**

117 sq.m on the ground floor and 72 sq.m in the basement

### **Air conditioning/heating**

Water radiators / no air conditioning

## Engagements, labels, et certifications

### **Discover our commitment to high environmental quality on a daily basis.**

Through our four fundamental pillars: biodiversity, circular economy, low carbon and living well, we aim to offer optimum performance and a quality working environment. This is reflected in our energy figures: - Energy consumption: 139.8 kWh/sq.m. - Carbon emissions: 13.8 kgCO<sub>2</sub>/sq.m. The use of green electricity, HQE Exploitation Bon certification and full recycling of waste from material and energy works in this building demonstrate our commitment to sustainable management of our buildings, ensuring optimum performance while respecting the environment.





## Nos partenaires commerciaux

**Manon Guisbert**

Responsable de commercialisation retail

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