

~ Fully Built-Out Second Floor Office Space ~



FOR LEASE

1791 Dublin Avenue

WINNIPEG, MB

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(204) 985-1358

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Services provided by Luke Paulsen Personal Real Estate Corporation


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COMMERCIAL REAL ESTATE
SERVICES INC.

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Property Details

PHOTOS

BUILDING AREA (+/-) 30,832 sq. ft.

AREA AVAILABLE (+/-) Unit D: 1,600 sq. ft.

NET RENTAL RATE \$14.95 per sq. ft.

ADDITIONAL RENT \$7.55 per sq. ft.

ZONING M2 Industrial

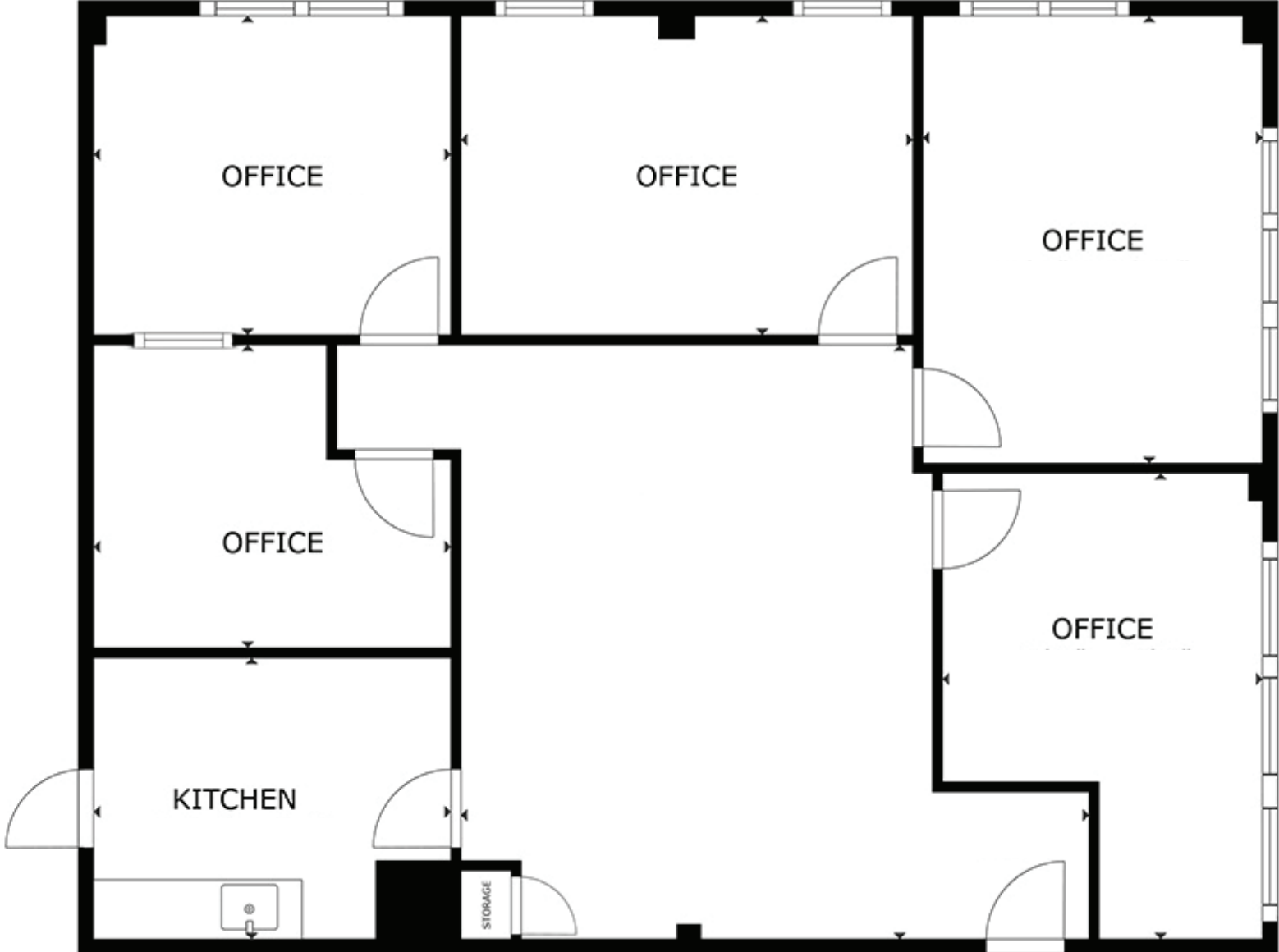
AVAILABILITY Unit D: Immediately

HIGHLIGHTS

- Turn key built out office space
- Signage opportunity available
- Ample on-site parking
- Located within close proximity to the amenities of Polo Park Shopping Centre, the St. James retail node and the James Richardson International Airport



Floor Plan



Drive Time Analysis



WINNIPEG AIRPORT
4 minutes



TRANSCANADA HIGHWAY
7 minutes



CENTREPORT CANADA WAY
10 minutes

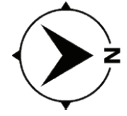


PORTAGE & MAIN
14 minutes



CF POLO PARK
8 minutes

Location Aerial





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Contact

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