



CUSHMAN &  
WAKEFIELD  
Winnipeg



Stevenson

155

CARLTON  
STREET



# FULLY CONNECTED OFFICE WITH EXCELLENT VIEWS AND SURROUNDED BY DOWNTOWN WINNIPEG'S BEST AMENITIES



155  
> CARLTON STREET

TOTAL - 201,799 SF  
→ Floorplates are approx.  
11,109 sf





# 155

## CARLTON STREET

### BUILDING DETAILS

- Located on the Northeast corner of Carlton Street and York Avenue
- Directly across from the RBC Convention Centre
- Connection to downtown's climate-controlled skywalk and concourse systems
- Under new ownership
- 24/7 Security on site
- Top of Building Signage Opportunity
- Ample parking available at Lakeview Square Parkade
- Certified BOMA Best Silver

### BUILDING DETAILS

- 155 Carlton Street – Total – 201,799 sf
- 19 Stories
  - Year Built: 1975
  - Floor plates are 11,109 sf

### PROPERTY INFORMATION

- Lease Rate: \$16.50 psf
- Additional Rent: \$14.58 psf (2025 est.)

SIGNIFICANT BUILDING IMPROVEMENTS CURRENTLY UNDERWAY INCLUDING:

- Main floor & 2nd floor curtain wall
- Lobby
- Common Areas
- Washrooms
- Elevators (full replacement)



# 155

## 3,260 - 7,531 SF Available

### Units Available

- Unit 306/307 - 3,260 sf  
2 offices, board room, open space,  
kitchen/lunch room, additional open  
area in shell condition
  - Unit 1404/1405 - 7,531 sf  
Shell condition
- [Click here for a Virtual Tour](#)





PLANNED EXTERIOR UPGRADES



UPDATED BUILDING SIGNAGE AND LOBBY



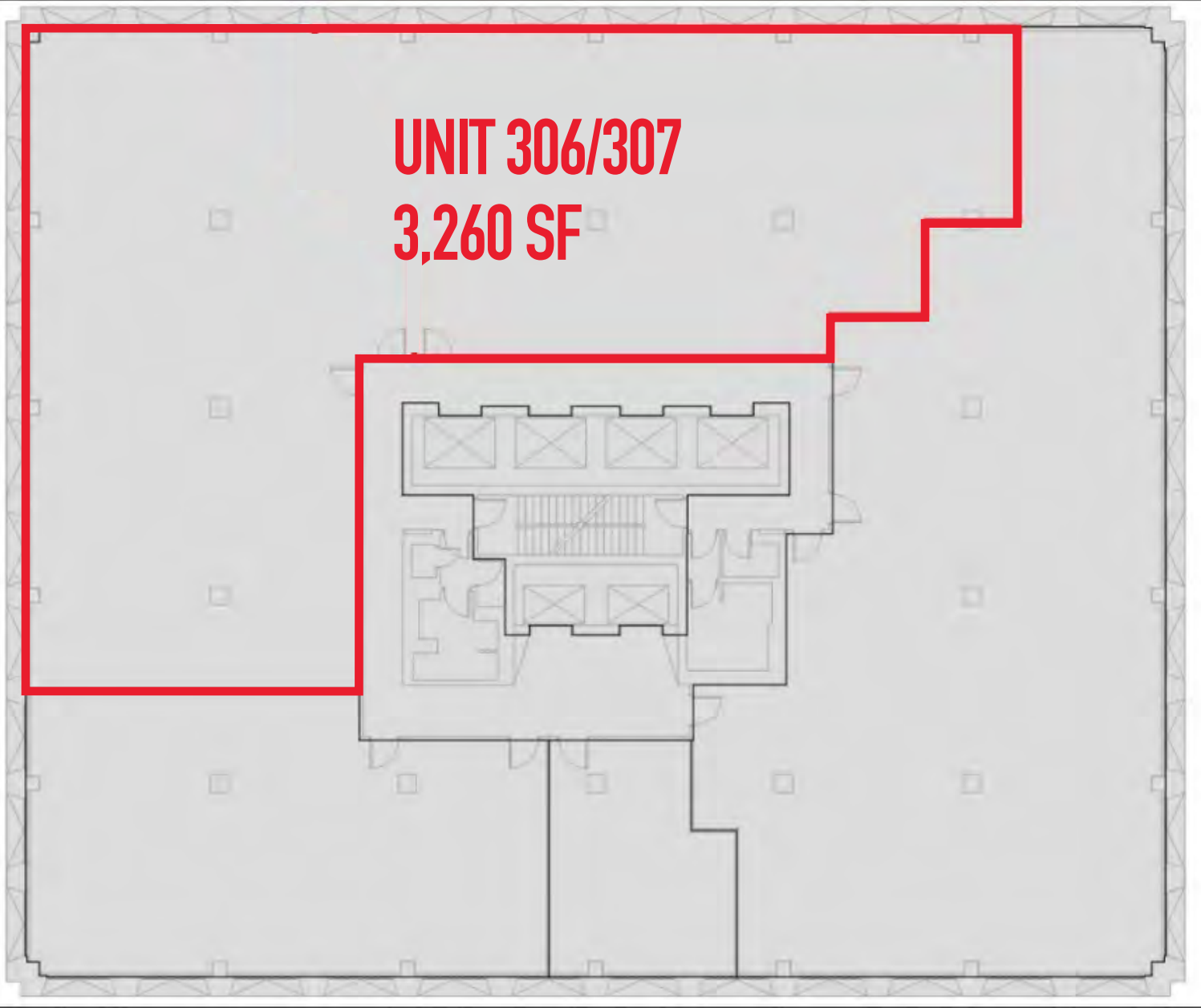
PLANNED LOBBY & RECEPTION UPGRADE CONCEPT



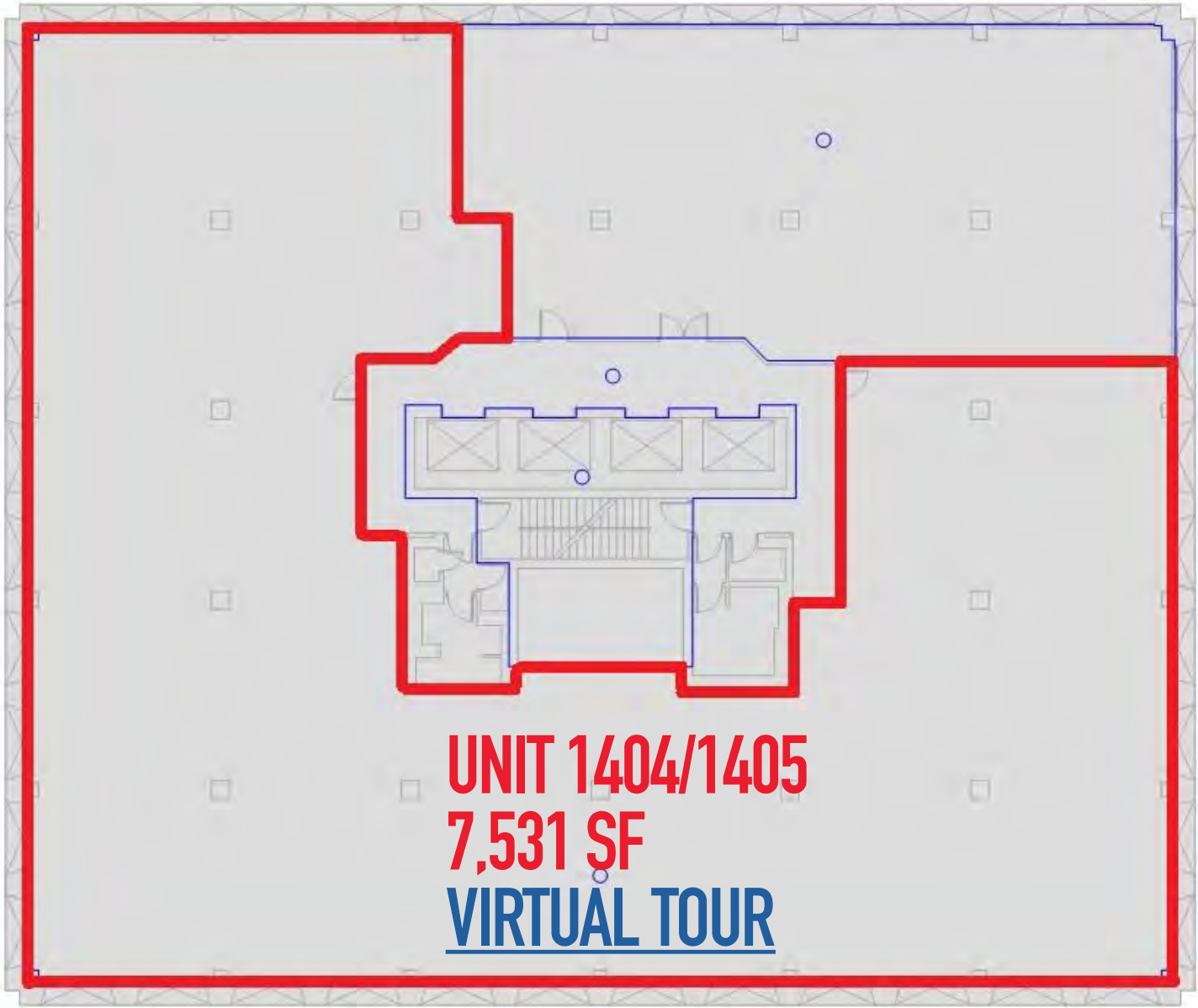
LOUNGE CONCEPT



## 3RD FLOOR



## 14TH FLOOR







3RD FLOOR



3RD FLOOR

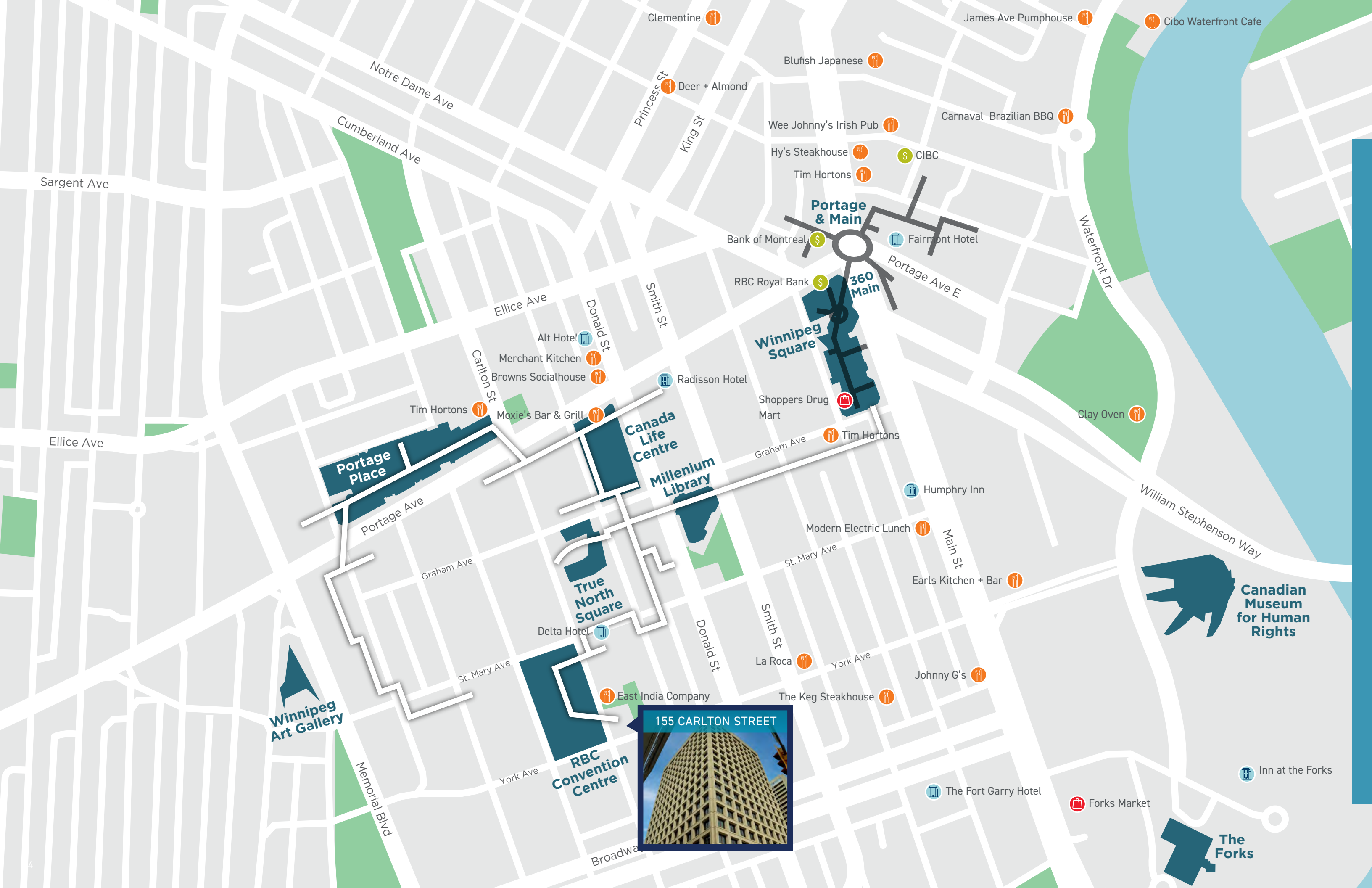


14TH FLOOR



14TH FLOOR





155 CARLTON STREET



Conveniently located  
in close proximity to  
Downtown Winnipeg's  
most desirable  
amenities





# 155

# CARLTON STREET

FOR MORE INFORMATION ON THIS OPPORTUNITY, CONTACT:



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