

CBRE

RFA

ASSET MANAGEMENT

1717 Dublin Avenue

Winnipeg, Manitoba

Unit 2B-1717 Dublin Avenue
Winnipeg, MB R3H 0M8
www.cbre.ca/winnipeg

Industrial Warehouse | For Lease

Property Information

Industrial Warehouse Space

1717 Dublin is conveniently located within the St. James Industrial Park, with easy access to major transportation routes.

This warehouse unit totals 2,478 square feet and is fully sprinklered, with 1 grade door and 12' ceilings.

Asking Net Rent: \$8.95 PSF

Additional Rent: \$7.13 PSF (2026 est.) plus 5% mgmt fee on gross rent

Loading: 1 grade door

Ceiling Height: 12'

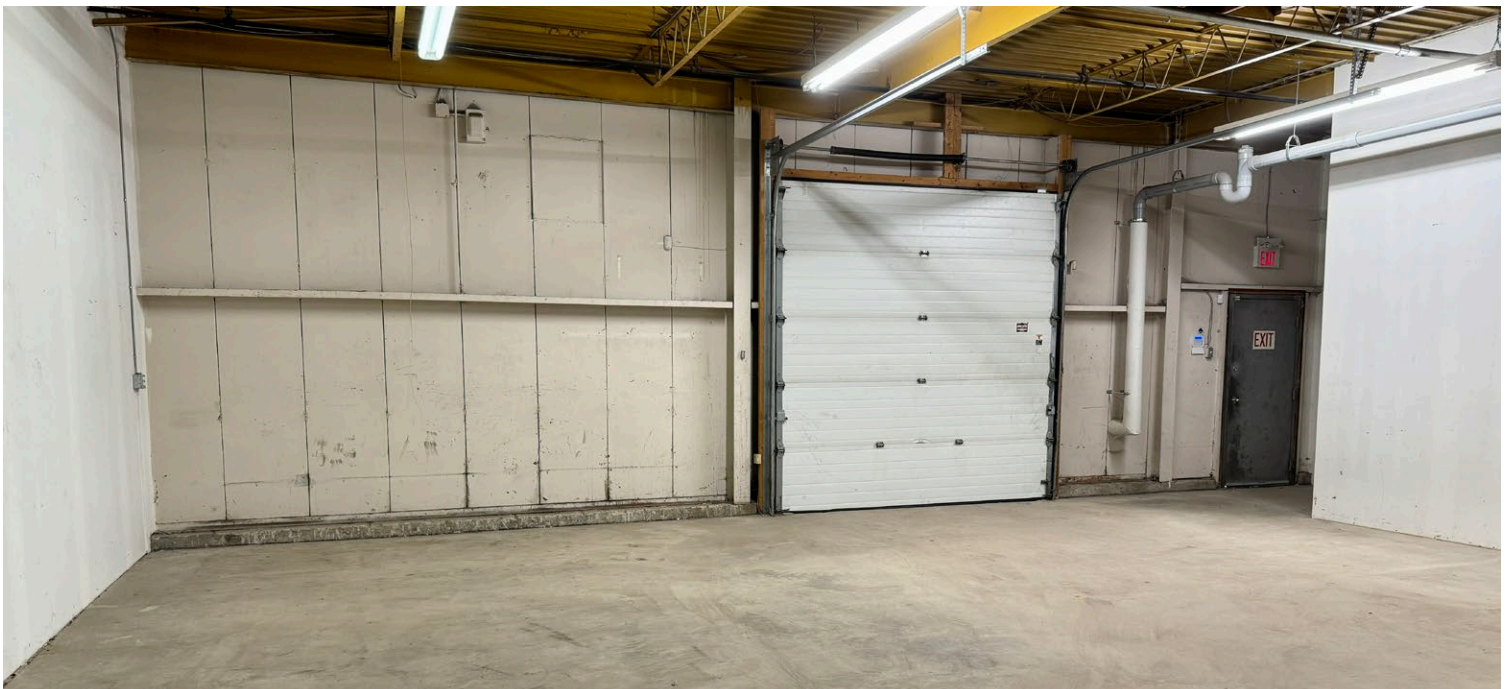
Zoning: M2

Available: Immediately



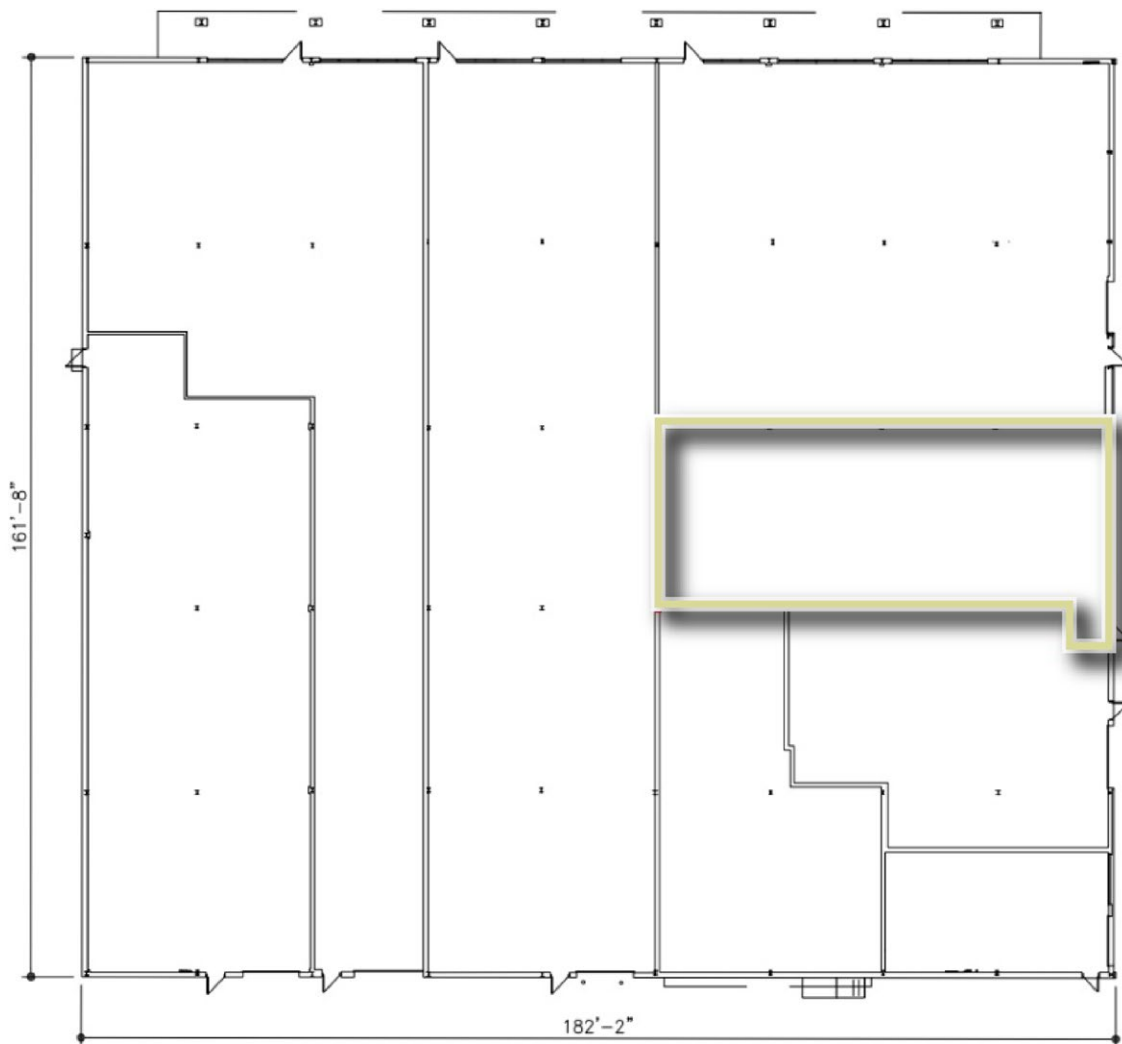
Interior Photos

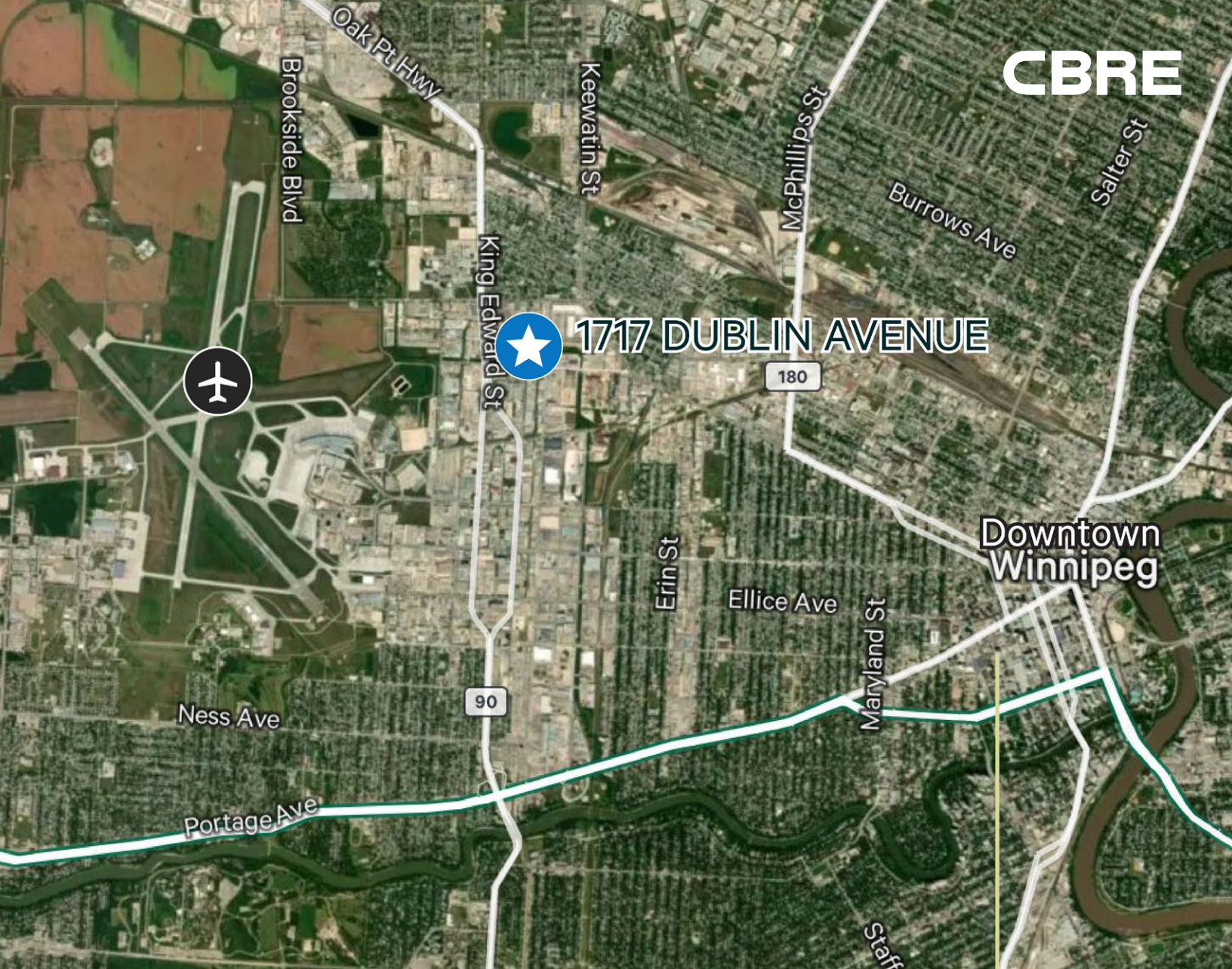
2,478 SF AVAILABLE



Floor Plan

2,478 SF AVAILABLE





The Location

St. James Industrial Park

1717 Dublin Avenue is ideally located within close proximity to the amenities of the Polo Park retail node, St. James retail node and provides easy access to major transportation routes.

The site is just 4 minutes from the Winnipeg James Armstrong International Airport, and 15 minutes to Downtown Winnipeg.





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