

## Retail / Office Property for Lease



## 118 Sherbrook Street / Winnipeg, MB

### Retail / Office Property for Lease

**Total Size:** 272 SF / 336 SF /  
608 SF / 645 SF /  
750 SF

**Zoning:** C2

**Location Description:** Nicely located on Sherbrook Street just north of the Misericordia Hospital and directly beside Stella's restaurant.

**Basic Rent:** \$18.00

**Additional Rent:** Included

**Property Taxes:** Included

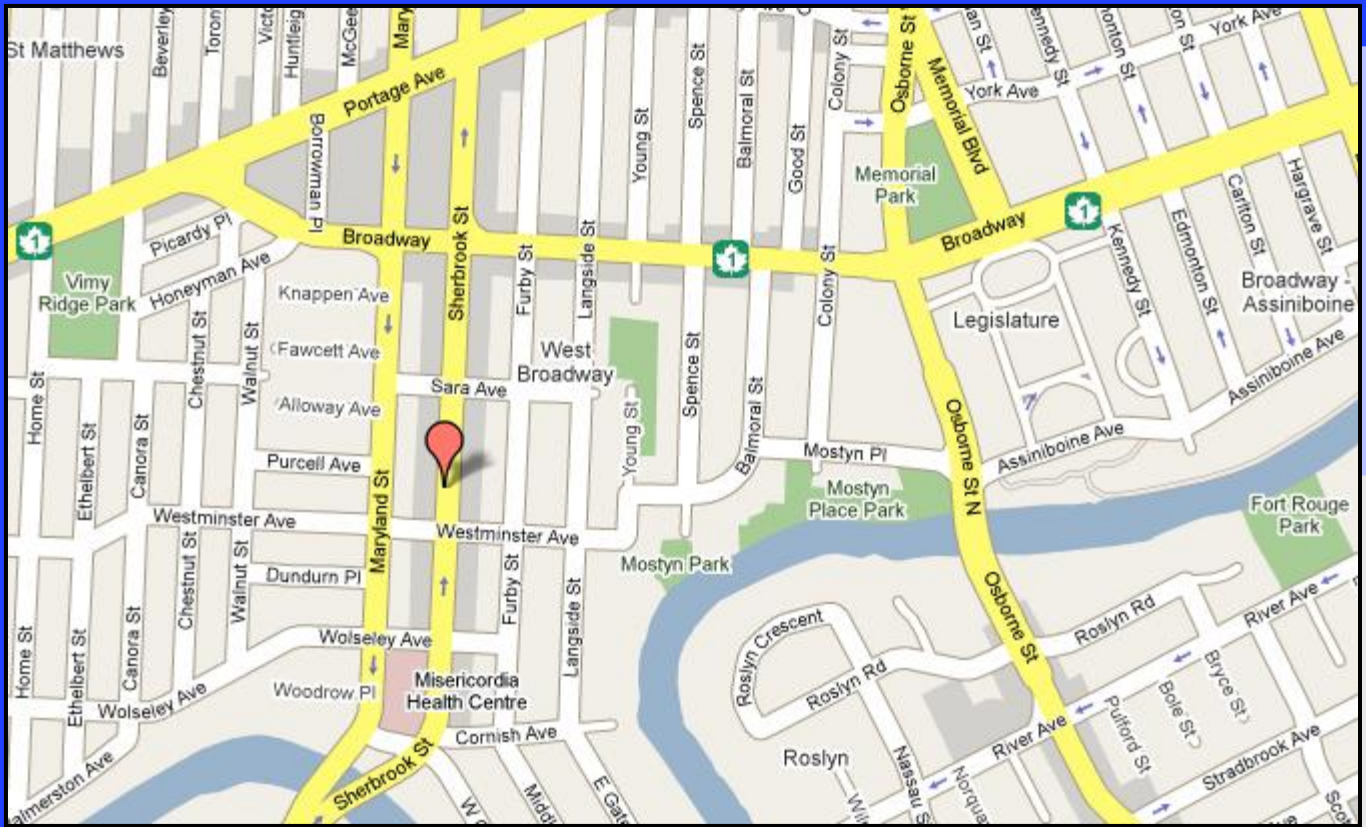
**Property Description:** All units and building have been completely renovated and tasteful throughout, ready for occupancy. Excellent street front parking exists as well as parking for tenants.

- Units available:

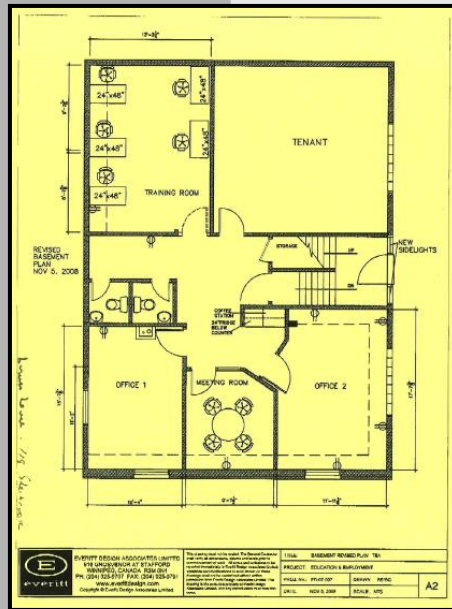
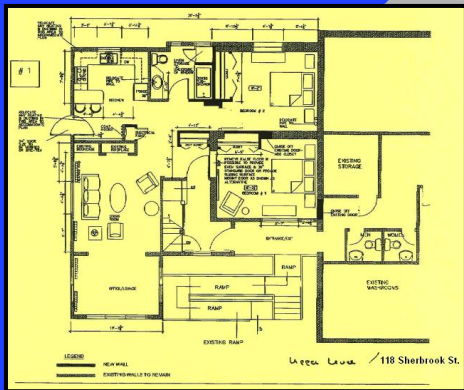
**272 SF / 336 SF / 608 SF / 645 SF / 750 SF**

All rates quoted are on a semi-gross basis with escalations over the 2010 Base Year.





**\* [Click to enlarge floorplans](#) \***



For more information, please contact:

**Mark Thiessen**  
**Phone:** (204) 957-0500  
**Fax:** (204) 452-4359  
**Email:** [markthiessen@remax.net](mailto:markthiessen@remax.net)

**Dave Bergman**  
**Phone:** (204) 957-0500  
**Fax:** (204) 452-4359  
**Email:** [davidbergman@remax.net](mailto:davidbergman@remax.net)

[www.thecommercialteam.ca](http://www.thecommercialteam.ca)

The Commercial Team is a division of RE/MAX Professionals.

The information contained herein has been providing to RE/MAX Professionals by others. We do not warranty it's accuracy. You are advised to independently verify the information prior to submitting an offer and to provide for sufficient due diligence in an offer. The information contain herein may change from time to time with out notice. The property may be withdrawn from the market at any time without notice.

