



## 433 CENTURY Street Winnipeg

\$0

ONE OF 4 EXTENSIVELY RENOVATED OFFICE/RETAIL SPACES AVAILABLE FOR PRE-LEASING. THIS ONE IS TWO STOREY WITH 2500 SQUARE FEET ON EACH FLOOR AND THE POSSIBILITY OF AN ADDITIONAL 2500 SQUARE FOOT ROOF TOP DECK. LOCATED JUST OFF THE CORNER OF CENTURY ST AND SILVER AVE, THIS CORNER IS AN EXTREMELY HIGH TRAFFIC LOCATION WITH ABOUT 75,000 CARS A DAY PASSING BY. THE OWNER IS COMPLETELY RENOVATING THE EXTERIOR AND PARKING AREA. THE OWNER WILL PROVIDE CLEAN WHITE INTERIOR WALLS AND A SMOOTH CONCRETE FLOOR READY FOR YOUR DESIGN AND FIXTURING. SHOULD YOU DESIRE BUILD TO SUIT SPACE THAT CAN BE ARRANGED. SQUARE FOOTAGE IN THE 4 UNIT COMPLEX RANGE FROM 1425 TO 5000 AT A LEASE RATE OF \$17.50 PER SQUARE FOOT NET. CHECK OUT THE ARCHITECTURAL RENDERINGS AND FLOOR PLANS ( UNITS D AND E ON THE PLAN ) IN THE SUPPLEMENTS FOR THIS LISTING



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