

3 FULL FLOORS AVAILABLE

333

MAIN
STREET

OFFICE OPPORTUNITY IN THE HEART OF WINNIPEG'S CENTRAL BUSINESS DISTRICT



333

MAIN STREET

TOTAL – 168,537 SF

→ Floorplates are approx. 7,720 sf



333

MAIN STREET

BUILDING DETAILS

333 Main Street – Total – 168,537 sf

- 24 Stories
- Year Built: 1985
- Floorplates are approximately 7,720 sf
- 3 full floors available
- Impressive lobby with security desk on site
- Floor to ceiling windows
- Connection to downtown's climate controlled skywalk and concourse systems
- Direct elevator lobby exposure

Various amenities located within the immediate area:

- Winnipeg Square, an underground shopping mall located at Portage and Main offering over 45 retail stores & dining options as well as parking
- Good Life Fitness Centre at 330 Main
- OEB Breakfast at 330 Main
- Earls at 300 Main
- Excellent transit access with services to 56 bus routes

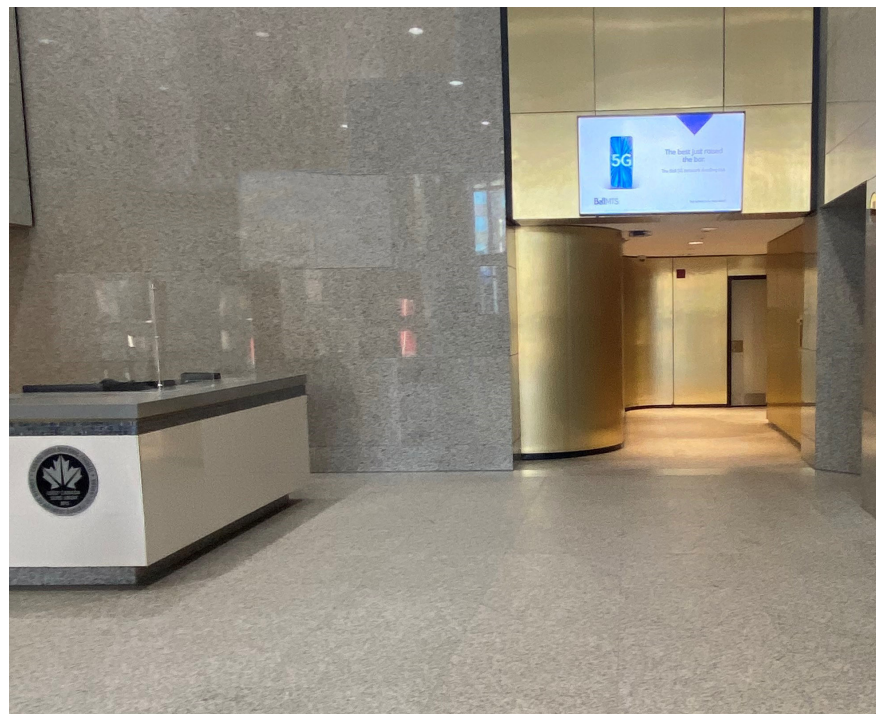
PROPERTY INFORMATION

- Sublease Rate: TBD
- Additional Rent: \$15.83 psf (est. 2024)
- Headlease Expiry: December 27, 2026

333

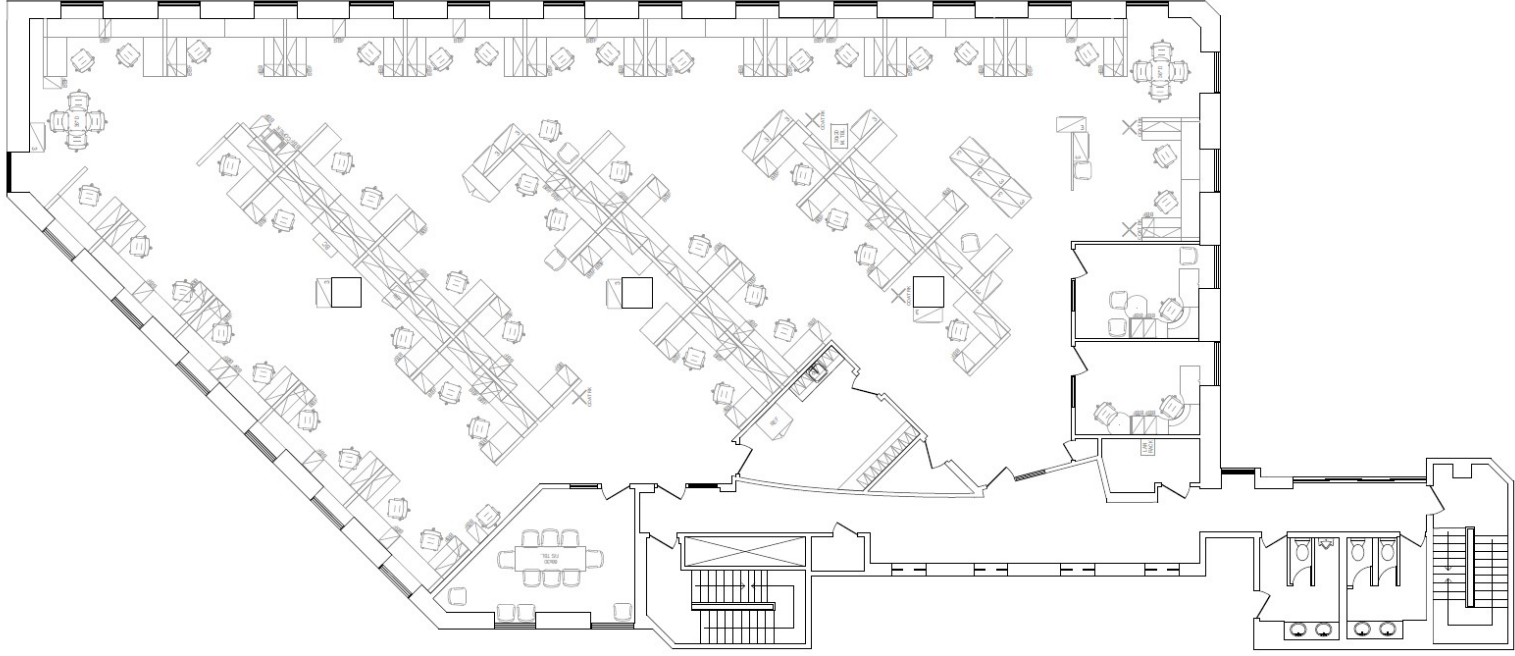
(+/-) 7,720 – (+/-) 23,160 SF
Full floors available on the
4th, 10th and 11th floors.

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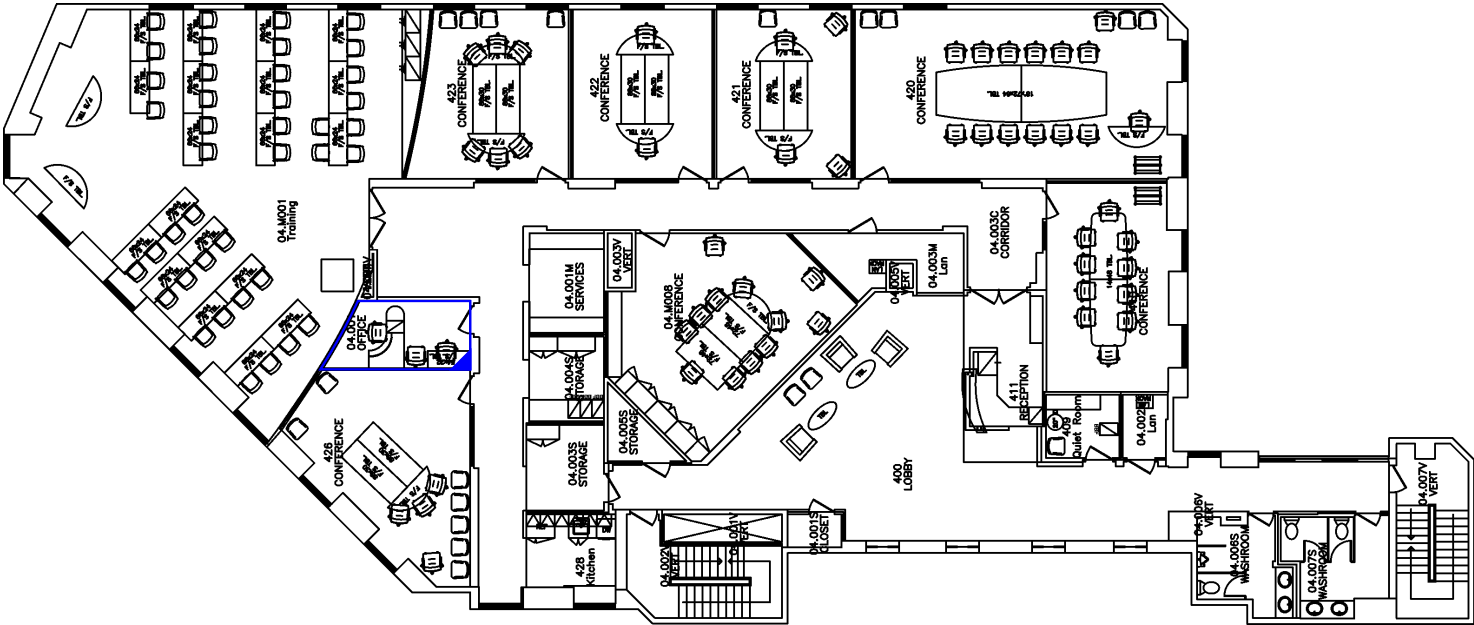


Skywalk Connected
Office Space
with Beautiful
Downtown
Winnipeg Views

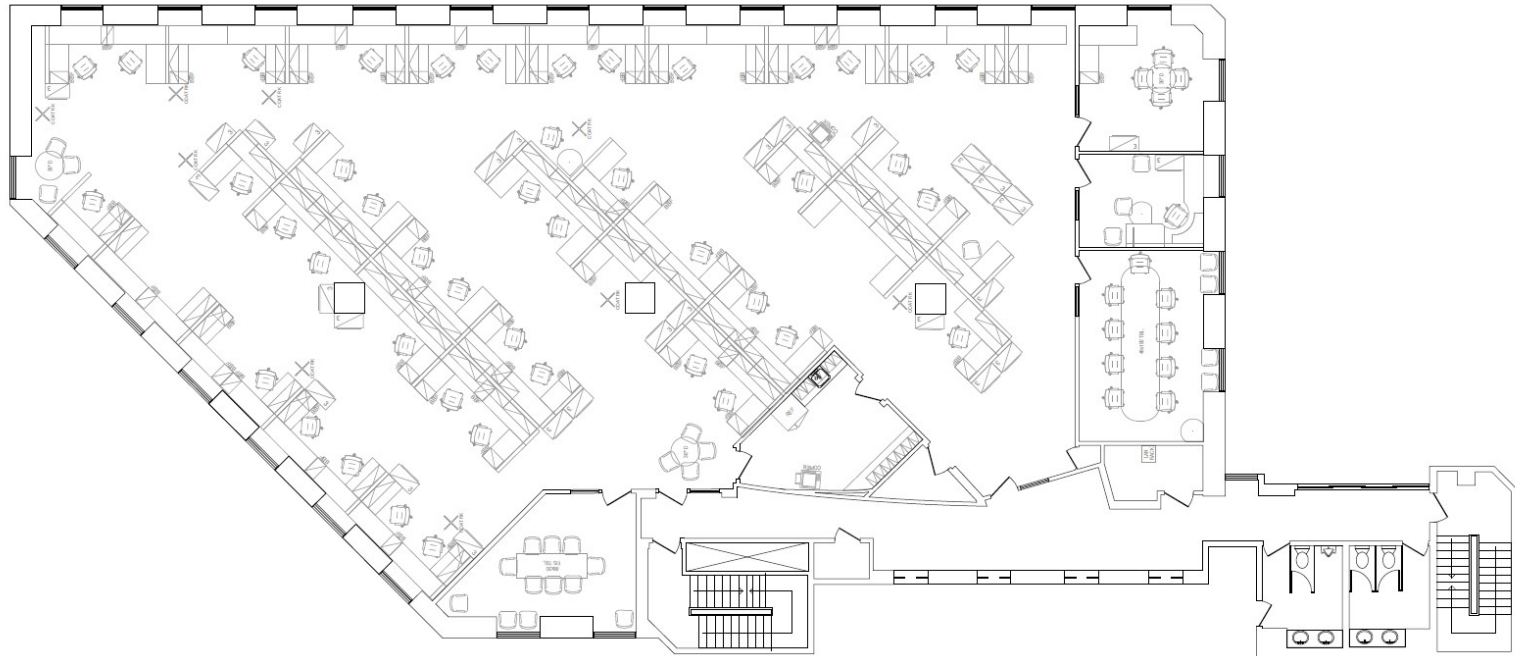
10TH FLOOR



4TH FLOOR



11TH FLOOR





CONCEPT RENDERINGS PROVIDED BY CONTEMPORARY OFFICE INTERIORS



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Sargent Ave

Ellice Ave

Winnipeg Art Gallery

Portage Place

RBC Convention Centre

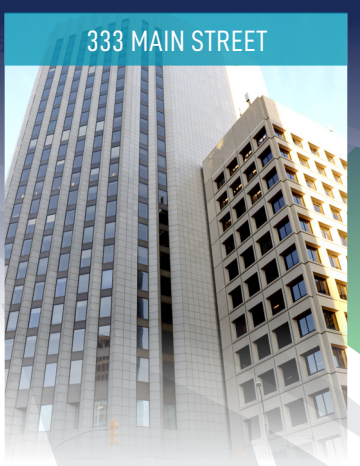
True North Square

Millennium Library

Canada Life Centre

Winnipeg Square

Portage & Main



333 MAIN STREET

Canadian Museum for Human Rights

The Forks

Inn at the Forks

Forks Market

The Fort Garry Hotel

Starbucks

The Keg Steakhouse

La Roca

Johnny G's

Earls Kitchen + Bar

Modern Electric Lunch

Humphry Inn

Graham Ave

Tim Hortons

Shoppers Drug Mart

Radisson Hotel

Moxie's Bar & Grill

Tim Hortons

Browns Socialhouse

Merchant Kitchen

Alt Hotel

RBC Royal Bank

Bank of Montreal

Fairmont Hotel

Tim Hortons

Hy's Steakhouse

CIBC

Wee Johnny's Irish Pub

Carnaval Brazilian BBQ

Deer + Almond

Blufish Japanese

Clementine

James Ave Pumphouse

Cibo Waterfront Cafe

Notre Dame Ave

Cumberland Ave

Princess St

King St

Smith St

Donald St

Carlton St

Ellice Ave

Portage Ave

Graham Ave

St. Mary Ave

York Ave

Broadway

Donald St

Smith St

St. Mary Ave

Main St

William Stephenson Way

Waterfront Dr

AMENITIES

333 Main offers all the amenities in the immediate area for whatever you are looking for

- Earls Kitchen + Bar
- OEB Breakfast Co.
- Good Life Fitness Centre
- RBC Convention Centre
- The Forks
- Shaw Park
- The Exchange District



EARLS KITCHEN + BAR BRAND NEW LOCATION COMING SOON



HUMAN RIGHTS MUSEUM & THE FORKS



BRAND NEW GOODLIFE FITNESS CENTRE



TRUE NORTH SQUARE

333

MAIN STREET

FOR MORE INFORMATION ON THIS OPPORTUNITY, CONTACT:

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