

Availability Report

FEBRUARY 2022

Click a specific property type to jump ahead



RETAIL SPACE FOR LEASE

RETAIL BUILDINGS FOR SALE



OFFICE SPACE FOR LEASE

OFFICE BUILDINGS FOR SALE



INDUSTRIAL SPACE FOR LEASE

INDUSTRIAL BUILDINGS FOR SALE



VACANT LAND FOR LEASE

VACANT LAND FOR SALE



INVESTMENT PROPERTIES FOR SALE



CONTACT AGENT














VIEW WEB LISTING







TAKE A VIRTUAL TOUR

Retail Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'T'L RENT (\$ per sq. ft.)	COMMENTS
408 ACADEMY ROAD SUBLEASE  NEW LISTING	Rennie Zegalski 204-985-1379 Presley Bordian 204-985-1356 		1,400 	\$24.00 (to Aug. 31, 2025) \$25.00 (Sept. 1, 2025 - Aug. 31, 2030)	\$10.90 (includes mgmt. fee)	» Well-located along Academy Road » High traffic, high visibility location » Recent building upgrades and interior improvements in place » Full useable basement with one restroom, small kitchenette, private office and washer & dryer
AVENUE 360 	Trevor Clay 204-985-1365 Presley Bordian 204-985-1356  		937 - 6,344	\$30.00	TBD	» Brand new 6-storey mixed-use development located directly adjacent to the St. Boniface Hospital » Medical, office and retail opportunities within Manitoba's new State-of-the-Art Health and Wellness Centre » New 619 stall attached parkade adjacent to an existing 466 stall parkade
946 CORYDON AVENUE SUBLEASE 	Rennie Zegalski 204-985-1368  		2,400	\$70,000 (per annum)		» Well-located in Corydon Village » High-traffic, high-visibility location » Ample on-site parking » Rare drive-thru location with 10+ vehicle stacking » 10-ton Roof Top Unit (installed in 2014) » Traffic count of 49,000 average vehicles per day » Headlease expiry - November 30, 2028
DISTRICT AT BRIDGWATER 	Presley Bordian 204-985-1356 Rennie Zegalski 204-985-1368  	U2 - 365 Centre U3 - 365 Centre U4 - 395 Centre Pad site with drive-thru/patio	1,300 1,300 1,250 TBD	\$30.00 Drive Thru: TBD	\$9.67	» Now available for occupancy » New mixed-use development servicing the fastest growing neighbourhood in Winnipeg » Signage visibility from high-traffic thoroughfare servicing over 28,000 vehicles per day » One of the last remaining drive-thru opportunities in Bridgwater » 195 on-site parking stalls




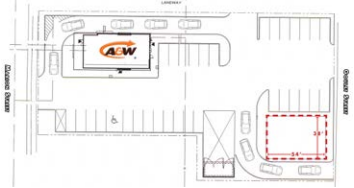
CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'T'L RENT (\$ per sq. ft.)	COMMENTS
205 EDMONTON STREET						
	Trevor Clay 204-985-1365	Main Floor	4,350	\$20.00	\$8.52	» Newly demolished main floor space ready for Tenant fixturing » Located in the heart of the SHED District across from the RBC Convention Centre » High exposure corner location » Developed office space » Possible joint venture/sale opportunity » Full building availability subject to 90 days notice
	Mario Posillipo 204-985-1373	2nd Floor	4,000	\$16.00	\$8.52	
	Presley Bordian 204-985-1356	Total Building	8,350			
	Full fee to outside broker - 5% of net rent (based on a 5-year lease)					
254 EDMONTON STREET						
	Presley Bordian 204-985-1356	Unit 389A	2,391	\$15.00	\$10.78	» High profile main floor retail opportunity steps from Royal Winnipeg Ballet, True North Square, Hargrave St. Market, and Canada Life Centre » Well-suited for traditional retail or a quick service restaurant » Building signage exposure onto Graham Avenue and Edmonton Street » Up to 8,923 sq. ft. of contiguous space available
	Mario Posillipo 204-985-1373	Unit 389B	1,974	\$15.00		
	Rennie Zegalski 204-985-1368	Unit 387	2,028	\$15.00		
		Unit 254	2,530	\$25.00		
WINDSOR PARK SC						
	Brett Chartier 204-985-1366	Unit 664	3,500	\$17.00	\$6.44	» Professionally managed strip mall » Former bank within anchored centre » Building and pylon sign opportunities » Excellent on-site parking » High-visibility location » Well-situated in a densely populated neighbourhood
	Presley Bordian 204-985-1356				(plus mgmt fee of 5% of net rent)	
1081 ELLICE AVENUE						
	Derrick Chartier 204-985-1369	Building B Building C	4,044 - 13,665 up to 2,400	\$13.00-\$14.50 TBD	\$7.50	» Pad site availability up to 2,400 sq. ft. with drive thru » Located close to the St. James retail node and Polo Park Shopping Centre » Excellent access to site through a light-controlled intersection with two points of access from Wall Street and Ellice Avenue » Ample parking available on-site

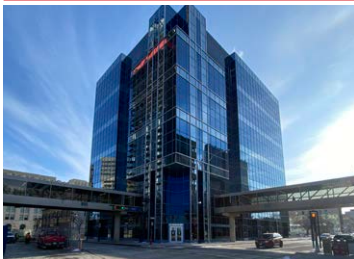













CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'T'L RENT (\$ per sq. ft.)	COMMENTS
1320 ELLICE AVENUE 	Rennie Zegalski 204-985-1368		8,439 - 16,875	\$15.00	\$8.00	» Well located in the St. James retail node » High-traffic, high-visibility location » Ample on-site parking » Signage opportunity » Landlord to consider demising unit in half to 8,439 sq. ft.
915 EMPRESS STREET 	Rennie Zegalski 204-985-1368	Unit 300	2,468 - 4,936	\$18.00 \$17.00	\$9.78	» Walmart anchored retail centre » Well located in the St. James retail node » High-traffic, high-visibility location » Ample on-site parking » Signage opportunity on two pylon signs » Landlord will consider demising unit in half to 2,468 sq. ft.
1501 GATEWAY ROAD 	Brett Chartier 204-985-1366 Presley Bordian 204-985-1356 Bryn Oliver 204-985-1379	1501 1521	2,100 1,380	\$17.25 \$17.25	\$7.89 \$7.89	» Current medical use/office space build-out » High-traffic location » Building and pylon signage available » Ample parking on-site » Easy access and visibility
376 GOULET STREET 	Rennie Zegalski 204-985-1368	Build to Suit	up to 4,000 (no drive thru) Up to 2,000 (with drive thru)	TBN	\$9.50	» A&W now open on-site » Ingress and egress on Marion Street and Goulet Street » Prominent exposure to Goulet Street » Pylon signage available on Marion Street





CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'L RENT (\$ per sq. ft.)	COMMENTS
200 GRAHAM AVENUE						
	Presley Bordian 204-985-1356		1,424	\$20.00	\$18.89	» Retail space in a downtown Class A office building » Direct exposure to the Winnipeg Skywalk system to Winnipeg Square and across from the new 300 Main Street residential tower » Turn-key restaurant opportunity » Four blocks from Canada Life Centre
	Mario Posillipo 204-985-1373					
	Rennie Zegalski 204-985-1368					
	  					
271 GRASSIE BOULEVARD						
	Presley Bordian 204-985-1356		1,563	\$21.00	\$11.14 <i>(plus 5% mgmt. fee of gross rent)</i>	» High traffic location with frontage onto Lagimodiere Boulevard » Recent building upgrades and interior improvements » Building and pylon signage along Lagimodiere Boulevard
	Luke Paulsen 204-985-1358					
	Trevor Clay 204-985-1365					
						
900 HARROW STREET E.						
	Trevor Clay 204-985-1365	Unit 100	6,164	\$25.00	\$13.09	» Professionally built-out office / retail space » Building and pylon signage opportunities » Up to 30 electrified & reserved parking stalls available with additional customer parking » Existing drive-thru opportunity for Unit 100
		Unit 201	3,109	\$20.00		
	Presley Bordian 204-985-1356	Unit 203	917	\$20.00		
	  					
1665 KENASTON BOULEVARD						
	Mario Posillipo 204-985-1373		4,500 and up	Contact Agent	North Side \$9.24 - 10.84	» Southwest Winnipeg's premiere shopping destination with anchors including Walmart, Home Depot, Safeway, HomeSense and Tim Hortons » Easy and convenient light-controlled intersection with multiple access points » Rare opportunity to join one of Winnipeg's largest shopping destinations
	Presley Bordian 204-985-1356				South Side \$11.99	
	  					













CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'L RENT (\$ per sq. ft.)	COMMENTS
1663 KENASTON BOULEVARD SUBLEASE 	Rennie Zegalski 204-985-1368		6,246	\$36.00	\$11.41	» High-traffic, high-visibility location » Licensed dining room » Separate take-out area at side with loading area » Ample on-site parking
KENASTON COMMON 	Mario Posillipo 204-985-1373 Presley Bordian 204-985-1356	Unit 2	13,476	Contact Agent	\$13.65	» Southwest Winnipeg's premiere shopping destination anchored by Rona and Golf Town and shadow anchored by Costco and Sobeys » Easy and convenient light-controlled intersection with multiple access points » High-traffic location with excellent visibility » Ample parking on-site
MCIVOR MALL 	Presley Bordian 204-985-1356 Trevor Clay 204-985-1365 Luke Paulsen 204-985-1358	Unit 6C Unit 17	1,100 577	\$23.00	\$12.23 (plus 5% mgmt fee of gross rent)	» Interior unit adjacent to Rexall and steps from No Frills » Located within densely populated North Kildonan neighbourhood » Ample on-site parking located off of light-controlled intersection » <i>Unit 17 available March 1, 2022</i>
44 MCPHILLIPS STREET 	Mario Posillipo 204-985-1373 Rennie Zegalski 204-985-1368		6,000 2,000	\$10.00	\$10.00	» Main floor commercial space in a newly redeveloped 24-room hotel » Proposed further two-floor expansion » High exposure location at the corner of McPhillips Street and Winnipeg Avenue » Signage opportunity » Ample on-site parking












CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADDT'L RENT (\$ per sq. ft.)	COMMENTS
2401 MCPHILLIPS STREET						
	Mario Posillipo 204-985-1373 Rennie Zegalski 204-985-1368	Unit 5	2,178	\$24.00	\$10.00	» New retail redevelopment on McPhillips Street across from Seven Oaks Hospital » Excellent exposure and visibility » High-traffic location » Ample on-site parking
	 					
2521 MCPHILLIPS STREET						
	Brett Chartier 204-985-1366	Unit 2	5,250	\$19.00	\$5.25	» Free standing building » Excellent exposure and visibility off McPhillips Street » Pylon signage available » Ample on-site parking
	 					
885 MOLSON STREET						
	Mario Posillipo 204-985-1373 Rennie Zegalski 204-985-1368		1,250 - 3,862	\$22.00	\$9.00	» New Retail Development in East Kildonan » Close proximity to Concordia Hospital » Fast growing neighborhood with excellent population density » Signage opportunity » Excellent exposure and visibility » Easy access to public transportation
	 					
433 OAK POINT HIGHWAY						
	Peter Kaufmann 204-985-1362		1,100 - 11,600	\$22.00	\$6.50	» New construction on Oakpoint Highway » High-traffic location with excellent visibility and access » Ample on-site parking
	 					













CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADDT'L RENT (\$ per sq. ft.)	COMMENTS
214 OSBORNE STREET						
	Presley Bordian 204-985-1356		1,300	Contact Agent		» Well-located along a high traffic route » Two-storey standalone retail opportunity with on-site parking (including one exclusive stall) » Recent updates to main floor
	Bryn Oliver 204-985-1379					
						
2725 PEMBINA HIGHWAY						
SUBLEASE						
	Trevor Clay 204-985-1365		1,459	\$22.00	\$14.14	» Excellent visibility on Pembina Highway » Ideal location for professional office, medical or retail » Average traffic count of 47,500 vehicles per day » Available immediately » Headlease expires January 31, 2026
	Brett Chartier 204-985-1366		<u>1,513</u> 2,972			
						
2800 PEMBINA HIGHWAY						
	Mario Posillipo 204-985-1373	Unit 3	910	\$30.00	\$10.50	» Retail/Office Opportunity on Pembina Highway » Excellent exposures and visibility to over 31,000 vehicles per day » Signage Opportunity available (\$100/month) » Space ideally suited for Accounting, Lawyer, other Professional Offices » Available February 1, 2022
	Rennie Zegalski 204-985-1368	Unit 8	913	\$30.00	\$10.50	
						
200 PORTAGE AVENUE						
	Presley Bordian 204-985-1356	CRU 1	1,450	\$30.00	\$17.00	» Concourse level retail opportunities with indoor access to the Winnipeg Skywalk system and new 42-storey residential tower at 300 Main Street » Major building upgrades proposed to commence Q2 2022 » Up to 5,090 sq. ft. of contiguous space available
		CRU 2	1,190			
Mario Posillipo 204-985-1373	CRU 3	1,440				
	CRU 4	1,010				
Rennie Zegalski 204-985-1368	CRU 5	2,525				
						












CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADDT'L RENT (\$ per sq. ft.)	COMMENTS	
283 PORTAGE AVENUE							
	Derrick Chartier 204-985-1369	CRU 1	2,774	Contact Agent	\$7.85	» Main flr retail space available at the Sterling Bldg » Highly visible units at the corner of Portage Avenue and Smith Street in close proximity to the U of W and the WAG » Street parking available as well as at an adjacent parkade » The spaces features ample natural light & large windows	
	Mario Posillipo 204-985-1373	CRU 2	787				
	Rennie Zegalski 204-985-1368						
							
503 PORTAGE AVENUE							
	Rennie Zegalski 204-985-1368	Unit 1	1,150	\$25.00	\$7.29	» Main floor retail spaces » Highly visible units on Portage Avenue next to the U of W and CBC Studios and across from the WAG » Former fully equipped restaurant spaces » Attached parkade with street parking also available	
		Unit 2	1,115	\$25.00	\$7.29		
							
2143 PORTAGE AVENUE							
	Bob Antymniuk 204-985-1364	Main Floor	1,532	\$18.00	\$5.50	» Frontage on Portage Avenue » Excellent visibility and access » Average daily traffic count of 53,500 vehicles » Ample on-site parking available » Densely populated surrounding neighbourhood » Signage opportunity available » Can be combined with 2145 Portage Ave. for a total of up to 4,054 sq. ft.	
		Lower Level	1,028				
							
2145 PORTAGE AVENUE							
<div>SUBLEASE</div> 	Bob Antymniuk 204-985-1364	Unit 2	1,494	\$20.00	\$5.50	» Frontage on Portage Avenue » Excellent visibility and access » Average daily traffic count of 53,500 vehicles » Ample on-site parking available » Densely populated surrounding neighbourhood » Headlease expiry - September 30, 2023 » Can be combined with 2143 Portage Avenue for a total of up to 4,054 sq. ft.	
							













CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'T'L RENT (\$ per sq. ft.)	COMMENTS
CRESTVIEW SHOPPING CTR						
	Presley Bordian 204-985-1356	Unit 145	2,067-3,085	\$14.00 - \$23.00	\$11.51	» High-traffic, high-visibility centre located in the west Portage retail area with anchors including Safeway, Manitoba Liquor Mart, CIBC, and McDonald's » Easy and convenient light-controlled intersection with multiple access points » Building and pylon signage opportunity » Immediate availability
	Mario Posillipo 204-985-1373					
	Rennie Zegalski 204-985-1368					
	 					
3655 PORTAGE AVENUE						
	Presley Bordian 204-985-1356	31	5,442	\$22.00	\$9.64	» Join Walmart, Canadian Tire, Sobeys, Tim Hortons, Shoppers Drug Mart, Orangetheory Fitness and Sportchek » Light-controlled intersection with excellent access to Portage Avenue » High-traffic location » Well-situated in the Portage Avenue West retail area
	Mario Posillipo 204-985-1373					
	Rennie Zegalski 204-985-1368					
	 					
810 REGENT AVENUE W.						
 NEW LISTING	Rennie Zegalski 204-985-1368		15,626	\$250,000/annum		» Spacious modern main floor showroom with 24 ft. high ceilings surrounded by floor-to-ceiling windows » Fully developed mezzanine level office space » Attached garage includes 7 shop bays, 5 above ground hoists, 5 wash bays and a pressure washer system » On-site automotive photo booth and detailing area » Prominent pylon signage facing Regent Avenue West and Pandora Avenue West
	Presley Bordian 204-985-1356					
	 					
1615 REGENT AVENUE						
 SUBLEASE NEW LISTING	Rennie Zegalski 204-985-1368	Unit 670	1,033	\$24.00	\$13.00 (plus 5% of mgmt. fee)	» Well-located within a grocery anchored site » High traffic, high visibility location » Ample on-site parking » Headlease expiry: October 31, 2024
	Presley Bordian 204-985-1356					
						












CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'L RENT (\$ per sq. ft.)	COMMENTS
CROSSROADS VILLAGE						
 CONDITIONALLY LEASED	Rennie Zegalski 204-985-1368	Unit 2	2,472	\$36.00	\$11.90	» High profile, fully built-out retail/restaurant space with 22 person outdoor patio » Surrounded by prominent tenants including: Starbucks, Dynacare, Dairy Queen, Appelt's Diamonds, Ben & Florentine's, and more » Building and pylon signage opportunity » High-traffic, high-visibility location
	Presley Bordian 204-985-1356					
	 					
SEASONS OF TUXEDO						
 610 STERLING LYON PKWY	Derrick Chartier 204-985-1369	Unit A	1,155	\$35.00	\$11.75	» Premiere retail centre anchored by IKEA and Cabelas » High-traffic count location with excellent visibility » Up to 13,200 sq. ft. available » Typical unit dimensions - 20' x 60' (+/-)
	Rennie Zegalski 204-985-1368	Unit C Unit B, D-K	1,084 1,184 (each)		(plus mgmt fee of 5% of basic rent)	
	 					
SEASONS OF TUXEDO						
 640 STERLING LYON PKWY	Derrick Chartier 204-985-1369	Unit 3	1,200	\$35.00	\$11.75	» Former restaurant space available immediately » Electrical: 100 Amp with transformer » Mechanical: 5 Tons heat pump unit » 2 Hour fire rated demising wall » Existing handicap accessible washroom
	Rennie Zegalski 204-985-1368				(plus mgmt fee of 5% of basic rent)	
	 					
SEASONS OF TUXEDO						
 SUBLEASE YOUR SIGN HERE 660 STERLING LYON PKWY	Rennie Zegalski 204-985-1368	Unit 12	1,261	\$31.00	\$11.75	» Premiere retail centre anchored by IKEA » Across from Seasons and Outlet Collection Winnipeg » High-traffic location with excellent visibility and access » Enclosed by new and established neighbourhoods » Sublet term expires March 31, 2024
					(plus mgmt fee of 5% of basic rent)	
	 					




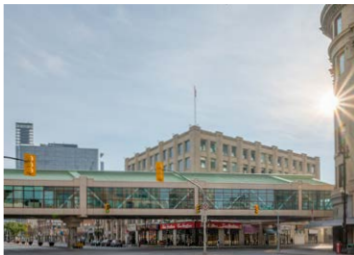








CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADDT'L RENT (\$ per sq. ft.)	COMMENTS
SEASONS OF TUXEDO						
 660 STERLING LYON PKWY	Derrick Chartier 204-985-1369	Unit 4	2,107	\$30.00	\$11.75 (plus mgmt fee of 5% of basic rent)	» Premiere retail centre anchored by IKEA and Cabelas » High-traffic count location with excellent visibility » Box run units also available » Build to suit availabilities » Join new Rec Room entertainment complex now open
	Rennie Zegalski 204-985-1368	Unit 10	1,862	\$30.00		
	 					
SEASONS OF TUXEDO						
 670 STERLING LYON PKWY	Derrick Chartier 204-985-1369	Unit C	1,230	\$35.00	\$11.75 (plus mgmt fee of 5% of basic rent)	» Premiere retail centre anchored by IKEA and Cabelas » High-traffic count location with excellent visibility » Join Tim Hortons in a new 7,200 sq. ft. building » Now available for occupancy
	Rennie Zegalski 204-985-1368	Unit D Unit E	1,230 1,040			
	 					
267 SHERBROOK STREET						
	Mario Posillipo 204-985-1373	Unit 111	1,884	\$16.00	\$7.77	» Walking distance from downtown in the West Broadway neighbourhood » Unit is located on the main floor of a newly built multifamily building » Excellent access to public transportation
	Rennie Zegalski 204-985-1368					
	 					
1140 ST. JAMES STREET						
	Peter Kaufmann 204-985-1362		7,262	\$12.00	\$3.37	» Standalone building with pylon signage included » Highly visible from St. James Street » Fully air conditioned showroom and offices
	Eric Ott 204-985-1378					
						



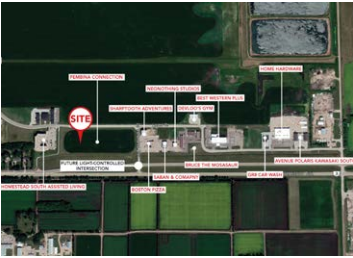
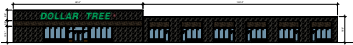
CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADDT'L RENT (\$ per sq. ft.)	COMMENTS
260 ST. MARY AVENUE						
	Presley Bordian 204-985-1356		3,383	\$20.00	\$11.60 (plus 5% mgmt fee of gross rent)	» Located on the highly visible corner of St. Mary Avenue and Smith Street » Fully built out pizza restaurant (equipment negotiable) with a 50-person outdoor patio » Prominent building signage available » Parking negotiable
	Trevor Clay 204-985-1365					
	Luke Paulsen 204-985-1358					
	 					
263 VAUGHAN STREET						
	Brad King 204-985-1383		2,091	\$11.00	\$11.17	» Directly connected to Portage Place for Winnipeg Skywalk system access » Adjacent to major Winnipeg Transit bus stops » Walking distance to entertainment and amenities including Canada Life Centre, True North Square, Millennium Library and Winnipeg Art Gallery » Ample parkade and street parking » On-site security guard Monday to Saturday
	Dil Mathauda 204-985-1367					
	 					
55 WATERFORD COMMONS						
	Mario Posillipo 204-985-1373		1,300 and up	\$27.00 - \$32.00	\$9.85	» New retail development located at 55 Waterford Commons at Bridgeford Path just south of Jefferson Avenue » Located at a light-controlled intersection » High-traffic counts and excellent visibility » 188 on-site parking stalls
	Rennie Zegalski 204-985-1368					
	Derrick Chartier 204-985-1369					
	 					
CO-OP SHOPPING CENTRE						
	Rennie Zegalski 204-985-1368		1,200 and up	\$22.00	\$7.00	» New retail development located on the west side of Portage la Prairie, MB » Light-controlled intersection » Join new Manitoba Liquor Mart, Popeye's, Mr. Mike's Steakhouse and Co-op Grocery » Excellent visibility and access » Ideal for dentist, medical office, restaurant, day spa or hair salon
	 					
PORTAGE LA PRAIRIE, MB						














CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'T'L RENT (\$ per sq. ft.)	COMMENTS
1326 SASKATCHEWAN AVE.  PORTAGE LA PRAIRIE, MB	Rennie Zegalski 204-985-1368		30,700 sq. ft. of land	TBD	TBD	<ul style="list-style-type: none"> » Located on Saskatchewan Avenue in close proximity to the Portage la Prairie Mall » High-visibility, high-traffic count location » Ideal for a variety of uses including: financial institution, medical office, service retail, full or quick service restaurant, insurance broker or day care
MILLBROOK MARKET  STEINBACH, MB	Rennie Zegalski 204-985-1368		Pad Sites Available	TBD	TBD	<ul style="list-style-type: none"> » New mixed use development in the highest traffic corridor in Steinbach » Light-controlled intersection, Hwy 12 visibility » Adjacent to Manitoba Liquor Mart and Real Canadian Superstore » Ideal quick service restaurant and drive through opportunity
MORDEN DEVELOPMENT LAND  	Rennie Zegalski 204-985-1368 Mario Posillipo 204-985-1373		7.68 acres	TBD	TBD	<ul style="list-style-type: none"> » Planned 60,000 sq. ft. retail development » High-visibility location with 12,000 vehicles daily » 1,015 ft. of frontage on Highway 3 » High growth community of nearly 10,000 population and trade area of 30,000
1351 MAIN ST., DAUPHIN  	Rennie Zegalski 204-985-1368	Unit 2 Unit 3 Unit 4 Unit 5 Unit 6 Unit 7	1,050 1,170 1,170 1,170 1,170 1,170	\$25.00	\$7.00	<ul style="list-style-type: none"> » New Dollar Tree opening Fall 2022 » Unit available from 1,050 - 8,170 sq. ft. » Well-situated on Dauphin's Main Street just across from Walmart and Safeway and next to Co-op Gas Bar » New light-controlled intersection planned for 2022 completion











CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Sale

ADDRESS	CONTACT	LAND AREA <i>(acres +/-)</i>	BLDG AREA <i>(sq. ft. +/-)</i>	SALE PRICE	TAXES	COMMENTS
566 BANNATYNE AVENUE						
 <div>NEW LISTING</div>	Rennie Zegalski 204-985-1368	8,244 sq. ft.	11,079	\$1,725,000	\$11,263.77	» Meticulously maintained rooming house, home of Ronald McDonald House » Fully developed lower level with large commercial style kitchen » Walking distance to Health Sciences Centre Winnipeg, CancerCare Manitoba and Manitoba Possible » Anticipated possession estimated for July/August 2022
	  					
20 DE LA SEIGNEURIE BLVD.						
	Trevor Clay 204-985-1365	0.93	21,600	\$4,950,000	\$28,238.43	» High-quality retail warehouse flex building with developed office space » Located near major highways and will excellent exposure on Bishop Grandin Boulevard » Well-situated close to a affluent residential communities and adjacent to new multifamily development » Priced below replacement
	Bryn Oliver 204-985-1379					
	Luke Paulsen 204-985-1358					
	 					
205 EDMONTON STREET						
	Trevor Clay 204-985-1365		8,350	\$2,300,000 \$2,050,000		» Located in the heart of the SHED District across from the RBC Convention Centre » High-exposure location at the corner of St. Mary Avenue and Edmonton Street » Developed office space
	Mario Posillipo 204-985-1373					
	Presley Bordian 204-985-1356					
	 					
794 ELLICE AVE./548 HOME ST.						
 <div>CONDITIONALLY SOLD</div>	Rennie Zegalski 204-985-1368	5,543 sq. ft.	Main+Upper Flrs 4,550 Lower Lvl 4,550 Total 9,100	\$600,000		» Well-maintained building » Large lower level area with full kitchen and two large meeting areas » Highly visible corner profile on Ellice Avenue at Home Street » Ideal space for a variety of community-level uses
	 					

CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Sale

ADDRESS	CONTACT	LAND AREA (acres +/-)	BLDG AREA (sq. ft. +/-)	SALE PRICE	TAXES	COMMENTS
820 KIMBERLY AVENUE 	Trevor Clay 204-985-1365 Eric Ott 204-985-1378 	0.71	7,776	\$1,325,000 \$1,195,000	\$30,394.74	» Fully developed office space » High-quality building construction » Fenced compound » Located ten minutes from Portage & Main and twenty-five minutes from the Winnipeg Airport
810 REGENT AVENUE W. 	Rennie Zegalski 204-985-1368 Presley Bordian 204-985-1356  	2.0	15,626	\$4,100,000	\$56,432.15	» Spacious modern main floor showroom with 24 ft. high ceilings surrounded by floor-to-ceiling windows » Fully developed mezzanine level office space » Attached garage includes 7 shop bays, 5 above ground hoists, 5 wash bays and a pressure washer system » On-site automotive photo booth and detailing area » Prominent pylon signage facing Regent Avenue West and Pandora Avenue West
437 ST. ANNE'S ROAD 	Peter Kaufmann 204-985-1362  	8,455 sq. ft.	4,000	\$1,895,000	\$13,605.66	» Constructed with ability to add one or two additional floors » PILE foundation, grade beams and columns » Well designed interior, ideal for massage therapists, reflexology, physiotherapy or doctor's office
238 ST. MARY'S ROAD 	Luke Paulsen 204-985-1358 	4,645 sq. ft.	1,950	\$600,000	\$10,628.79	» Well-located building, in close proximity to downtown » High-visibility from St. Mary's Road » 8 on-site parking stalls (+/-) » Fully built-out office space with usable basement » Ability to use entire building or as multi-tenant












CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Retail Space for Sale

ADDRESS	CONTACT	LAND AREA <i>(acres +/-)</i>	BLDG AREA <i>(sq. ft. +/-)</i>	SALE PRICE	TAXES	COMMENTS
<u>1326 SASKATCHEWAN AVE.</u>  PORTAGE LA PRAIRIE, MB	Rennie Zegalski 204-985-1368  	30,700 sq. ft.		\$389,000		<ul style="list-style-type: none">» Located on Saskatchewan Avenue in close proximity to the Portage la Prairie Mall» High-visibility, high-traffic count location» Ideal for a variety of uses including: financial institution, medical office, service retail, full or quick server restaurant, insurance broker or day care









CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Office Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'T'L RENT (\$ per sq. ft.)	COMMENTS
AVENUE 360						
	Trevor Clay 204-985-1365		2,800 - 10,000	\$25.00	TBD	» Brand new six-storey mixed-use development located directly adjacent to the St. Boniface Hospital » Medical, office and retail opportunities within Manitoba's new State-of-the-Art Health and Wellness Centre » New 619-stall attached parkade adjacent to an existing 466-stall parkade
	Presley Bordian 204-985-1356					
						
DISTRICT AT BRIDGWATER						
	Bryn Oliver 204-985-1379	Main Floor	33,197	\$27.00	TBD	» New, first class, 4-storey office/flex building directly across with the new Altea Active Winnipeg » Shell opportunity offering flexible suite demising options » Approximately 90-stall parkade offering electric car chargers, car wash and bike storage along with a 150-stall surface lot » Unmatched area amenities and convenience
	Brett Chartier 204-985-1366	2nd & 3rd Floor 4th Floor	33,231 37,469	\$25.00 \$25.00		
						
1791 DUBLIN AVENUE						
	Luke Paulsen 204-985-1358		1,200	\$12.95	\$5.21	» Well-situated in the St. James industrial area with easy access to Route 90 and the Winnipeg Airport » Ample parking on-site
	Trevor Clay 204-985-1365					
	Eric Ott 204-985-1378					
						
205 EDMONTON STREET						
	Trevor Clay 204-985-1365	Main Floor	4,350	\$20.00	\$8.52	» Newly demolished main floor space ready for Tenant fixturing » Located in the heart of the SHED District across from the RBC Convention Centre » High exposure corner location » Developed office space » Possible joint venture/sale opportunity » Full building availability subject to 90 days notice
	Mario Posillipo 204-985-1373	Unit 2A Unit 2B Total Building	816 3,184 8,550	\$16.00 \$16.00		
	Presley Bordian 204-985-1356					
						









CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Office Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'L RENT (\$ per sq. ft.)	COMMENTS
254 EDMONTON STREET						
	Brad King	204	900	\$11.00	\$10.78	» Walking distance to Canada Life Centre, True North Square and Cityplace Winnipeg » Adjacent to Graham Avenue Winnipeg Transit Mall serving 20 bus routes » Upcoming building upgrades to include exterior brick re-painting, new canopy, building entrance and elevator lobby renovation, and roof top HVAC units
	204-985-1383	*210A	580			
	Dil Mathauda	*210B	600			
	204-985-1367	*210	990			
Full fee to outside broker - 5% of net rent (based on a 5-year lease) * Can be combined into 2 or 3 units						
  						
WINDSOR PARK SC						
	Brett Chartier	Unit 664	3,500	\$17.00	\$6.44	» Professionally managed strip mall » Former bank within anchored centre » Building and pylon sign opportunities » Excellent on-site parking » High-visibility location » Well-situated in a densely populated neighbourhood
	204-985-1366				(plus mgmt fee of 5% of net rent)	
	Presley Bordian					
	204-985-1356					
 						
1501 GATEWAY ROAD						
	Brett Chartier	1501A	2,100	\$17.25	\$7.89	» Current medical use/office space build-out » High-traffic location » Building and pylon signage available » Ample parking on-site » Easy access & visibility
	204-985-1366	1521	1,380	\$17.25	\$7.89	
	Presley Bordian					
	204-985-1356					
	Bryn Oliver					
	204-985-1379					
 						
200 GRAHAM AVENUE						
	Trevor Clay	Suite 100	2,784	\$18.00	\$18.89	» Class A Downtown Office Building » Direct Winnipeg Skywalk system connection to Winnipeg Square » Underground heated parking » Podium signage available » Developed office space
	204-985-1365	Suite 601	6,214			
	Brett Chartier	Suite 800	4,937			
	204-985-1366	Suite 805	9,577			
		Entire 8th Floor	14,514			
		10th Floor	3,036			
  						













CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Office Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADDT'L RENT (\$ per sq. ft.)	COMMENTS
345 GRAHAM AVENUE						
	Brett Chartier 204-985-1366	Suite 200	4,771 - 14,161	\$17.00	\$14.38	» Professional turnkey move-in ready downtown office space » Building signage opportunities available » Directly across from True North Square » Weather protected connection to Canada Life Centre and the Winnipeg Skywalk system » Unit can be subdivided to 4,771 sq. ft. and 9,390 sq. ft.
	Presley Bordian 204-985-1356					
	Rennie Zegalski 204-985-1368					
	 					
62 HARGRAVE STREET						
 NEW LISTING	Mario Posillipo 204-985-1373	Unit 100	2,121	\$7.50	\$9.44	» Unit 100 features open concept with four private offices, a store room and a washroom » Unit 200 beautifully remodeled features open concept, boardroom, private offices, kitchenette, store rooms and private washrooms » Professionally managed and maintained building » Parking stalls available for a monthly cost » Ideal space for Professional Services such as a Law Office, Financial Services or Accounting Services
	Rennie Zegalski 204-985-1368	Unit 200	5,141	\$9.50		
						
448 HARGRAVE STREET						
	Bob Antymniuk 204-985-1364		650	\$14.00		» Located at the corner of Hargrave Street and Notre Dame Avenue » Full sprinkler system » Electrical - 200 amps, 110/220 volts » All utilities metered separately except water » Parking available at monthly rate
			1,670	\$14.00		
			2,450	\$14.00		
			4,200	\$14.00		
			9,000	\$14.00		
		4th Floor	2,200	\$14.00		
	4th Floor	2,200	\$14.00			
	 					
900 HARROW STREET E.						
	Trevor Clay 204-985-1365	Unit 100	6,164	\$25.00	\$12.96	» Professionally built-out office/retail space » Building and pylon signage opportunities » Up to 30 electrified & reserved parking stalls available with additional customer parking » Existing drive-thru opportunity for Unit 100
	Presley Bordian 204-985-1356	Unit 201	3,109	\$20.00		
		Unit 203	917	\$20.00		
		  				



CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Office Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'T'L RENT (\$ per sq. ft.)	COMMENTS
1 LOMBARD AVENUE						
	SUBLEASE					
	Presley Bordian 204-985-1356	Units L11&L12	2,175 - 3,043	\$8.00 (to Dec. 31, 2022)	\$20.51 (inclusive of mgmt. fee and utilities)	» Class A office tower prominently located at Portage & Main » On-site building security » On-site parking » Fully fixtured unit ready for occupancy » Headlease expires June 30, 2025
	Luke Paulsen 204-985-1358			\$9.00 (Jan. 1, 2023 - June 30, 2025)		
	Bryn Oliver 204-985-1379					
	 					
433 MAIN STREET						
	Trevor Clay 204-985-1365	Unit 300	3,638	\$25.00	Gross Rent	» Attractive floor plate size » Well-situated in the Exchange District » Corner Location at Main Street and Bannatyne Avenue » Potential large block of contiguous space » On-site security and amenities
	Brett Chartier 204-985-1366	Unit 410	2,374			
	 					
456 MAIN STREET						
	Mario Posillipo 204-985-1373	2nd Floor	4,345	\$16.00	TBD	» Heritage Building located in the heart of the Exchange District at Main Street & McDermot Avenue » Entire 2nd floor available and ready for move-in » Only two blocks from Portage & Main and Winnipeg Square » Space features restaurant, marble foyer, and high-end finishes with elevator access » Building includes on-site security
	Rennie Zegalski 204-985-1368					
	 					
112 MARKET AVENUE						
	Mario Posillipo 204-985-1373	Lower Level	5,113	\$15.00	(gross)	» Well located in the Exchange District » Brick & Beam Heritage Building » Modern features with updated HVAC
		4th Floor	3,142	\$14.00	\$4.95	
	Rennie Zegalski 204-985-1368	5th Floor	2,108	\$14.00	\$4.95	
	 					





CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Office Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADDT'L RENT (\$ per sq. ft.)	COMMENTS
214 MCDERMOT AVENUE						
	SUBLEASE					
	Mario Posillipo 204-985-1373	Level 100 Level 200	1,700 2,155	\$14.00 \$14.00	\$7.51 \$7.51	» Four-storey Heritage Building in the Exchange District » Elevator access » Redeveloped office space » Large windows throughout » Contractual parking available in the surrounding area » Headlease expires March 1, 2024
	Rennie Zegalski 204-985-1368					
 						
1850 NESS AVENUE						
						
	Luke Paulsen 204-985-1358	2nd Floor	1,365 - 2,556	\$15.00	Gross Rent	» Second floor office space with two existing restrooms » Building signage opportunity » On-site parking » Landlord will contribute to build-out
	Presley Bordian 204-985-1356					
						
222 OSBORNE STREET						
						
	Presley Bordian 204-985-1356	Unit 8B Unit 11	500 750	Contact Agent		» Well-situated in Osborne Village steps from Confusion Corner » High levels of both vehicle and foot traffic » On-site parking available » Flexible lease term » Signage opportunities available
	Bryn Oliver 204-985-1379	Unit 19	500			
 						
222 OSBORNE STREET N.						
						
	Bob Antymniuk 204-985-1364	Lower Level 2nd Floor 3rd Floor	1,518 4,554 4,554	\$14.00	\$8.00	» Well-situated in downtown Winnipeg just north of Broadway and south of York Avenue » Various nearby amenities and landmarks within easy walking distance » Easy access to public transit » Well-developed office space
 						

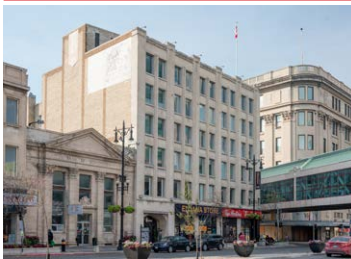











CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Office Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'L RENT (\$ per sq. ft.)	COMMENTS
2725 PEMBINA HIGHWAY SUBLEASE 	Trevor Clay 204-985-1365 Brett Chartier 204-985-1366		1,459 1,513 2,972	\$22.00	\$14.14	» Excellent visibility on Pembina Highway » Ideal location for professional office, medical or retail » Average traffic count of 47,500 vehicles per day » Available immediately » Headlease expires January 31, 2026
2800 PEMBINA HIGHWAY 	Mario Posillipo 204-985-1373 Rennie Zegalski 204-985-1368	Unit 3 Unit 8	910 913	\$30.00 \$30.00	\$10.50 \$10.50	» Retail/Office Opportunity on Pembina Highway » Excellent exposures and visibility to over 31,000 vehicles per day » Signage Opportunity available (\$100/month) » Space is ideally suited for Accounting, Lawyer or other Professional Offices » <i>Available February 1, 2022</i>
311 PORTAGE AVENUE SUBLEASE 	Brett Chartier 204-985-1366 Dil Mathauda 204-985-1367	3rd Floor	up to 23,348	Contact Agents	\$18.33	» High-end, modern finishes throughout with excellent views and ample natural light with two multi-storey light wells » Access to Winnipeg Skywalk system from Canada Life Centre and the Manitoba Hydro Building » Furniture is negotiable » Suite includes a kitchenette, storage room and elevator exposure
200 PORTAGE AVENUE 	Trevor Clay 204-985-1365 Brad King 204-985-1383 Dil Mathauda 204-985-1367	Main 4th Floor 5th Floor	8,280 17,535 15,950	Contact Agent	\$14.75	» Signature office building with signage opportunities at Portage & Main » Direct connection to the underground walkway system » Significant planned interior improvements » Efficient floor layout with elevator lobby exposure » Central courtyard with skylight










CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Office Space for Lease













ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADDT'L RENT (\$ per sq. ft.)	COMMENTS
428 PORTAGE AVENUE						
	Brad King 204-985-1383		420 - 1,925	\$11.00	\$13.53	» Directly connected to Portage Place for Winnipeg Skywalk system access » Adjacent to major Winnipeg Transit bus stops » Walking distance to entertainment and amenities including Canada Life Centre, True North Square, Millennium Library and Winnipeg Art Gallery » Ample parkade and street parking » On-site security guard Monday to Saturday
	Dil Mathauda 204-985-1367					
						
491 PORTAGE AVENUE						
	Brett Chartier 204-985-1366	4th Floor	8,785	\$11.00	\$11.65	» Space is fully developed » Attached parkade » Good access to public transportation » Units 601 & 603 can be combined to 5,947 sq. ft.
	Dil Mathauda 204-985-1367	Unit 601	3,552	\$11.00	\$11.65	
		Unit 603	2,395	\$11.00	\$11.65	
					(+ 5% mgmt fee on gross rent)	
						
570 PORTAGE AVENUE						
	Brett Chartier 204-985-1366	2nd Floor	6,067	\$14.00	\$13.00	» Easy access via Portage Avenue and Broadway » On-site surface parking available » Developed office space » On-site property management » Significant recent building upgrades including a new elevator, card access, exterior windows (2022), main floor lobby and building control system
	Brad King 204-985-1383					
						
2143 PORTAGE AVENUE						
	Bob Antymniuk 204-985-1364	Main Floor	1,532	\$18.00	\$5.50	» Excellent visibility and access » Average daily traffic count of 53,500 vehicles (City of Winnipeg Traffic Flow Map) » Ample on-site parking available » Densely populated surrounding neighbourhood » Signage opportunity available
		Lower Level	1,028			
						

CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Office Space for Lease













ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'T'L RENT (\$ per sq. ft.)	COMMENTS
3227 ROBLIN BOULEVARD SUBLEASE 	Trevor Clay 204-985-1365 Presley Bordian 204-985-1356  		9,900 <i>(includes 3,000 sq. ft. of developed space on the lower level)</i>	\$19.25	\$4.550 <i>(Property Tax)</i> \$0.77 <i>(Admin. Fee)</i>	» Fully renovated space offering a mix of offices, meeting rooms and open area » 27 parking stalls on-site » Furniture available to Subtenant » Building and pylon signage opportunity » Building equipped with security system, swipe card access » Headlease expiry on March 31, 2022
70 SOUTH LANDING DR. 	Derrick Chartier 204-985-1369 Brett Chartier 204-985-1366  		2,070 - 10,920	\$14.95 - \$15.95	\$4.95	» New multi-tenant office/industrial building in South Landing Business Park » Under construction and available for tenant fixturing » In close proximity to the amenities of the Kenaston & McGillivray retail area » Located in the RM of MacDonald with no City of Winnipeg business taxes
511 ROBINSON AVENUE  SELKIRK, MB	Bob Antymniuk 204-985-1364 Eric Ott 204-985-1378  	Main Floor	14,740	Starting at \$10.00		» Office property being redeveloped in Selkirk, MB » Ample on-site parking » 2,400 sq. ft. of warehouse also available

Office Space for Sale

ADDRESS	CONTACT	LAND AREA (acres +/-)	BLDG AREA (sq. ft. +/-)	SALE PRICE	TAXES	COMMENTS
566 BANNATYNE AVENUE  <div>NEW LISTING</div>	Rennie Zegalski 204-985-1368	8,244 sq. ft.	11,079	\$1,725,000	\$11,263.77	<ul style="list-style-type: none"> » Meticulously maintained rooming house, home of Ronald McDonald House » Fully developed lower level with large commercial style kitchen » Walking distance to Health Sciences Centre Winnipeg, CancerCare Manitoba and Manitoba Possible » Anticipated possession estimated for July/August 2022
  						
137 BANNATYNE AVENUE 	Mario Posillipo 204-985-1373 Trevor Clay 204-985-1365 Presley Bordian 204-985-1356		2,190	\$395,000	\$8,822.87	<ul style="list-style-type: none"> » Commercial condo in a four-storey Heritage Building in the Exchange District » Condo features exposed brick and high Douglas Fir beams » Functional, renovated floor-plate with large windows » Elevator access » One private tandem parking stall
						
562 & 566 CORYDON AVE. 	Rennie Zegalski 204-985-1368 Presley Bordian 204-985-1356		562 Corydon 1,360 566 Corydon 1,533	\$825,000	562 Corydon \$3,810.94 566 Corydon \$8,500.21	<ul style="list-style-type: none"> » Two commercial condo units for sale » One fully leased office unit and one vacant residential unit » Six parking stalls on-site » Residential unit has been recently renovated and includes a single-car garage » Office unit has a modern layout with a long-standing, professional tenant
  						
20 DE LA SEIGNEURIE BLVD. 	Trevor Clay 204-985-1365 Bryn Oliver 204-985-1379 Luke Paulsen 204-985-1358	0.93	21,600	\$4,950,000	\$28,238.43	<ul style="list-style-type: none"> » High-quality retail warehouse flex building with developed office space » Located near major highways and will excellent exposure on Bishop Grandin Boulevard » Well-situated close to a affluent residential communities and adjacent to new multifamily development » Priced below replacement
						












CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Office Space for Sale

ADDRESS	CONTACT	LAND AREA <small>(acres +/-)</small>	BLDG AREA <small>(sq. ft. +/-)</small>	SALE PRICE	TAXES	COMMENTS
205 EDMONTON STREET						
	Trevor Clay 204-985-1365		8,350	\$2,300,000 \$2,050,000		» Located in the heart of the SHED District across from the RBC Convention Centre » High-exposure location at the corner of St. Mary Avenue and Edmonton Street » Developed office space
	Mario Posillipo 204-985-1373					
	Presley Bordian 204-985-1356					
	 					
794 ELLICE AVE./548 HOME ST.						
 CONDITIONALLY SOLD	Rennie Zegalski 204-985-1368	5,543 sq. ft.	Main+Upper Flrs 4,550 Lower Lvl 4,550 Total 9,100	\$600,000		» Well-maintained building » Large lower level area with full kitchen and two large meeting areas » Highly visible corner profile on Ellice Avenue at Home Street » Ideal space for a variety of community-level uses
	 					
62 HARGRAVE STREET						
 NEW LISTING	Mario Posillipo 204-985-1373	12,066 sq. ft.	9,479	\$1,698,000	\$44,249.95	» Located in Downtown Winnipeg, South of Broadway Avenue just minutes from Portage & Main » Professionally managed and maintained building » On-site parking » Open concept with private offices, boardrooms, storage room, kitchenette and private washrooms
	Rennie Zegalski 204-985-1368					
						
448 HARGRAVE STREET						
	Bob Antymniuk 204-985-1364		Commercial Condo 9,690 sq. ft.	Market Rate		» Located at the corner of Hargrave Street and Notre Dame Avenue » Full sprinkler system » Electrical - 200 amps, 110/220 volts » Parking available at monthly rate
	  					











CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Office Space for Sale

ADDRESS	CONTACT	LAND AREA (acres +/-)	BLDG AREA (sq. ft. +/-)	SALE PRICE	TAXES	COMMENTS
820 KIMBERLY AVENUE 	Trevor Clay 204-985-1365 Eric Ott 204-985-1378 	0.71	7,776	\$1,325,000 \$1,195,000	\$30,394.74	» Fully developed office space » High-quality building construction » Fenced compound » Located ten minutes from Portage & Main and twenty-five minutes from the Winnipeg Airport
214 MCDERMOT AVENUE 	Trevor Clay 204-985-1365 Luke Paulsen 204-985-1358  	2,621 sq. ft.	8,100	\$2,025,000		» Four-storey Heritage Building in the Exchange District » Elevator access » Redeveloped office space » Large windows throughout » 3,855 sq. ft. vacant for potential user
222 OSBORNE STREET N. 	Bob Antymniuk 204-985-1364  	7,578 sq. ft.	10,626	\$2,400,000	\$44,500.27	» Well-situated in downtown Winnipeg just north of Broadway and south of York Avenue » Various nearby amenities and landmarks within easy walking distance » Easy access to public transit » Well-developed office space
437 ST. ANNE'S ROAD 	Peter Kaufmann 204-985-1362  	8,455 sq. ft.	4,000	\$1,895,000	\$13,605.66	» Constructed with ability to add one or two additional floors » PILE foundation, grade beams and columns » Well designed interior, ideal for massage therapists, reflexology, physiotherapy or doctor's office












CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Office Space for Sale

ADDRESS	CONTACT	LAND AREA (acres +/-)	BLDG AREA (sq. ft. +/-)	SALE PRICE	TAXES	COMMENTS
692-694 ST. ANNE'S ROAD 	Peter Kaufmann 204-985-1362	1.15	Office 1,645 Garage & Shop 1,450 Residential 2,284	\$2,250,000	\$8,781.55	<ul style="list-style-type: none"> » Ideal for medical or dental practice, law office (present use) or other professional/commercial uses » Potential to be redeveloped as lots on either side are zoned C2 Commercial » Two points of entrance off St. Anne's Road
						
238 ST. MARY'S ROAD 	Luke Paulsen 204-985-1358	4,645 sq. ft.	1,950	\$600,000	\$10,628.79	<ul style="list-style-type: none"> » Well-located building, in close proximity to downtown » High-visibility from St. Mary's Road » 8 on-site parking stalls (+/-) » Fully built-out office space with usable basement » Ability to use entire building or as multi-tenant
						
1326 SASKATCHEWAN AVE. 	Rennie Zegalski 204-985-1368		Office 1,000-2,216 Retail 1,200-4,968 Restaurant 4,150	TBD	TBD	<ul style="list-style-type: none"> » 30,700 sq. ft. of development land on Saskatchewan Avenue in close proximity to the Portage la Prairie Mall » High-visibility, high-traffic count location » Ideal for a variety of uses including: financial institution, medical office, service retail, or full or quick service restaurant
 						
1326 SASKATCHEWAN AVE. 	Rennie Zegalski 204-985-1368	30,700 sq. ft.		\$389,000	TBD	<ul style="list-style-type: none"> » Located on Saskatchewan Avenue in close proximity to the Portage la Prairie Mall » High-visibility, high-traffic count location » Ideal for a variety of uses including financial institution, medical office, service retail, full or quick service restaurant, insurance broker or day care
 						













CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Industrial Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'T'L RENT (\$ per sq. ft.)	COMMENTS
10 BENTALL STREET						
	Trevor Clay 204-985-1365	Build-to-suit	up to 30,000	TBD		<ul style="list-style-type: none"> » Rectangular, 2.1 acre site with two access points onto Redwood Avenue and Bentall Street » Well-situated in Winnipeg's largest industrial park » Location provides for excellent access to key transportation routes
	Luke Paulsen 204-985-1358					
	Eric Ott 204-985-1378					
	 					
2091 BROOKSIDE BLVD.						
	Peter Kaufmann 204-985-1362		7,200 - 45,800	\$10.00	\$4.56	<ul style="list-style-type: none"> » Located near Route 90, the Perimeter Highway and CentrePort Canada Way » Fenced compound area » Developed office and dispatch area » Clear ceiling height of 10' - 16' » 60 dock level doors
	Eric Ott 204-985-1378					
	 					
BROOKSIDE IND. PARK						
	Trevor Clay 204-985-1365		10,440-34,800	TBD	TBD	<ul style="list-style-type: none"> » Modern new industrial building in CentrePort Canada » Located in the RM of Rosser with no City of Winnipeg business taxes » Possession date TBD » Dock & grade loading
	Eric Ott 204-985-1378					
	 					
1635 BURROWS AVENUE						
	Eric Ott 204-985-1378	Unit 6	3,263	\$7.75	\$4.21	<ul style="list-style-type: none"> » Parking lot upgraded in 2021 » New building facade in 2021 » Building roof resealed in 2016 » 3 Phase power » Grade level loading
	Mario Posillipo 204-985-1373					
						





CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Industrial Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'T'L RENT (\$ per sq. ft.)	COMMENTS
891 CENTURY STREET 	Brett Chartier 204-985-1366 Luke Paulsen 204-985-1358 Trevor Clay 204-985-1365  		2,312 - 16,796	Unit 1: \$11.95 Units 2-6: \$9.95	\$4.03	» <i>Available February 1, 2022</i> » High exposure location on Century Street » Flexible unit sizes » Grade Loading
1681-93 CHURCH AVENUE 	Peter Kaufmann 204-985-1362 Eric Ott 204-985-1378  	1685	5,000	\$7.50	\$3.47	» Dock level loading » On-site parking » Contiguous space available
120 HAARSMA STREET 	Trevor Clay 204-985-1365 Luke Paulsen 204-985-1358 Eric Ott 204-985-1378  		8,100	\$14.00	\$4.00	» 2022 construction with lease commencement available for March 1, 2022 » Well-situated in East St. Paul just outside of Winnipeg » Easy access to Provincial Trunk Hwy 59/ Lagimodière Boulevard » Each unit includes floor drain and washroom » Five bays available for 1,620 to 8,100 sq. ft.
1500 KING EDWARD STREET  CONDITIONALLY SOLD	Trevor Clay 204-985-1365 Luke Paulsen 204-985-1358 Eric Ott 204-985-1378  		24,000	\$6.95	\$2.41	» Tenant relocating, notice required » Excellent exposure on King Edward Street » Close proximity to Winnipeg Airport » Prominent signage available » Dock level loading




CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Industrial Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'T'L RENT (\$ per sq. ft.)	COMMENTS
1410 NOTRE DAME AVENUE  <div>NEW LISTING</div>	Rennie Zegalski 204-985-1368		2,400	\$2,500/month	(gross)	<ul style="list-style-type: none"> » Strategically located near Pacific Industrial Park » Minutes from Polo Park Shopping Centre » On-site parking » 14'6" ceiling height to underside of deck » Grade level loading
SHEPPARD STREET 	Trevor Clay 204-985-1365 Luke Paulsen 204-985-1358 Eric Ott 204-985-1378	Build-to-suit	up to 75,000	TBD		<ul style="list-style-type: none"> » Up to 75,000 sq. ft. on approximately 6 acres » Prime Inkster Industrial Park location » Location provides for excellent access to key transportation routes » Landlord will work with potential tenant to provide custom designed facility to meet specific requirements
20 SOUTH LANDING DR. 	Brett Chartier 204-985-1366 Derrick Chartier 204-985-1369	Unit 5	2,120	\$14.75	\$5.51	<ul style="list-style-type: none"> » Excellent access from McGillivray Boulevard » Paved roadways through the park » Close proximity to the amenities of Kenaston & McGillivray » Landlord occupied building
70 SOUTH LANDING DR. 	Derrick Chartier 204-985-1369 Brett Chartier 204-985-1366		2,070 - 6,571	\$14.95 - \$15.95	\$4.95	<ul style="list-style-type: none"> » New multi-tenant office/industrial building in South Landing Business Park » Under construction and available for tenant fixturing » In close proximity to the amenities of the Kenaston & McGillivray retail area » Located in the RM of MacDonald with no City of Winnipeg business taxes













CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Industrial Space for Lease

ADDRESS	CONTACT	UNIT	AREA (sq. ft. +/-)	NET RENT (\$ per sq. ft.)	ADD'T'L RENT (\$ per sq. ft.)	COMMENTS
<u>1036 WAVERLEY STREET</u> 	Trevor Clay 204-985-1365 Eric Ott 204-985-1378  		22,582	\$10.95	\$2.69	<ul style="list-style-type: none">» Frontage with exposure on Waverley Street for wholesale users» Existing office build-out with 12 private offices, open office area, boardroom, kitchen, etc.» 0.5 acres of fenced compound space included» Dock & grade loading» 16' clear ceiling height


CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Industrial Space for Sale

ADDRESS	CONTACT	LAND AREA <i>(acres +/-)</i>	BLDG AREA <i>(sq. ft. +/-)</i>	SALE PRICE	TAXES	COMMENTS
2091 BROOKSIDE BLVD.						
	Peter Kaufmann 204-985-1362	6.0	45,800	\$6,900,000		<ul style="list-style-type: none">» Located near Route 90, the Perimeter Highway and CentrePort Canada Way» Fenced compound area» Developed office and dispatch area» Clear ceiling height of 10' - 16'» 60 dock level doors
	Eric Ott 204-985-1378					
	 					
20 DE LA SEIGNEURIE BLVD.						
	Trevor Clay 204-985-1365	0.93	21,600	\$4,950,000	\$28,238.43	<ul style="list-style-type: none">» High-quality retail warehouse flex building with developed office space» Located near major highways and will excellent exposure on Bishop Grandin Boulevard» Well-situated close to a affluent residential communities and adjacent to new multifamily development» Priced below replacement
	Bryn Oliver 204-985-1379					
	Luke Paulsen 204-985-1358					
 						
1500 KING EDWARD STREET						
 CONDITIONALLY SOLD	Trevor Clay 204-985-1365	2.61	54,400	\$5,300,000	\$88,469.75	<ul style="list-style-type: none">» Occupier opportunity with built-in revenue streams» 24,000 sq. ft. available initially with future expansion potential» Excellent exposure on King Edward Street» Close proximity to the Winnipeg Airport» Prominent signage available» Dock level loading
	Luke Paulsen 204-985-1358					
	Eric Ott 204-985-1378					
	 					
1001-1005 MISSION STREET						
	Bob Antymniuk 204-985-1364	19,391 sq. ft.	5,496	\$1,250,000		<ul style="list-style-type: none">» Vacant possession» Spray booth included» Developed office space» Ample on-site parking» Close proximity to Downtown Winnipeg» Easy access to major Winnipeg Transit routes and the Winnipeg Airport
	 					


CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Industrial Space for Sale

ADDRESS	CONTACT	LAND AREA <i>(acres +/-)</i>	BLDG AREA <i>(sq. ft. +/-)</i>	SALE PRICE	TAXES	COMMENTS
24 PR, 248 - ELIE, MB 	Mario Posillipo 204-985-1373 Presley Bordian 204-985-1356 	0.36	7,020	\$298,000	\$4,182.32	» Industrial buildings for sale in Elie, MB » Located just off the Trans Canada Highway » Grade loading » Metal clad, wood frame building on a concrete slab » Large fenced in gravel lot » Opportunity to acquire neighbouring 0.4 acre property with 2,880 sq. ft. building (+/-)
265 INDUSTRIAL ROAD 	Trevor Clay 204-985-1365 Luke Paulsen 204-985-1358  	1.54	19,531	\$785,000 \$595,000		» Well-situated in Dauphin's main industrial area » Available below replacement cost » Low site coverage ratio » Grade level loading » 12 on-site parking stalls » 15' clear ceiling height













CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Vacant Land for Lease

ADDRESS	CONTACT	LAND AREA <i>(acres +/-)</i>	ZONING	NET RENT (\$ per sq. ft.)	ADD'T'L RENT (\$ per sq. ft.)	COMMENTS
MORDEN DEVELOPMENT LAND						
	Rennie Zegalski 204-985-1368 Mario Posillipo 204-985-1373	61,000 sq. ft.	CH (Highway Commercial)	TBD	TBD	<ul style="list-style-type: none">» 7.68 acre retail development in Morden, MB» Frontage on Highway #3» High-traffic location with excellent visibility and access» Well-located in Morden's new and rapidly expanding commercial corridor













CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Vacant Land for Sale

ADDRESS	CONTACT	LAND AREA (acres +/-)	ZONING	SALE PRICE	TAXES	COMMENTS
172 ARCHIBALD STREET 	Derrick Chartier 204-985-1369 Rennie Zegalski 204-985-1368  	3.87	M2 & M3	\$775,000/acre	\$30,903.91	<ul style="list-style-type: none"> » Prime development land in St. Boniface » Located at two light-controlled intersections » Opportunity for rezoning to commercial use » Average daily traffic count of 32,500 vehicles » Centrally located in the densely populated St. Boniface neighbourhood » Excellent access to major Winnipeg Transit bus routes
916 FAIRMONT ROAD 	Bob Antymniuk 204-985-1364  	12.33	A	\$1,600,000	TBD	<ul style="list-style-type: none"> » Borders Fairmont Road, Wilkes Avenue and Ridgewood South » Qualico proposed 800 acres development to the west » Existing single family residential to the north » City of Winnipeg Parks & Rec. complex directly to the east
1196 FIFE STREET 	Peter Kaufmann 204-985-1362 Eric Ott 204-985-1378  	3.62	M2	\$1,900,500 (\$525,000/acre)		<ul style="list-style-type: none"> » Fully fenced and graveled trucking compound » Electric gate » Quick access to Inkster Boulevard
0000 LOUDOUN ROAD 	Bob Antymniuk 204-985-1364  	45.18	AR	\$75,000/acre	\$934.06	<ul style="list-style-type: none"> » Close proximity to McGillivray Boulevard and its strong growth corridor » Immediately north of South Landing Business Park » 770 feet of frontage on Loudoun Road













CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Vacant Land for Sale

ADDRESS	CONTACT	LAND AREA (acres +/-)	ZONING	SALE PRICE	TAXES	COMMENTS
1270 STURGEON ROAD 	Derrick Chartier 204-985-1369 Brett Chartier 204-985-1366  	31.3	A	\$3,443,000	\$5,798.07	» The land is well-situated in CentrePort Canada and in close proximity to the CN Rail Line, CentrePort Canada Way, the Winnipeg Airport, the TransCanada Highway and the future CentrePort Canada Rail Park
868 REGENT AVENUE W.  <div>CONDITIONALLY SOLD</div>	Rennie Zegalski 204-985-1368  	Lot 1 29,428 sq. ft. Lot 2 29,353 sq. ft.	C2	Lot 1 \$925,000 Lot 2 \$925,000	Lot 1 \$18,164.86 Lot 2 \$18,117.35	» 250' of total frontage on Regent Avenue West 125' per lot (+/-) » Excellent site access through existing paved entrances and stacking lane on Regent Avenue West provides for westbound access » Prime retail development opportunity serving the growing communities of Transcona, Kildonan Meadows and Devonshire Park
SOUTH LANDING BUS. PK. 	Derrick Chartier 204-985-1369  	5.55		\$475,000/acre		» 1 Lot Remaining » Frontage along McGillivray Boulevard in the RM of MacDonald » Lots are fully serviced to the property line » No City of Winnipeg business taxes » Close proximity to Kenaston & McGillivray Retail Node
29 SOUTH LANDING DR. 	Derrick Chartier 204-985-1369 Brett Chartier 204-985-1366  	1.2	ML	\$485,000/acre	\$6,699.02	» Easily accessible from McGillivray Boulevard » Fully serviced lot » No City of Winnipeg business taxes » Close proximity to Kenaston & McGillivray Retail Node » Building and landscaping design criteria required » Paved roadways to allow for heavy truck traffic






CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Vacant Land for Sale

ADDRESS	CONTACT	LAND AREA (acres +/-)	ZONING	SALE PRICE	TAXES	COMMENTS
31 SOUTH LANDING DR. 	Derrick Chartier 204-985-1369 Brett Chartier 204-985-1366  	1.85	ML	\$485,000/acre	\$7,977.09	<ul style="list-style-type: none"> » Easily accessible from McGillivray Boulevard » Fully serviced lot » No City of Winnipeg business taxes » Close proximity to Kenaston & McGillivray Retail Node » Building and landscaping design criteria required » Paved roadways to allow for heavy truck traffic
HEADINGLEY, MB 	Bob Antymniuk 204-985-1364  	427	RU	\$9,000/acre		<ul style="list-style-type: none"> » Prime development land » Located just west of the Perimeter Highway north of Saskatchewan Avenue » In the vicinity of the CentrePort Canada Way Extension
ST. FRANCOIS XAVIER, MB 	Bob Antymniuk 204-985-1364  	81.16	RS & RV	\$25,000/acre	\$1,289.40	<ul style="list-style-type: none"> » Prime development land » Less than 1km from the Trans Canada Highway » Land is included in the St. Francois Xavier 'settlement centre' policy area » RM is open to receiving applications for re-zoning
18 COMMERCIAL LOTS 	Rennie Zegalski 204-985-1368  	18 lots on 22 acres		\$145,000 - \$295,000/acre		<ul style="list-style-type: none"> » Located on Highway 10 just south of Dauphin, MB » Lots are serviced to the property line » Paved access road with excellent frontage along the main transit entrance to Dauphin also allowing for access to Highway 10 » Site is anchored by new Best Western and John Deere dealership














CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Vacant Land for Sale

ADDRESS	CONTACT	LAND AREA <i>(acres +/-)</i>	ZONING	SALE PRICE	TAXES	COMMENTS
MCCREARY & WYPER 	Bob Antymniuk 204-985-1364  	33.8	AG	\$3,500,000		» Access to services including low pressure sewer and municipal water » Across from Fort Whyte Alive » Close proximity to McGillivray Boulevard and City of Winnipeg new strong subdivision growth areas
50 NICOLAS AVENUE 	Peter Kaufmann 204-985-1362 Eric Ott 204-985-1378 	12.9	M3	\$2,950,000		» Includes 4,000 sq. ft. of existing buildings with some month-to-month leases on the lands











CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Investment Properties

ADDRESS	CONTACT	LAND AREA (acres +/-)	BLDG AREA (sq. ft. +/-)	SALE PRICE	TAXES	COMMENTS
456 MAIN STREET 	Rennie Zegalski 204-985-1368 Mario Posillipo 204-985-1373 Luke Paulsen 204-985-1358  	7,344 sq. ft.	18,600	\$2,100,000	\$29,182.45	<ul style="list-style-type: none"> » High-quality downtown location » Rare opportunity to own a historic office building in Winnipeg's Exchange District » Stable rent roll and vacancy history » Opportunity to acquire existing restaurant » Free and clear of existing financing » Rich history, originally the Bank of Toronto Building
WESTMINSTER FLATS 	Luke Paulsen 204-985-1358 Bryn Oliver 204-985-1379 Trevor Clay 204-985-1365  	4,620	6,225 sq. ft. (11 units)	\$2,300,000		<ul style="list-style-type: none"> » Located in the desirable Wolseley area in close walking distance to downtown » Suites offer a spacious layout and modern, high-end finishes » Three-storey building plus basement » Four parking stalls on-site
562 & 566 CORYDON AVE. 	Rennie Zegalski 204-985-1368 Presley Bordian 204-985-1356   		562 Corydon 1,360 566 Corydon 1,533	\$825,000	562 Corydon \$3,810.94 566 Corydon \$8,500.21	<ul style="list-style-type: none"> » Two commercial condo units for sale » One fully leased office unit and one vacant residential unit » Six parking stalls on-site » Residential unit has been recently renovated and includes a single-car garage » Office unit has a modern layout with a long-standing, professional tenant
CARLTON PORTFOLIO  CONDITIONALLY SOLD	Bryn Oliver 204-985-1379 Trevor Clay 204-985-1365 Luke Paulsen 204-985-1358  		285,904			<ul style="list-style-type: none"> » Ability to acquire scale » Prominent location in the downtown's SHED » Stable in-place income






CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Investment Properties

ADDRESS	CONTACT	LAND AREA <i>(acres +/-)</i>	BLDG AREA <i>(sq. ft. +/-)</i>	SALE PRICE	TAXES	COMMENTS
KING EDWARD APTS						
	Bryn Oliver 204-985-1379		90 suites			» Well-situated in suburban Regina, SK » Amenity-rich location » New construction, completed in 2018 » Large suites
	Trevor Clay 204-985-1365					
	Luke Paulsen 204-985-1358					
						
214 MCDERMOT AVENUE						
	Trevor Clay 204-985-1365	2,621 sq. ft.	8,100	\$2,025,000		» Four-storey Heritage Building in the Exchange District » Elevator access » Redeveloped office space » Large windows throughout » 3,855 sq. ft. vacant for potential user
	Luke Paulsen 204-985-1358					
	 					
PARKVIEW PLACE						
	Bryn Oliver 204-985-1379	1.6	20,983	\$4,200,000		» Well-located property with excellent access and exposure on Main Street » Priced below replacement cost » Stable rent roll with a high-quality, service based tenant roster » Low site coverage ratio, with excellent parking and access
	Luke Paulsen 204-985-1358					
	Trevor Clay 204-985-1365					
	 					
LEAMINGTON APARTMENTS						
	Bryn Oliver 204-985-1379		22 suites	\$2,385,000		» Well-located asset close to downtown Winnipeg » Easy access to education and employment providers » Steps away from St. Boniface Hospital and Université de Saint-Boniface » Historically low vacancy » Ideally located adjacent to retail services and amenities, community centers, and parks
	Luke Paulsen 204-985-1358					
	Trevor Clay 204-985-1365					
						

CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

Investment Properties

ADDRESS	CONTACT	LAND AREA <i>(acres +/-)</i>	BLDG AREA <i>(sq. ft. +/-)</i>	SALE PRICE	TAXES	COMMENTS
103-111 MAIN STREET  FLIN FLON, MB	Trevor Clay 204-985-1365 Luke Paulsen 204-985-1358  		4,600	\$600,000 \$500,000		» Located in Flin Flon, MB with excellent visibility on Main Street » Opportunity for excellent yield » Built to Federal Government standards with government tenant in-place » Available well below replacement cost
CLARENCE COURT  NEW LISTING	Luke Paulsen 204-985-1358 Bryn Oliver 204-985-1379 Trevor Clay 204-985-1365 	0.11	8 suites	\$1,375,000		» Well-situated in the Lord Roberts community, just off Osborne Street » Over \$300,000 spent on improvements over the past 15 years » Surface parking on-site

CLICK TO SEARCH ALL LISTINGS ON OUR WEBSITE

CAPITAL COMMERCIAL REAL ESTATE SERVICES INC.

300-570 Portage Avenue | Winnipeg, Manitoba R3C 0G4
T 204-943-5700 | F 204-956-2783 | capitalgrp.ca

Contacts

BOB ANTYMNIUK

Senior Director - Sales & Leasing
204-985-1364
bob.antymniuk@capitalgrp.ca

PRESLEY BORDIAN

Advisor - Sales & Leasing
204-985-1356
presley.bordian@capitalgrp.ca

BRETT CHARTIER

Senior Advisor - Sales & Leasing
204-985-1366
brett.chartier@capitalgrp.ca

DERRICK CHARTIER

Principal
204-985-1369
derrick.chartier@capitalgrp.ca

MARCEL CHARTIER

Broker
204-985-1355
marcel.chartier@capitalgrp.ca

TREVOR CLAY

Principal
204-985-1365
trevor.clay@capitalgrp.ca

PETER KAUFMANN

Vice President - Sales & Leasing
204-985-1362
peter.kaufmann@capitalgrp.ca

BRAD KING

Senior Advisor - Sales & Leasing
204-985-1383
brad.king@capitalgrp.ca

DILPREET MATHAUDA

Advisor - Sales & Leasing
204-985-1367
dilpreet.mathauda@capitalgrp.ca

BRYN OLIVER

Principal
204-985-1379
bryn.oliver@capitalgrp.ca

ERIC OTT

Advisor - Sales & Leasing
204-985-1378
eric.ott@capitalgrp.ca

LUKE PAULSEN

Senior Advisor - Sales & Leasing
204-985-1358
luke.paulsen@capitalgrp.ca

MARIO POSILLIPO

Senior Advisor - Sales & Leasing
204-985-1373
mario.posillipo@capitalgrp.ca

RENNIE ZEGALSKI

Principal
204-985-1368
rennie.zegalski@capitalgrp.ca