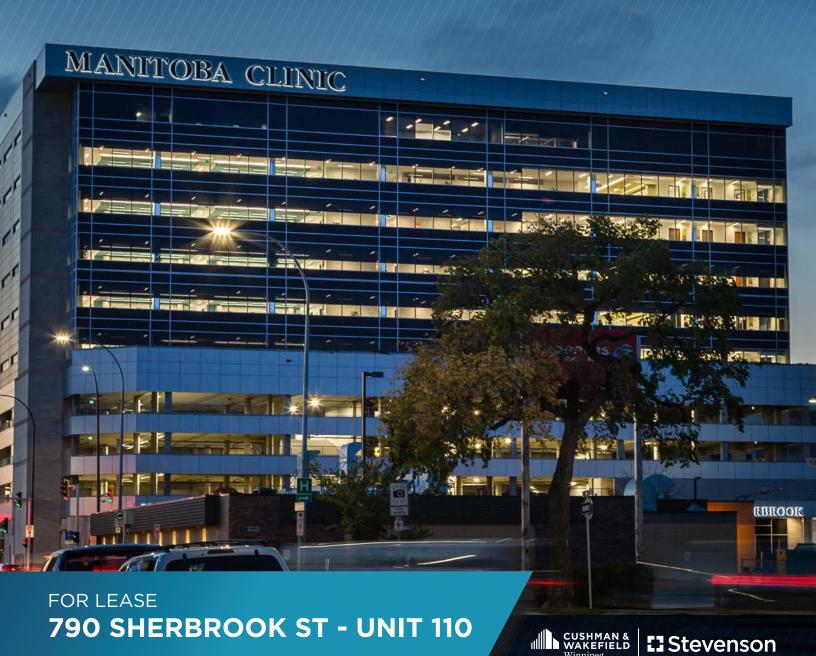
# JOIN THE MANITOBA CLINIC ONE MAIN FLOOR UNIT REMAINING



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## wininpeg

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 Join one of Canada's largest private multi-specialty medical clinics at Winnipeg's state-of-the-art Manitoba Clinic

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Amenities include a cafe and secure bicycle storage

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 Join complimentary businesses including Shoppers Drug Mart, Winnipeg Hearing Centres, Visual Eyes Optometry and more

LEASE RATE: \$28.00 PSF

**CAM & TAX:** \$15.85 PSF (2024 EST.)

MCDERMOT AVE

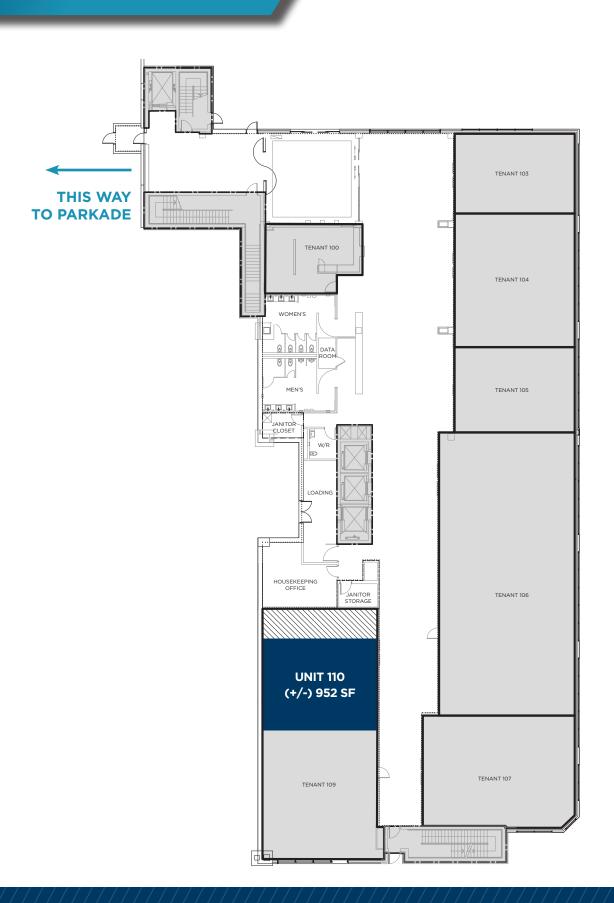






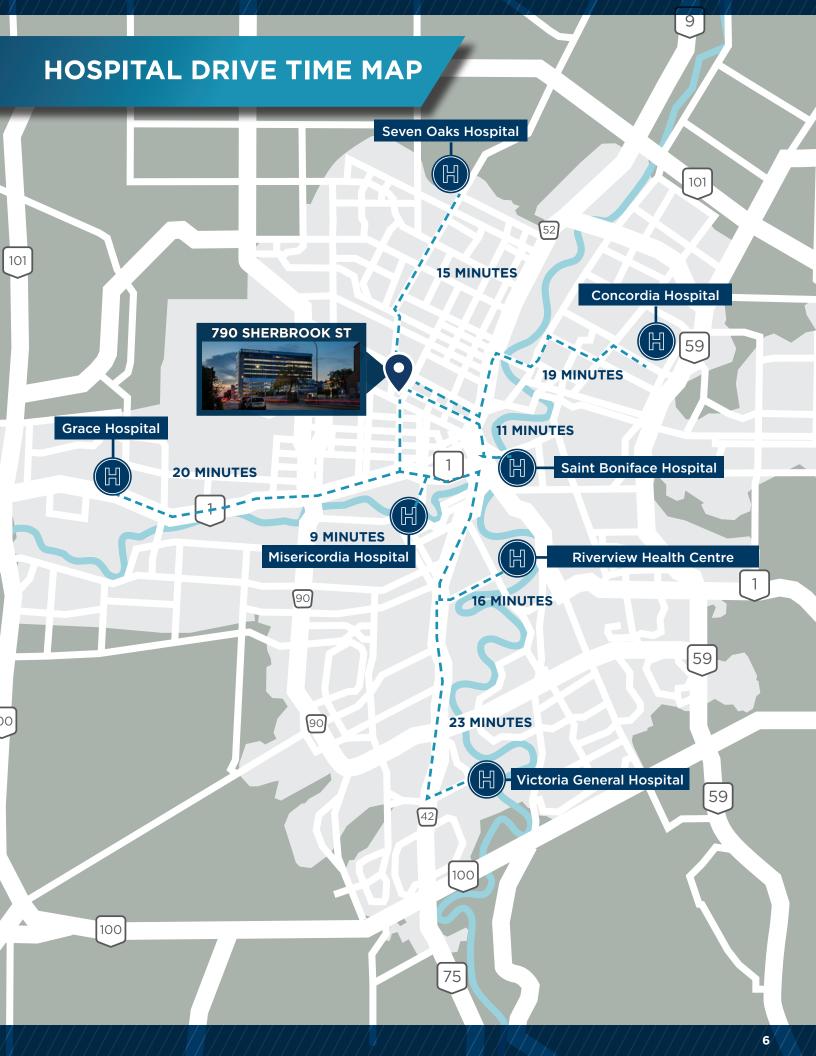


# MAIN FLOOR PLAN

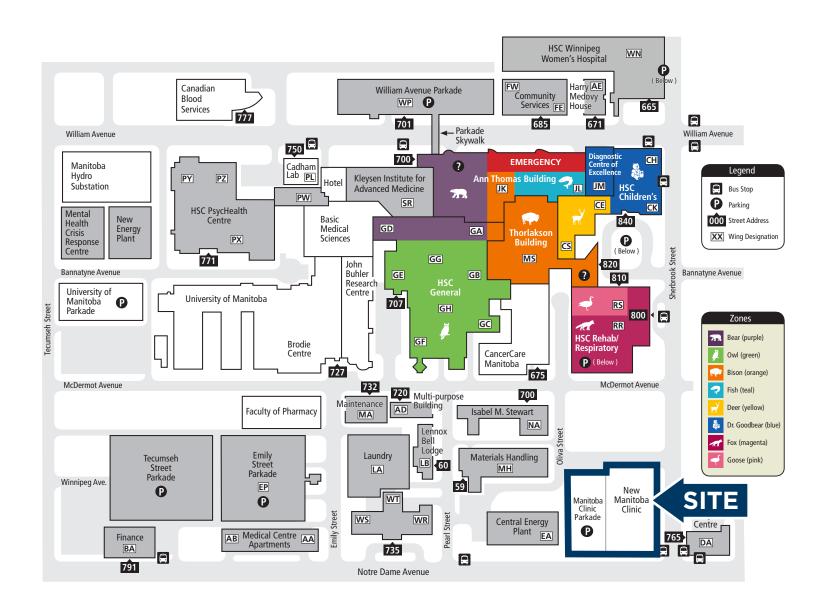








## **HEALTH SCIENCE CENTRE MAP**





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