

FOR LEASE

Busy Neighbourhood Centre in St. Vital

Greendell Shopping Centre, 1572-1594 St. Mary's Rd, Winnipeg, MB



153,394

Total Population



123,160

Daytime Population



Median Age



61,148

Total Households

2.50

Avg. Household Size



113,505

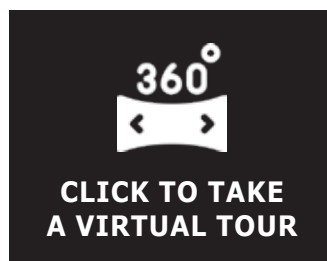
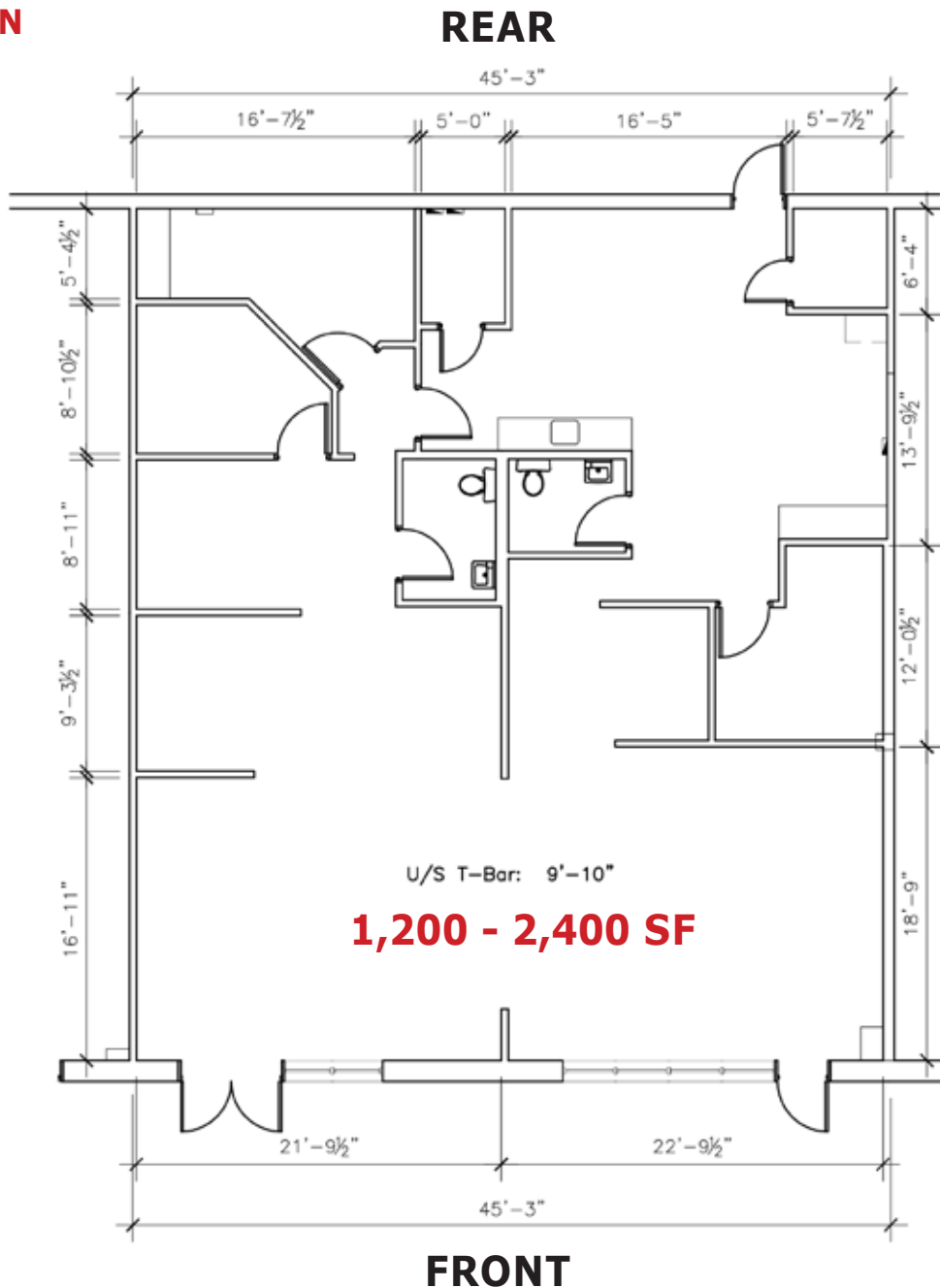
Avg. Household Income

Based on 5 km radius. Environics Analytics ©2023

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Greendell Shopping Centre, 1572-1594 St. Mary's Rd, Winnipeg, MB

FLOOR PLAN



204.474.2000

Shindico

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PROPERTY SUMMARY

Available (April 1, 2024) 1,200 - 2,400 SF

Lease Rate TBD

Property Taxes (est.) \$4.99/SF

CAM* (est.) \$4.97/SF

Zoning C2 - Commercial Community

*plus management fee

FEATURES

- Busy neighbourhood centre, just south of St. Vital Shopping Centre, Winnipeg's second largest indoor shopping mall.
- Modern facade.
- Prominent pylon signage available.
- On-site parking at front & rear.
- Occupies a full city block on the west side of St. Mary's Road between Greendell Avenue and Woodlawn Avenue.

TRAFFIC

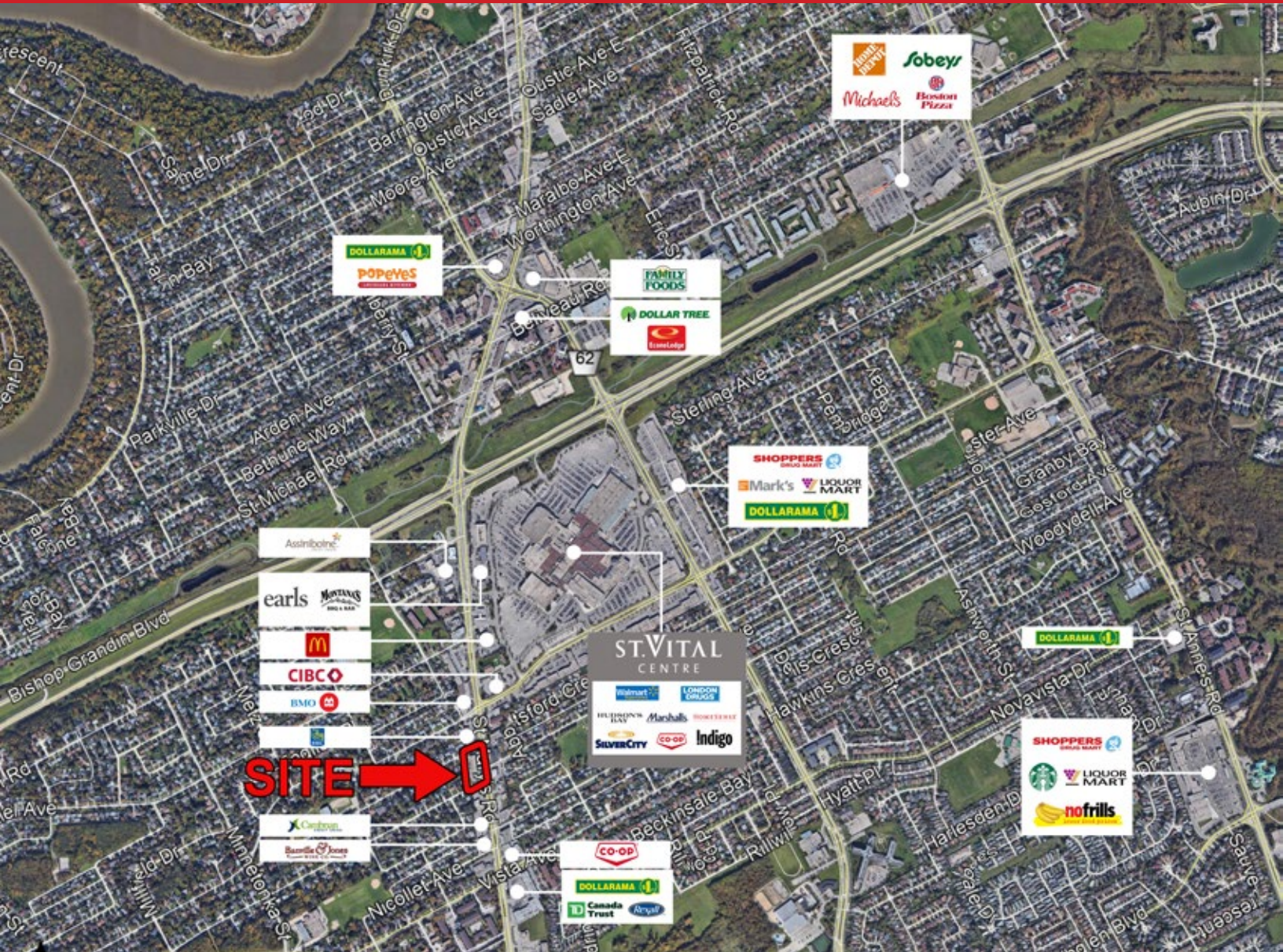
29,700 vehicles per day on St. Mary's Road between Bishop Grandin Boulevard (Abinojii Mikanah) and River Road.

City of Winnipeg Public Works Department 2022



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FOR MORE INFORMATION, PLEASE CONTACT:

Michael Stronger

*SHINDICO REALTY, MICHAEL STRONGER and SHINDICO REALTY are affiliated Brokers

P (204) 928-8237

C (204) 793-3448

mstronger@shindico.com

Kathryn Comeault

P (204) 928-8227

C (204) 688-1089

kcomeault@shindico.com

Shindico Realty Inc.

200-1355 Taylor Avenue

Winnipeg, Manitoba R3M 3Y9

P (204) 474-2000

inquire@shindico.com

www.shindico.com



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