



300-306 Notre Dame Avenue, Winnipeg, Manitoba

Prominent Retail Opportunity in Prime Location

For Lease



Property Details

+/- 753 sq. ft.
+/- 2,209 sq. ft.
+/- 2,962 sq. ft.
+/- 3,715 sq. ft.

AVAILABLE UNIT SIZES (*CURRENT CONFIGURATION*)*

**LANDLORD CAN ACCOMMODATE VARIOUS
CONFIGURATIONS TO MEET REQUIREMENTS*

\$21.00/ sq. ft.

NET RENT

\$9.00/ sq. ft.

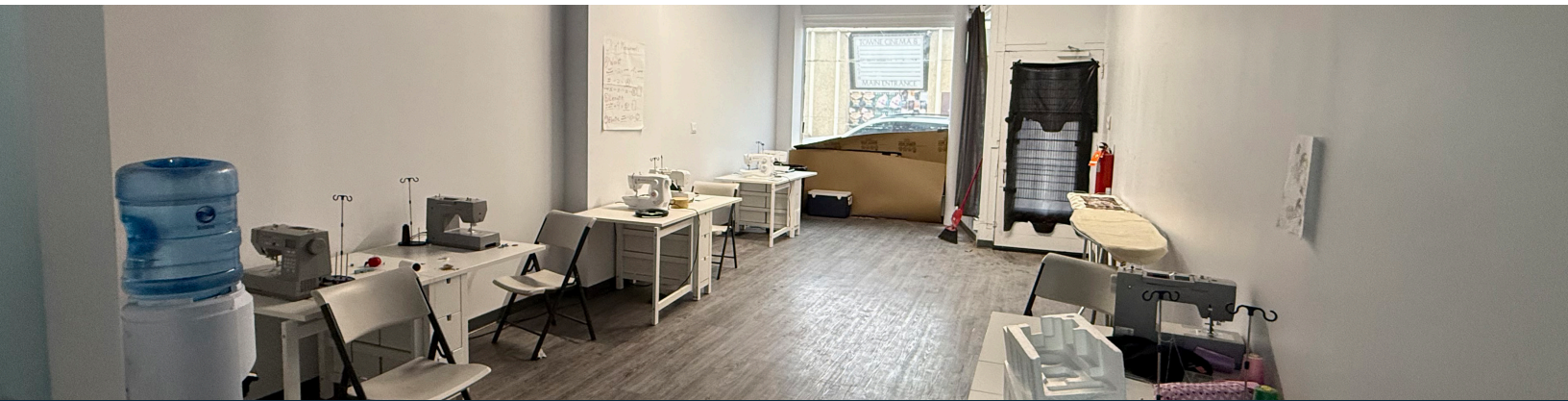
CAM & TAX (EST. 2025)

M - Multiple Use

ZONING

Features

- Prominent, high visibility main floor retail space at the corner of Notre Dame Avenue and Donald Street
- Four individual units currently available, ranging from approximately 907 sf to 1,372 sf, with flexible configuration options
- Each unit offers expansive windows and strong signage exposure
- Tenant improvement allowance offered for qualified tenants
- Ideal for businesses with regular client visits, such as medical, retail, or social service uses
- Convenient nearby parking options, including a large surface lot directly adjacent to the building
- Professionally managed



Highlights



Prime Location

IN THE HEART OF
DOWNTOWN WINNIPEG



Flexible Leasing

OPTIONS AVAILABLE



Convenient Parking

IN NEARBY SURFACE LOT

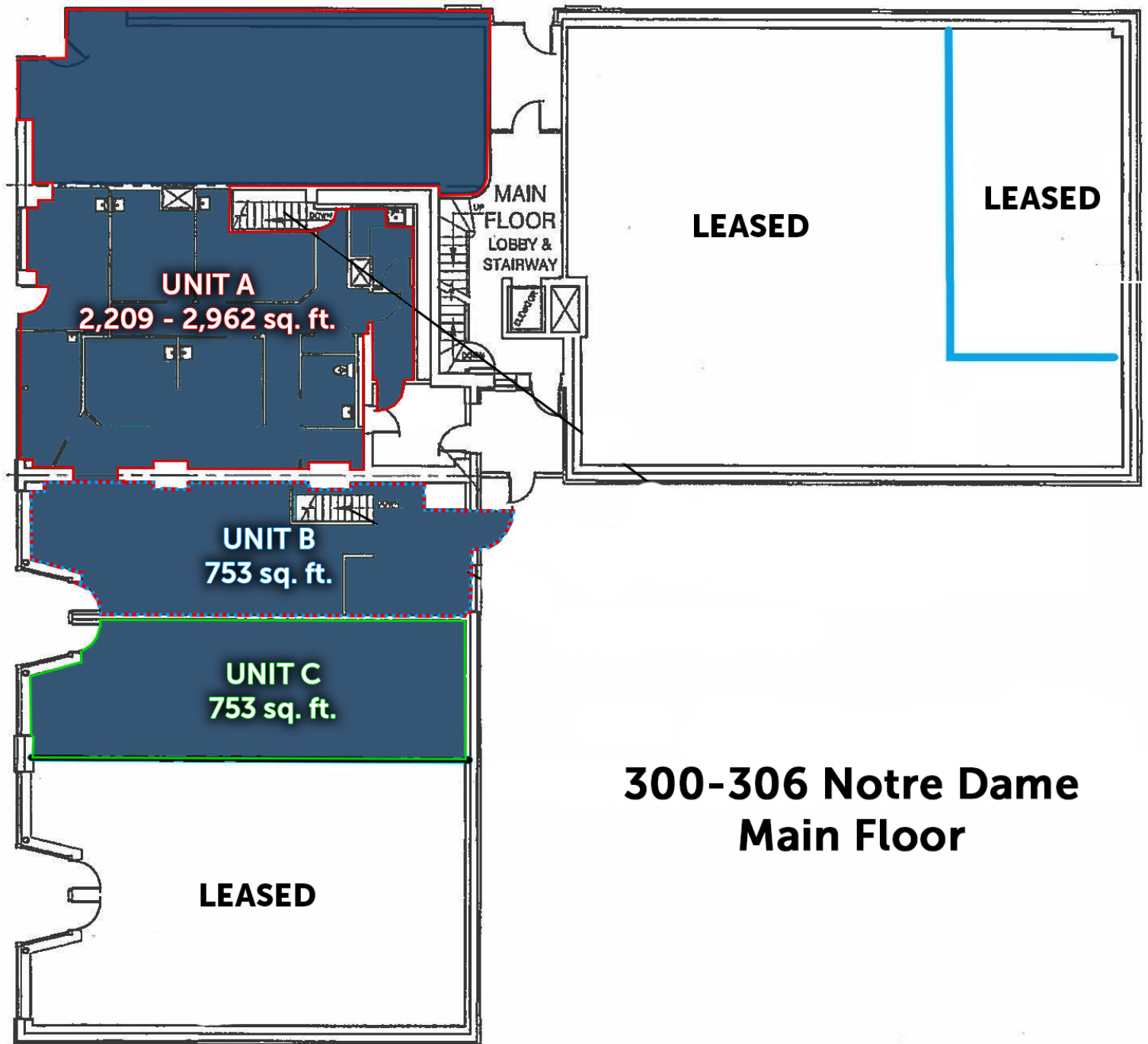


Prominent Signage

OPTIONS AVAILABLE



Site Plan



300-306 Notre Dame Main Floor





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LEGEND

1. The Forks
2. Canadian Museum for Human Rights
3. Shaw Park
4. Via Rail
5. The Fort Garry Hotel
6. The Keg
7. Canada Life Centre
8. True North Square
9. RBC Convention Centre

Connect with us today!

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Tyson Preisentanz*

SENIOR VICE PRESIDENT

tpreisentanz@iciproperties.com

204-782-6183

Brennan Pearson

EXECUTIVE VICE PRESIDENT, PARTNER

bpearson@iciproperties.com

204-291-5003

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