




259 Gunn Road, RM of Springfield, Manitoba

Freestanding Industrial Building on 3.08 Acres

For Lease 



Property Details

+/- 3.08 acres

LAND AREA

+/- 13,900 sq. ft.

BUILDING SIZE

\$14.50/sq. ft.

NET LEASE RATE

TBD

CAM & PROPERTY TAXES

10 - 14'x14' Grade Doors

LOADING

+/- 16'4"

CEILING HEIGHT

MG - Manufacturing General

ZONING

Features

- Strategically located in North Transcona just minutes away from Lagimodiere Boulevard and the Perimeter Highway
- Rarely available large compound space with partial fence and secured gate at entrance
- Existing buildout includes +/- 1,000 square feet of nicely developed office as well as warehouse featuring 10 grade doors
- Ample on-site parking with trailer storage

Highlights



EASY ACCESS
to Perimeter Highway &
Lagimodiere Boulevard



SITUATED IN
North Transcona



OUTDOOR COMPOUND
Included for Tenant's
Exclusive Use



Wash Bay



Warehouse



Warehouse



Kitchen



Office

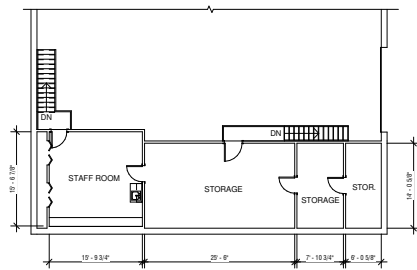
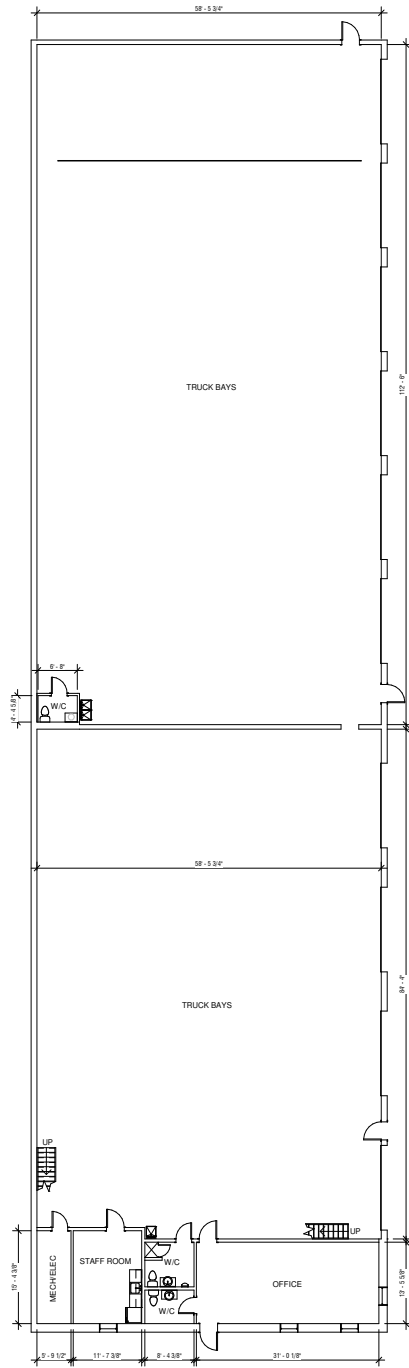


Office

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259 Gunn Road, RM of Springfield, Manitoba
iciproperties.com

Floor Plan





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