

Ryan Munt Executive Vice President

Ryan Munt Personal Real Estate Corporation

T 204 928 5015

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**PROPERTY HIGHLIGHTS** 

 Retail/Office opportunity on Main Street between Leila Avenue and Partridge Avenue

• Interior features one private office, large open area and a kitchenette

 Three reserved parking stalls at rear of the building with street parking in front

• Excellent access to major public transportation routes

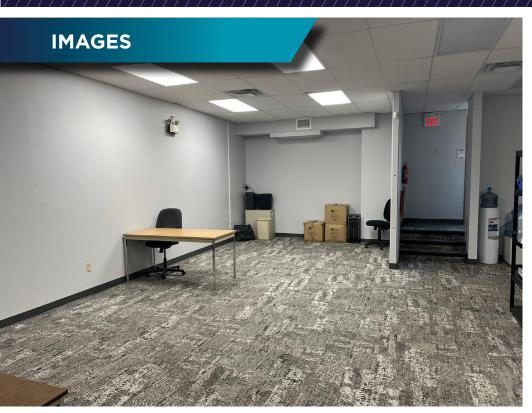
• Head lease expiry June 30, 2026

**LEASE RATE:** \$13.55 - \$13.90 PSF

**CAM & TAX:** \$7.55 PSF (EST. 2025)





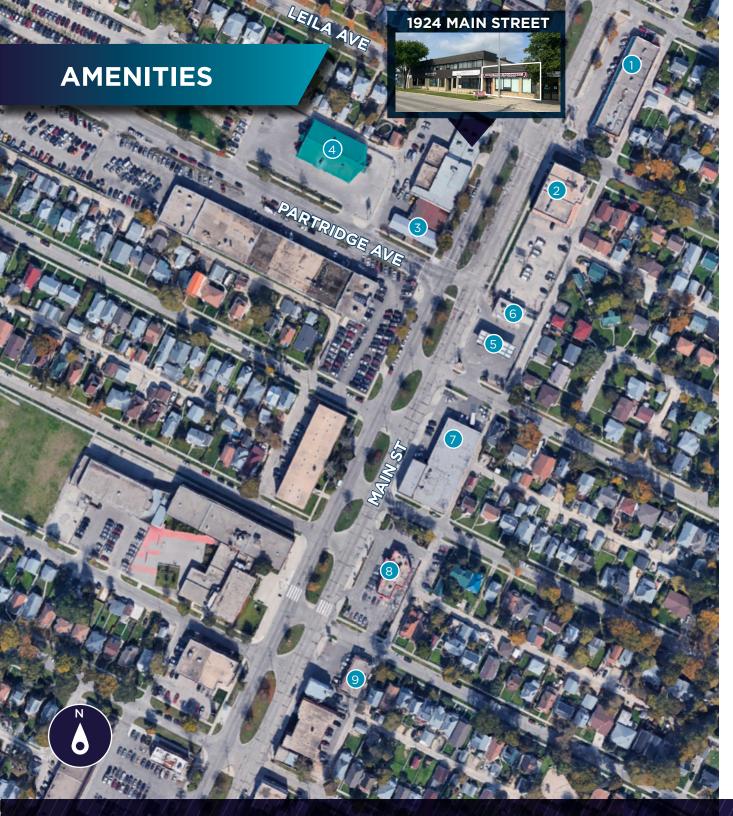












## **LOCAL AMENITIES**

- 1 DOMINO'S PIZZA
- 2 GOLDEN BOY BISTRO
- 3 CARPET VALUE STORES
- 4 THE DOLPHIN CAR WASH
- 5 SHELL
- 6 BMO
- 7 PISTON RING
- 8 MCDONALD'S
- 7-ELEVEN



## CONTACT

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