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34 Gold Sun Drive, RM of Springfield, Manitoba

Newly Constructed Industrial Building

For Sale/Lease

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Property Details

+/- 6,372 sq. ft.
BUILDING SIZE

+/- 1.65 acres
LAND AREA

$1,650,000
SALE PRICE

$15.95/sq. ft.
LEASE RATE

+/- 18′ clear
CEILING HEIGHT

3 - 14′ x 14′ Grade Level
1 - 14′ x 18′ Grade Level
LOADING

MB - Industrial Business
ZONING

Features

- Located in the RM of Springfield resulting in lower taxes and creating operating cost savings including no City of Winnipeg Business Tax
- Newly constructed building serviced by well and holding tank
- Forced air natural gas heating and cooling
- 3 phase 400 amp power servicing the building
- In close proximity to major routes, easy access to the Trans Canada Highway and Perimeter Highway



Highlights

Prime Location
ADJACENT TO THE PERIMETER HIGHWAY

Excellent Access
TO MAJOR TRANSPORTATION ROUTES

Ample Storage for
INDUSTRIAL EQUIPMENT OR CONTAINERS

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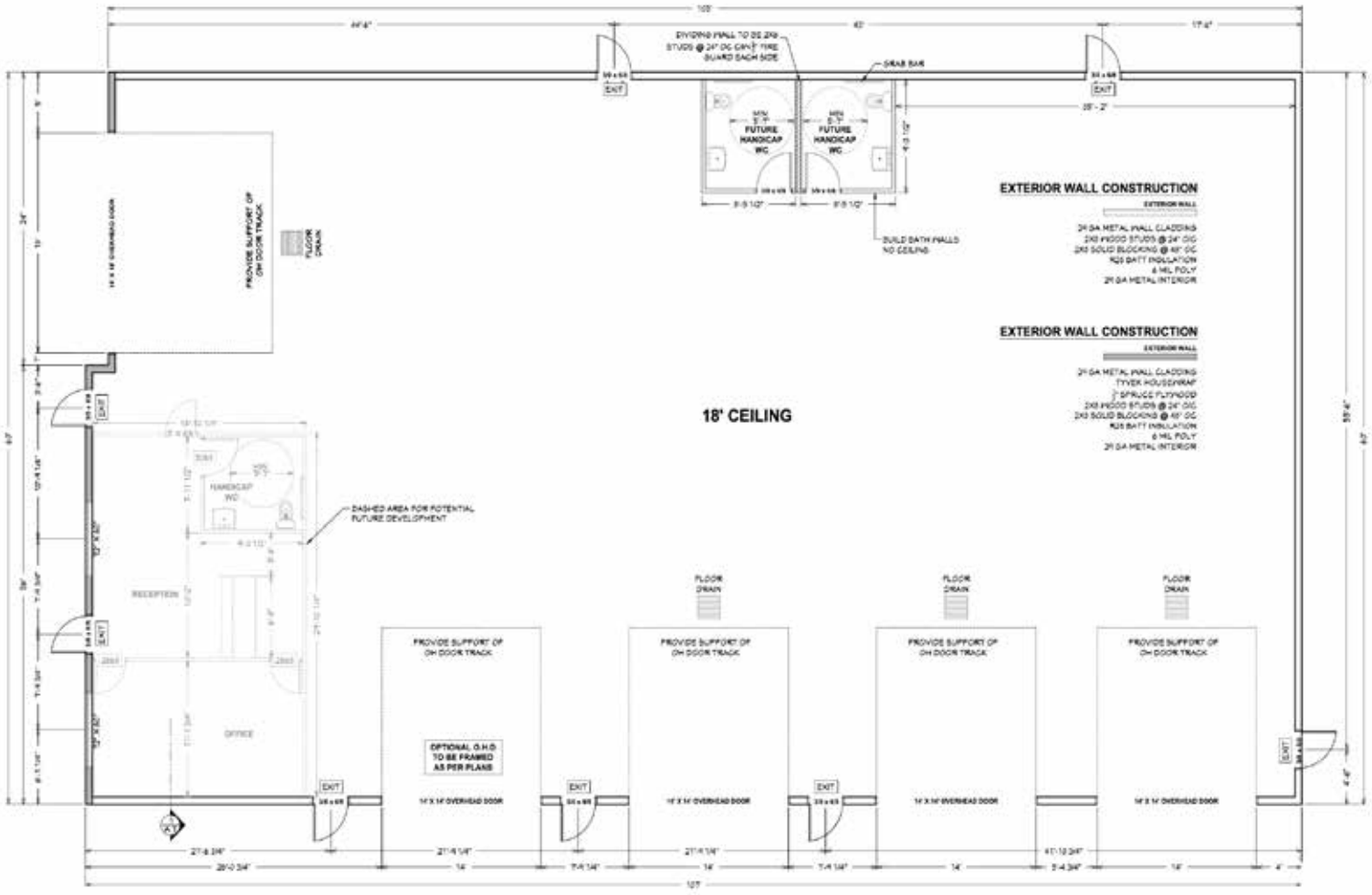




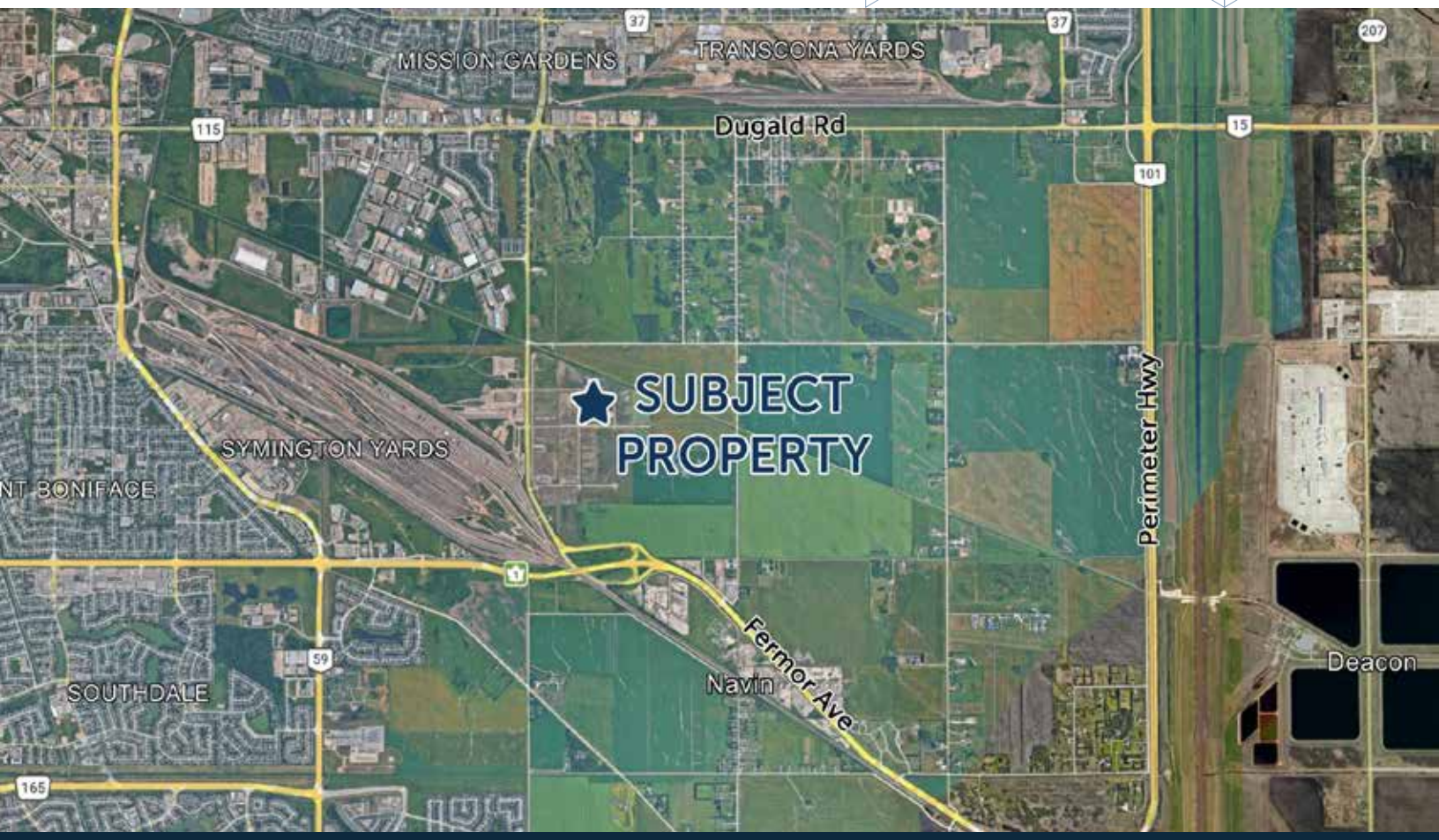
Images are for illustrative purposes only. The building at 34 Gold Sun Drive is proposed and not yet constructed; final design and appearance may vary

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Floor Plan



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