

TRAILER PARKING COMPOUND WITH BUILD-TO-SUIT OPPORTUNITY FOR LEASE



2049 DUGALD ROAD

WINNIPEG, MB



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Services provided by Peter Kaufmann Personal Real Estate Corporation

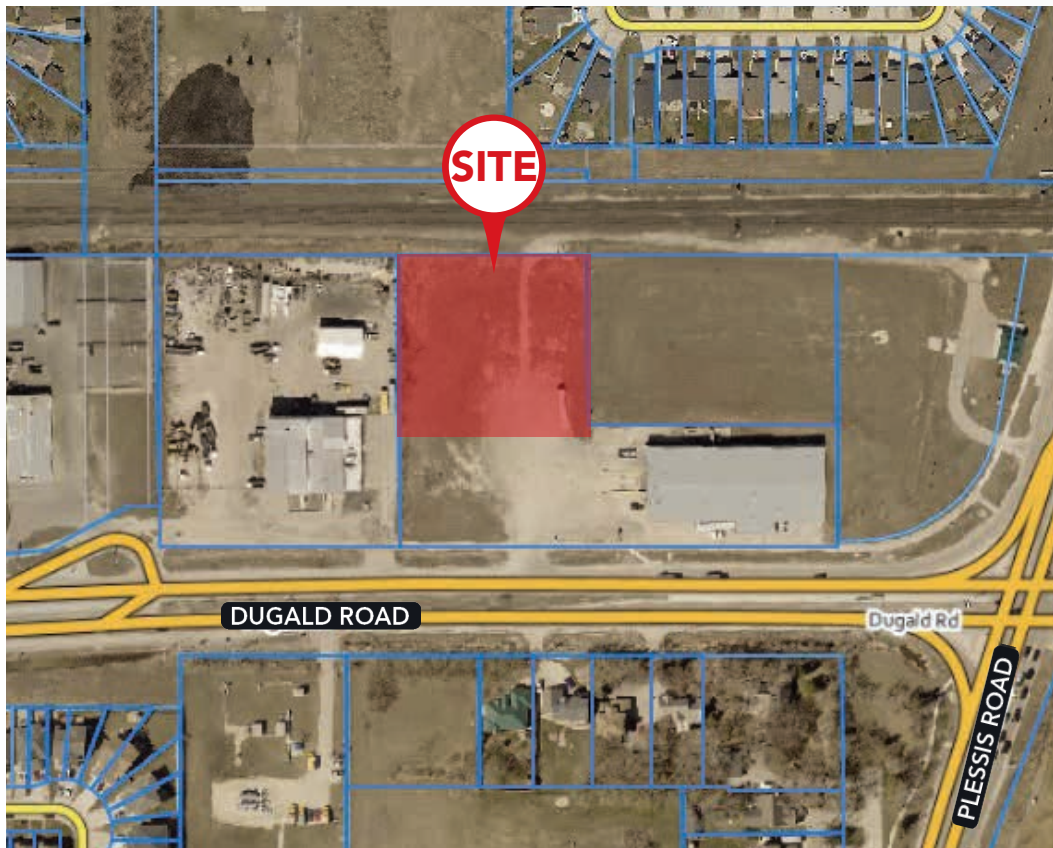
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PROPERTY DETAILS

LAND AREA (+/-) 1.5 acres

ZONING M1 - Light Industrial

RENTAL RATES \$4,000 monthly per acre for compound
Rates TBN for new building depending on specifications



PROPERTY HIGHLIGHTS

- 1.5 acres of M1 - Light Industrial Land
- Landlord will fence & gravel the yard for private compound
- Build-to-suit for 15,000 to 25,000 sq. ft. standalone industrial building available
- Strategically located near Plessis & Dugald, with quick access to major routes



MISSION IND.

VersaCold **Dufresne**

NELSON RIVER CONSTRUCTION **LAFARGE**

BRENTAG **ROOFMART**

CROSSROADS STATION SC

DUGALD IND.

TERRACON BUS. PK.

ST. BONIFACE IND. PK.

REGENT AVENUE WEST

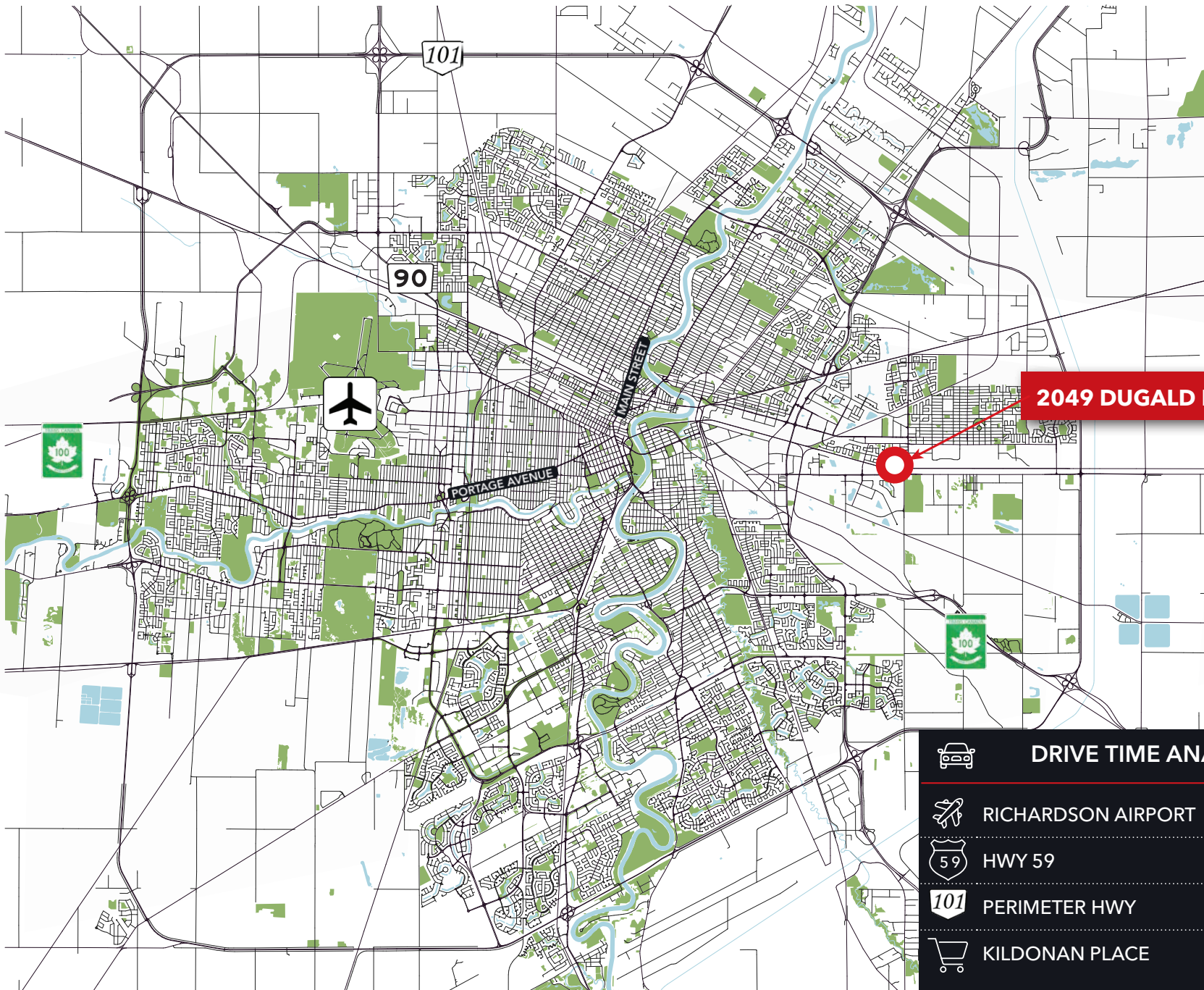
kildonan place

LAGIMODIERE BOULEVARD

DUGALD ROAD

SITE

LOCATION OVERVIEW



2049 DUGALD ROAD

DRIVE TIME ANALYSIS	
	RICHARDSON AIRPORT 29 min. / 17.9 km
	HWY 59 3 min. / 3.3 km
	PERIMETER HWY 12 min. / 14.2 km
	KILDONAN PLACE 6 min. / 3.5 km

Contact

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