

# MURRAY PARK TRADE CENTRE



INDUSTRIAL FOR LEASE

**326 SAULTEAUX CRESCENT**

**Chris Hourihan**  
Associate Vice President  
T 204.934.6215  
C 204.995.0225  
[chris.hourihan@cwstevenson.ca](mailto:chris.hourihan@cwstevenson.ca)







## PROPERTY HIGHLIGHTS

- Located in Murray Park Industrial Park, situated on the corner of Murray Park Road and Saulteaux Crescent
- Close proximity to major trucking routes, CentrePort, and the Winnipeg Richardson International Airport
- Abundance of parking on-site in front of and behind units
- Ideally suited for groups looking for a mix of office and/or showroom and warehouse space
- 326 Saulteaux Crescent is a 50/50 split of office warehouse with one 8'x10' grade loading door and one 8'x10' dock loading door. Buildout consists of 7 offices, boardroom, breakout room, open office area and a large kitchen

UNIT	SQ FT (+/-)	LOADING	CEILING HEIGHT (+/-)	LEASE RATE	CAM & TAX
326 Saulteaux Cres	10,975	1 x 8'x10' Grade 1 x 8'x10' Dock	18'	\$9.95 psf	\$3.73 psf (2025 est.) *Plus Mgmt fee of %5 Gross Rent

# SITE MAP



5 Minutes to CentrePort Canada Way  
& Sturgeon Road  
12 Minutes to the Airport



1

Nestled in Murray Industrial Park  
at the intersection of  
Murray Park Road &  
Saulteaux Crescent

2

Close proximity to key  
trucking routes, CentrePort, and  
the Winnipeg Richardson  
International Airport

3

Enjoy seamless access to major  
transportation hubs for enhanced  
logistical efficiency



# PHOTOS





# PHOTOS







## CONTACT

### Chris Hourihan

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C 204 995 0225

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