

RETAIL SPACE FOR LEASE



Johnston Terminal

25 FORKS MARKET ROAD, WINNIPEG, MB

DAWSON GROENING
Advisor, Sales & Leasing
(204) 985-1383

dawson.groening@capitalgrp.ca

BRETT CHARTIER
Associate Vice President, Sales & Leasing
(204) 985-1366

brett.chartier@capitalgrp.ca

Services provided by Brett Chartier Personal Real Estate Corporation



Capital
COMMERCIAL REAL ESTATE
SERVICES INC.

Property Overview



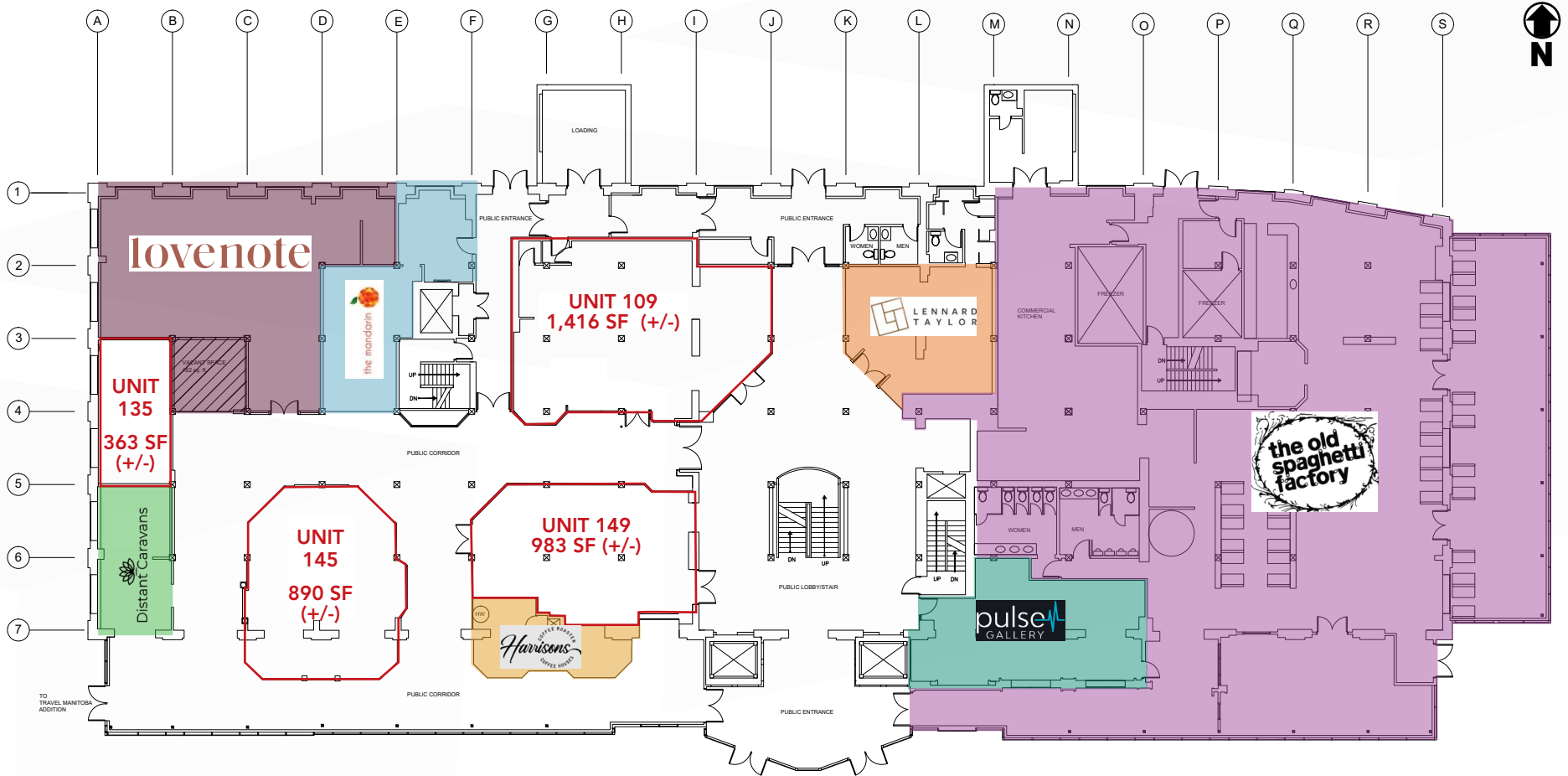
BUILDING AREA	83,835 sq. ft.
NUMBER OF STOREYS	4
SITE AREA	0.87 acres
AVAILABILITY	Unit 109: 1,416 sq. ft. Unit 135: 363 sq. ft. Unit 145: 890 sq. ft. Unit 149: 983 sq. ft.
NET RENTAL RATE	\$21.00 per sq. ft.
ADDITIONAL RENT (est. 2024)	\$18.50 per sq. ft. (inclusive of utilities)
PARKING	11-hour reserved parkade: \$200/month 24-hour reserved parkade: \$220/month

PROPERTY HIGHLIGHTS

- Ideally located in the heart of The Forks
- Minutes from downtown Winnipeg
- Exposure to over 4M tourists per year
- Ample surrounding parking

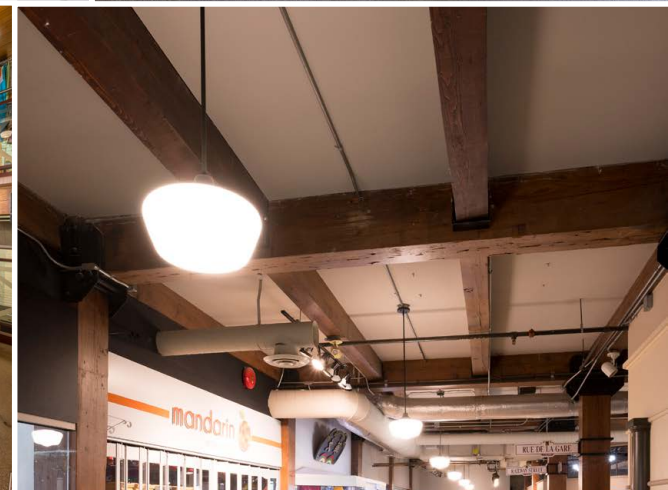


Site Plan



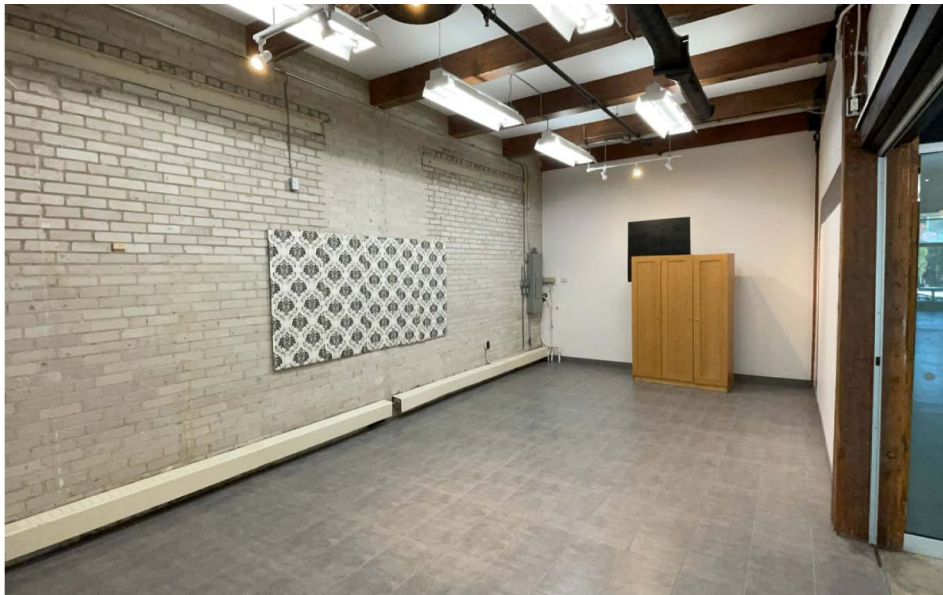


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Interior Photos

UNIT 135



UNIT 145





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Contact

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CAPITAL COMMERCIAL REAL ESTATE SERVICES INC.

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

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