

SHOPS OF WINNIPEG SQUARE

WINNIPEG, MB

FOR LEASE: RETAIL



STARTING FROM:
\$25.00 PER SF

In the heart of Winnipeg's downtown, underground.

PROPERTY HIGHLIGHTS

- Located at Portage & Main, the heart of Winnipeg's central business district
- Directly below 360 Main Street, the 31 storey, 550,000 SF tower
- Immediate access to over 2 Million SF of Class A office space
- Over 10,000 employees within walking distance
- Average weekly foot traffic of 87,000 people
- Vital link in the downtown indoor Skywalk/Concourse system
- Entrances off Portage Avenue, Main Street, Fort Street & Graham Avenue
- Escalator access to main level of 360 Main Street
- Direct access to over 1,000 heated underground parking stalls in the adjacent parkade, with monthly & hourly parking available

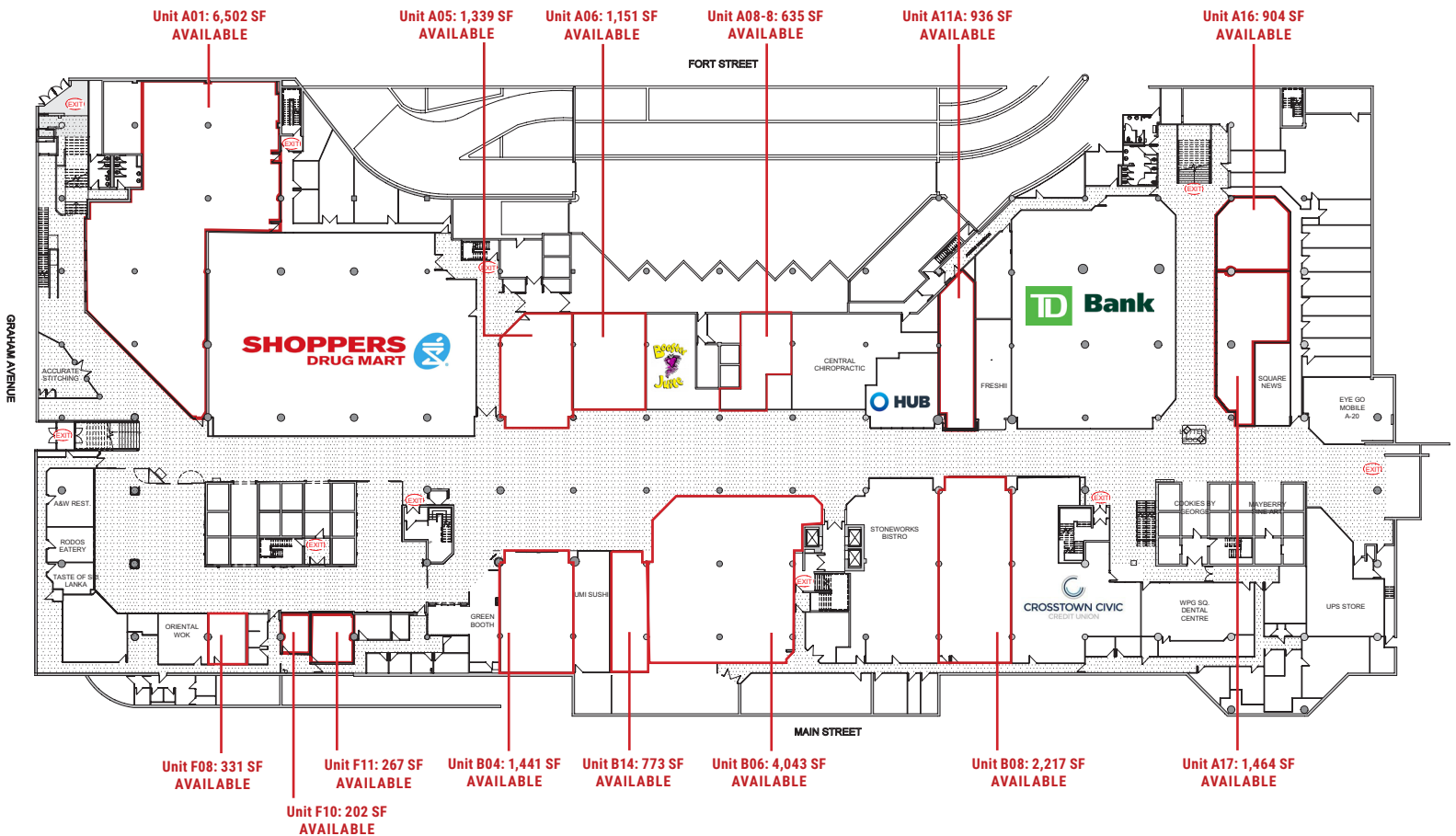
BRAD GOERZEN

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360 MAIN STREET (WINNIPEG SQUARE), WINNIPEG, MB



PROPERTY DETAILS

	RETAIL	FOOD COURT
Size	A01: 6,502 SF A05: 1,339 SF A06: 1,151 SF A08-8: 635 SF A11A: 936 SF A16: 904 SF A17: 1,464 SF B04: 1,441 SF B06: 4,043 SF B08: 2,217 SF B14: 773 SF	F08: 331 SF F10: 202 SF F11: 267 SF
Asking Basic Rent	\$25.00/SF	\$80.00 /SF
Additional Rent (2023 Estimate)	Operating Costs: \$23.66/SF Property Taxes: \$7.31/SF *Management fee included in Operating Costs *Utilities Included *Plus promo fund @ 5% of Basic Rent	Operating Costs: \$73.46/SF Property Taxes: \$7.31/SF *Management fee included in Operating Costs *Utilities Included *Plus promo fund @ 5% of Basic Rent
Available	Immediately	Immediately

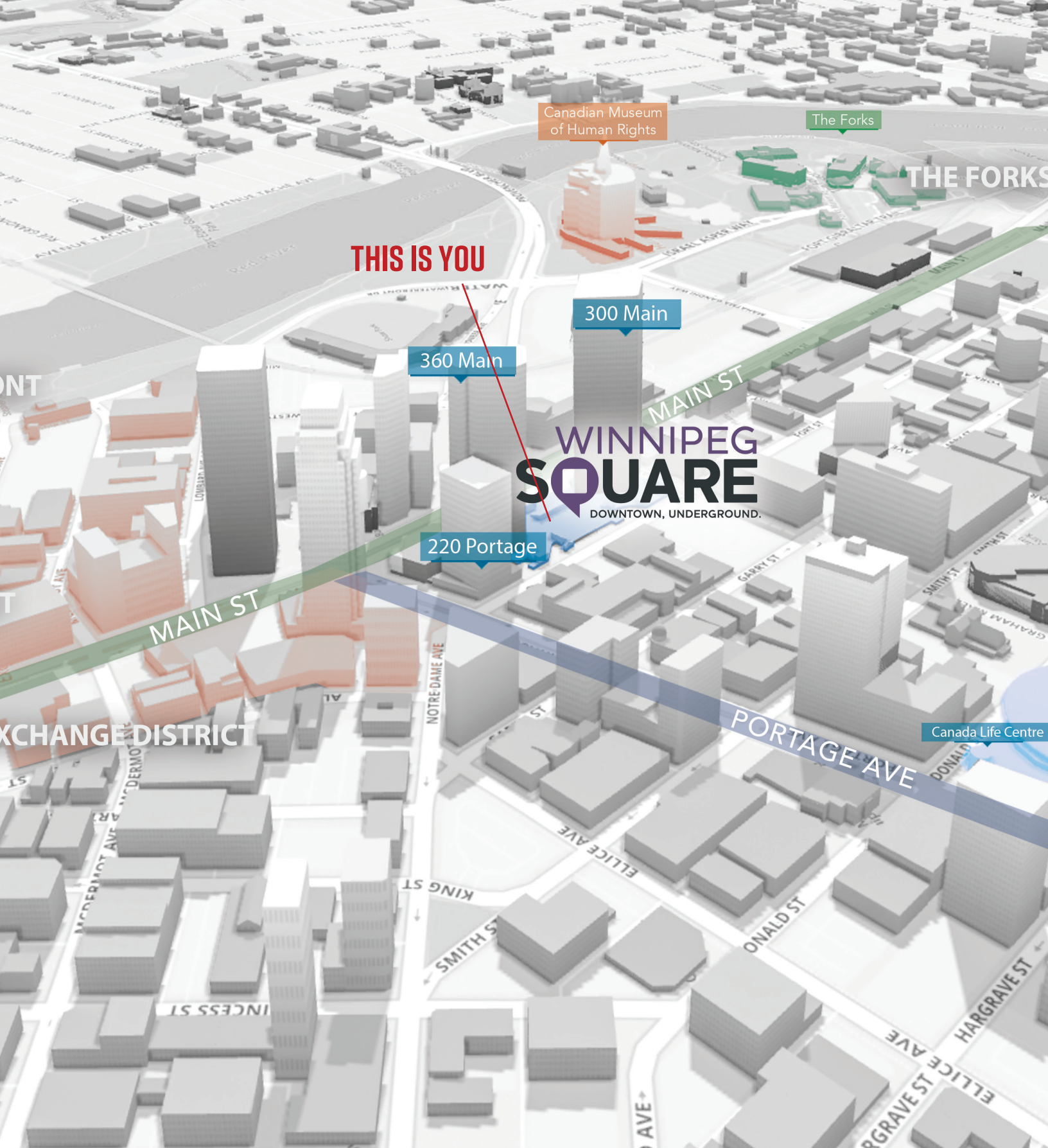
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Canadian Museum of Human Rights

The Forks

THE FORKS

THIS IS YOU

300 Main

360 Main

220 Portage

WINNIPEG SQUARE
DOWNTOWN, UNDERGROUND.

Canada Life Centre

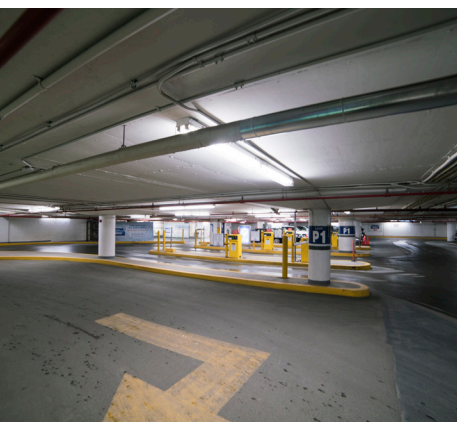
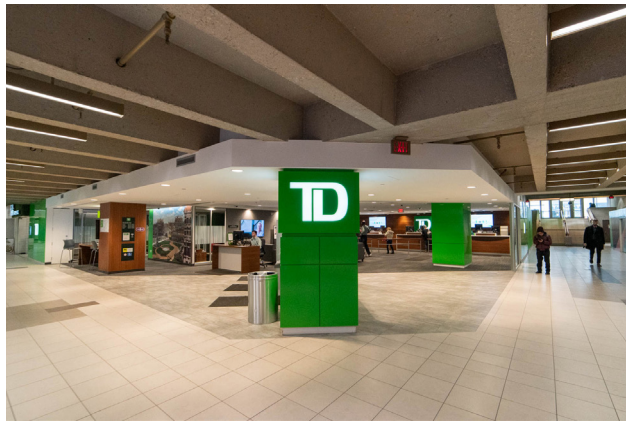
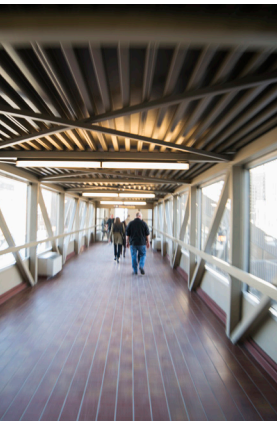
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