

FOR LEASE

Prime Corner Office in Downtown Winnipeg

Suite 200-207 Donald Street, Winnipeg, Manitoba



**PROMINENT
SIGNAGE**



**TRANSIT
ORIENTED**



**WALKERS
PARADISE**



**PARKING
AVAILABLE**

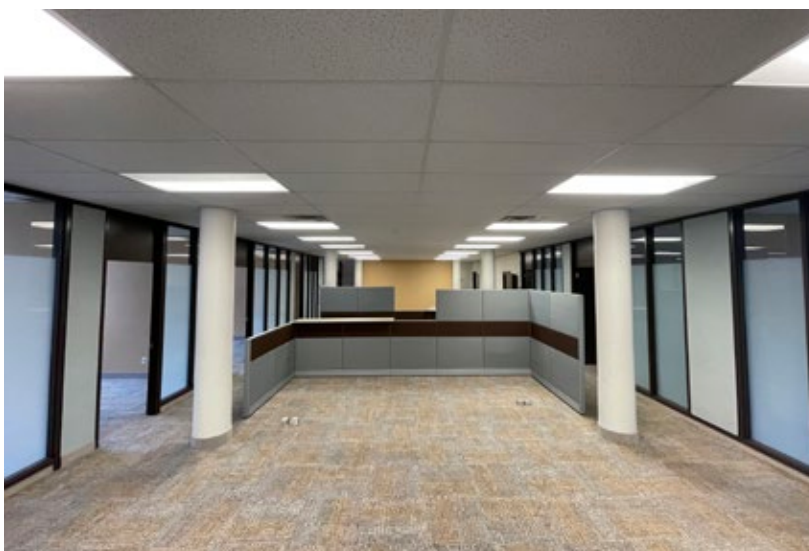
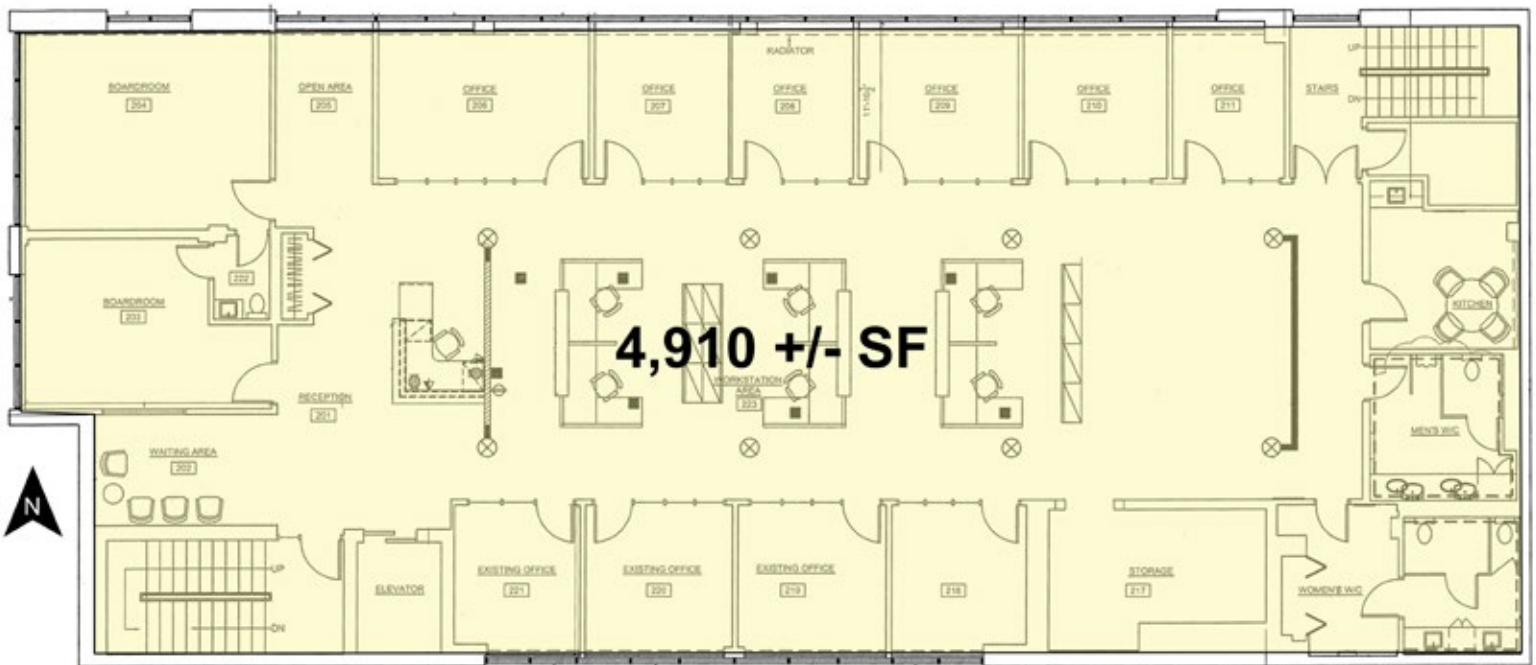


**GREAT
EXPOSURE**

FOR LEASE

Suite 200-207 Donald Street, Winnipeg, Manitoba

FLOOR PLAN



204.474.2000

Shindico

FOR LEASE

Suite 200-207 Donald Street, Winnipeg, Manitoba

PROPERTY SUMMARY

Space Available	4,910 +/- SF
Lease Rate	\$12.00/SF
Additional Rent (Includes Property Tax & Management Fee)	\$13.00/SF
Zoning	M - Multiple Use

FEATURES

- Highly desirable corner office with dominant signage opportunity.
- Significant onsite parking capacity with additional stalls available in the immediate area.
- Existing buildout includes several private offices and ample space for open workstations.
- Configured to implement social distancing protocols with ease.

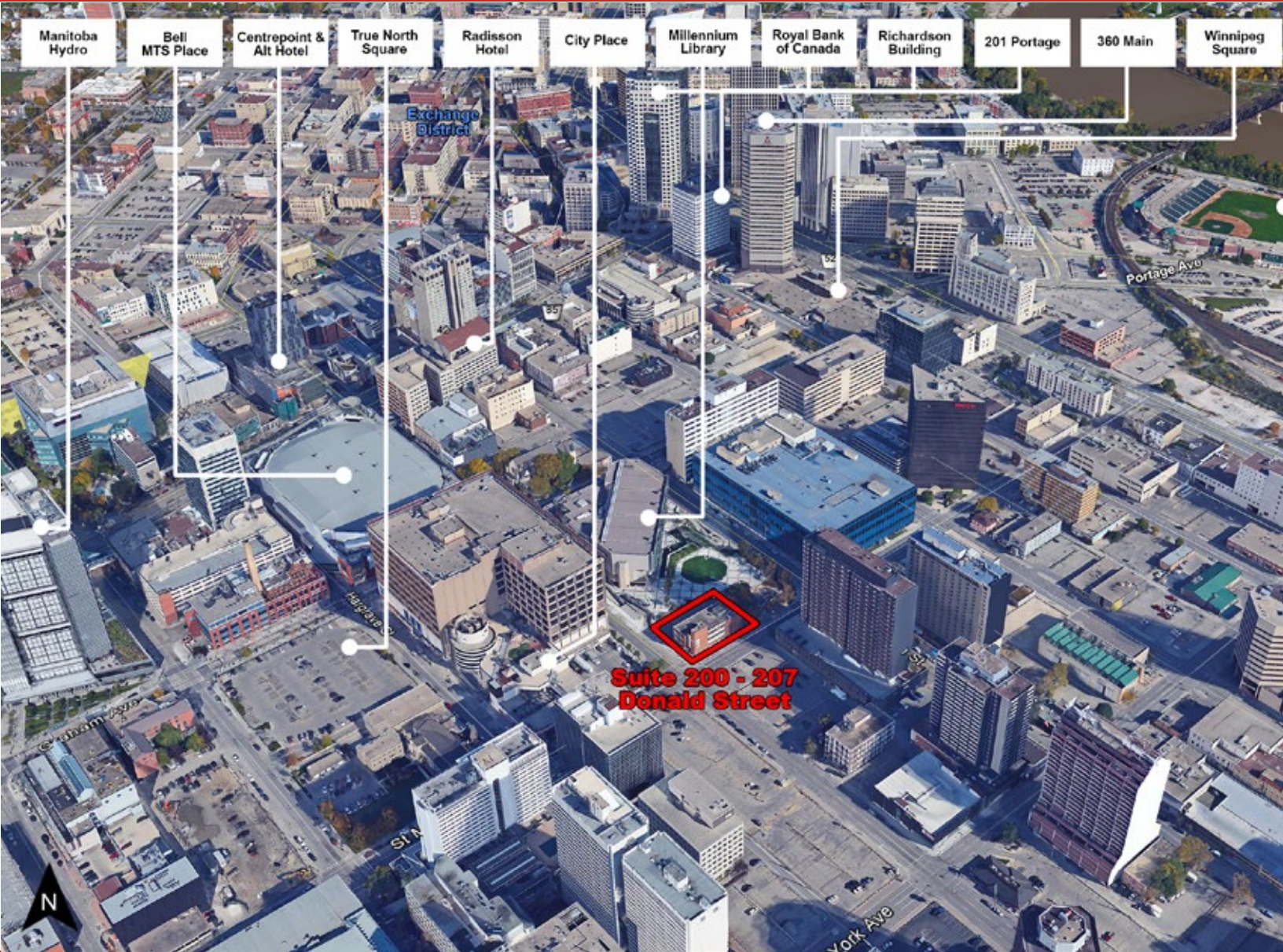
LOCATION

- Situated in the heart of downtown Winnipeg, at the signalized intersection of Donald Street & St. Mary Avenue.
- Nestled in the Sports, Hospitality and Entertainment District (SHED), an 11 block area which connects downtown's most desired residential and commercial developments
- Surrounded by a multitude of unique entertainment, culture & art and exceptional dining amenities.
- Steps away from the climate-controlled downtown skywalk.
- Located on a major public transit route.



FOR LEASE

Suite 200-207 Donald Street, Winnipeg, Manitoba



FOR MORE INFORMATION, PLEASE CONTACT:

Jared Kushner

P (204) 928-8238

C (204) 294-1087

jkushner@shindico.com

Shindico Realty Inc.

200-1355 Taylor Avenue

Winnipeg, Manitoba R3M 3Y9

P (204) 474-2000

inquire@shindico.com

www.shindico.com



Shindico

Succeeding by Helping Others Succeed



Shindico is dedicated to the protection of the environment and the communities that we are a part of.

The accuracy of the information set out herein has not been confirmed, and Shindico Realty Inc. and its affiliates make no representations or warranties as to the accuracy of the information and assumes no responsibility for errors or omissions. The recipient is responsible to verify the accuracy of any information and bears all risk related to any inaccuracies.033020