



**Keewatin Square**  
**Office/Warehouse Space For Lease**  
**3-1 Storey Buildings Located in Inkster Industrial Park**

**FEATURES**

- 3 units available
- **344 Keewatin** - Built out offices into warehouse area, 40% warehouse with dock loading, 18' ceiling height (available immediately)
- **Units 5 & 6-350 Keewatin** - 100% office space, 8 individual offices, 1 double office, boardroom with plumbing, 2 washrooms, IT room, open areas, 12' ceiling height (available July 1, 2012)
- **346 & 348 Keewatin** - 100% warehouse space, 2 dock levels 1 with ramp, 18' ceiling height
- Zoned M1

**Murray Goodman**  
 Sales & Leasing Associate  
 murray.goodman@dtzbarnicke.com  
**Direct Tel: 204 928 5009**  
**Cell: 204.990.4800**

Units Available	Square Feet	Net Rent	CAM & Tax (2012 est. includes mgmt. fee)	% Build-out
344 Keewatin	(+/-) 3,000	\$6.00 psf	\$4.02 psf	40% Warehouse
346 & 348 Keewatin	(+/-) 6,000	\$5.50 psf	\$3.99 psf	100% Warehouse
Units 5 & 6 350 Keewatin	(+/-) 3,784	\$7.50 psf	\$4.09 psf	100% Office

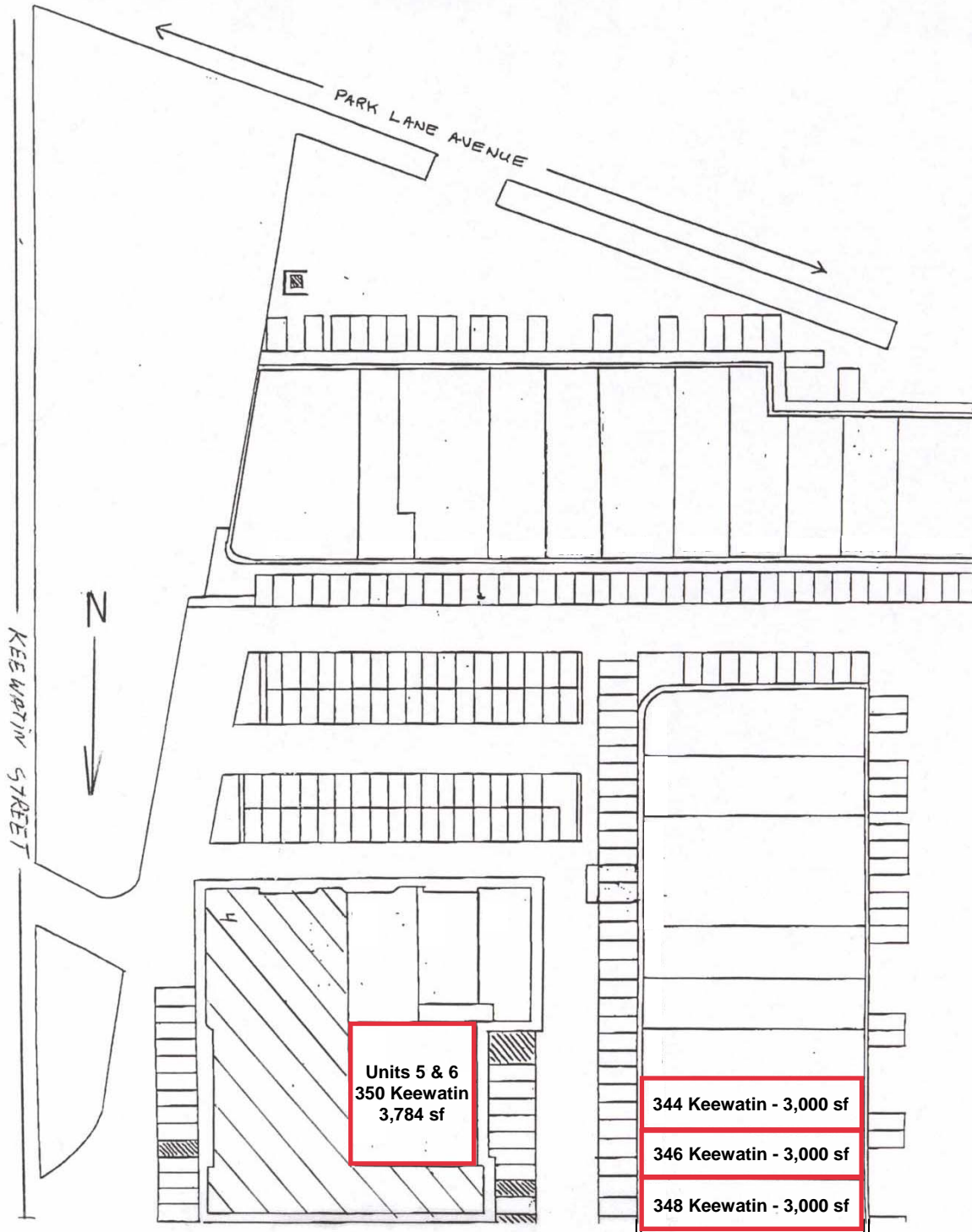
**DTZ Barnicke Winnipeg Ltd.**  
 Unit 5 - 986 Lorimer Boulevard  
 Winnipeg, Manitoba R3P 0V8

**Tel: 204 928 5000**  
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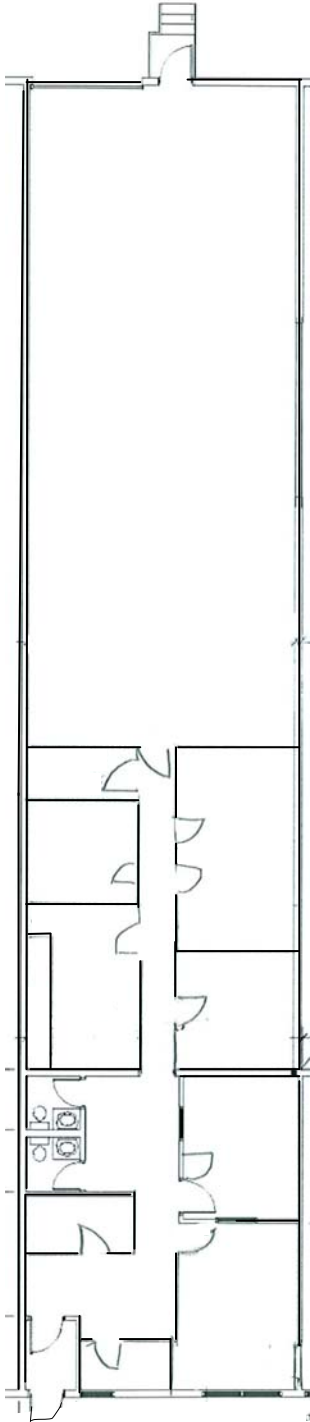
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 DTZ Barnicke Winnipeg Ltd. - 2012

## SITE PLAN



# 300-350 Keewatin Street Floor Plan - 344 Keewatin



## FEATURES:

- Very nice office build out
- Kitchenette & two washrooms
- 8' x 10' Dock level door
- (+/-) 16'10" Warehouse ceiling height

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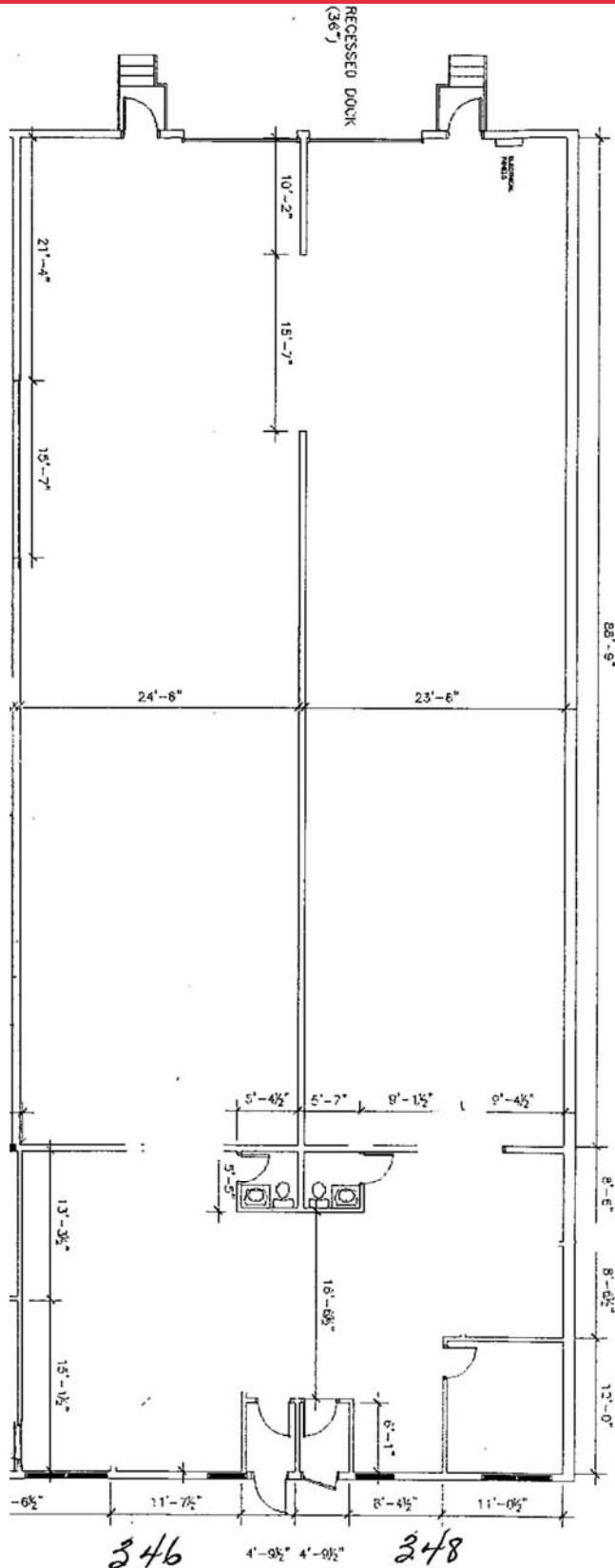
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**FEATURES:**

- 100% warehouse space
- 2 dock levels 1 with ramp
- (+/-) 18' ceiling height

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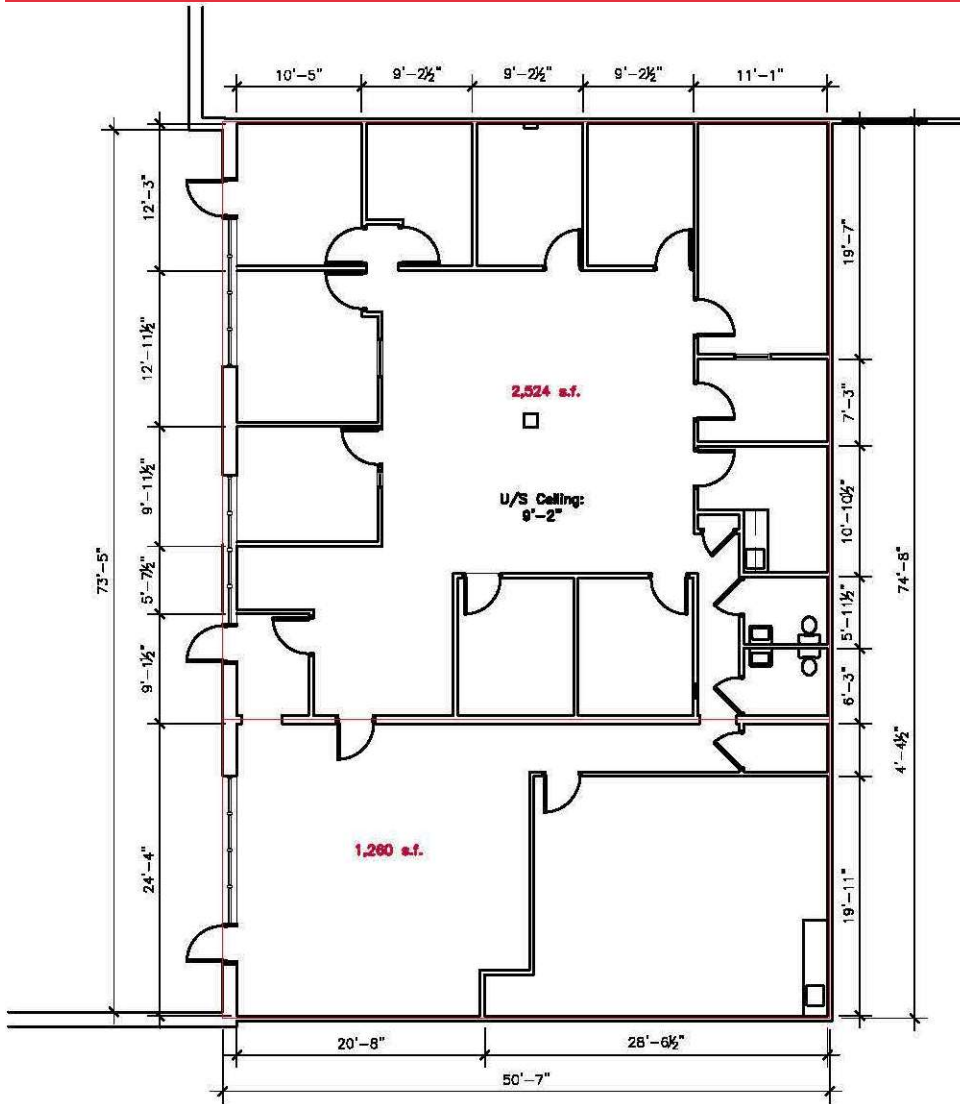
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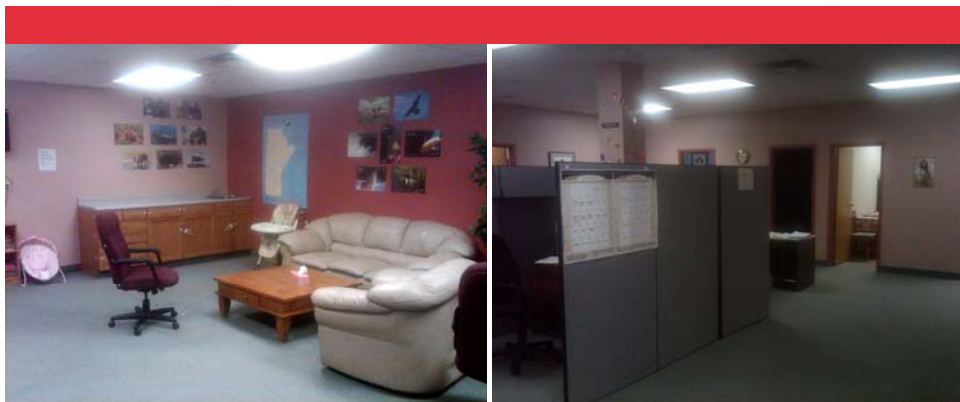
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**FEATURES:**

- 100% office space
- 8 individual offices
- 1 double office
- Boardroom with plumbing
- 2 washrooms
- IT room
- Open areas



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