

INDUSTRIAL FOR LEASE

21 John Hiebert Drive RM of Springfield

1,500 - 3,000 sf Available

Ryan Munt

Senior Vice President

Ryan Munt Personal Real

Estate Corporation

T 204 928 5015

C 204 298 1905

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21 John Hiebert Drive RM of Springfield



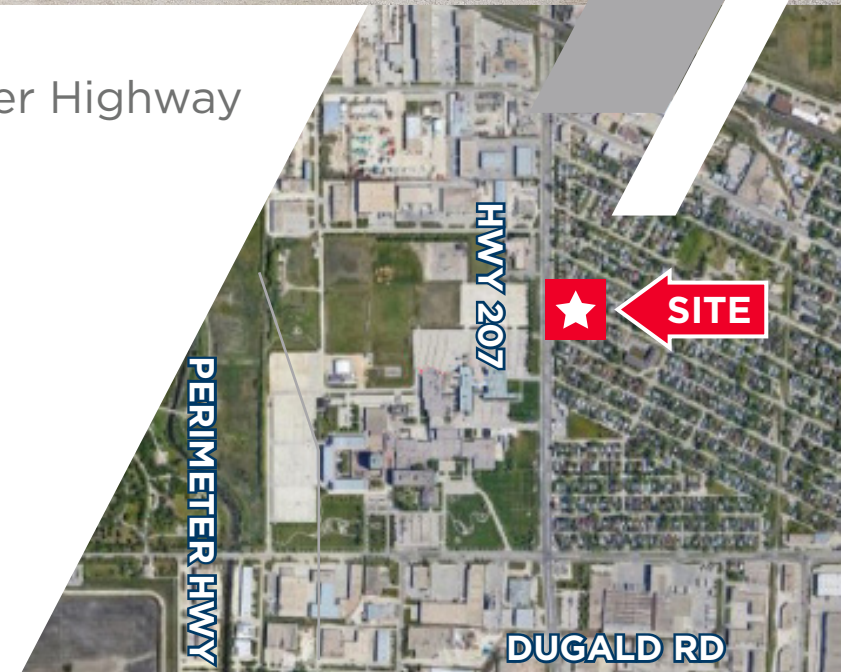
Industrial bays available 4 minutes from the Perimeter Highway

PROPERTY HIGHLIGHTS

- Situated just east of the City of Winnipeg and 2 minutes from Dugald Road and 4 minutes from the Perimeter Highway
- Each unit has 1 - 14'x14' grade loading door
- Floor drain in each unit
- Construction underway, available Spring 2024

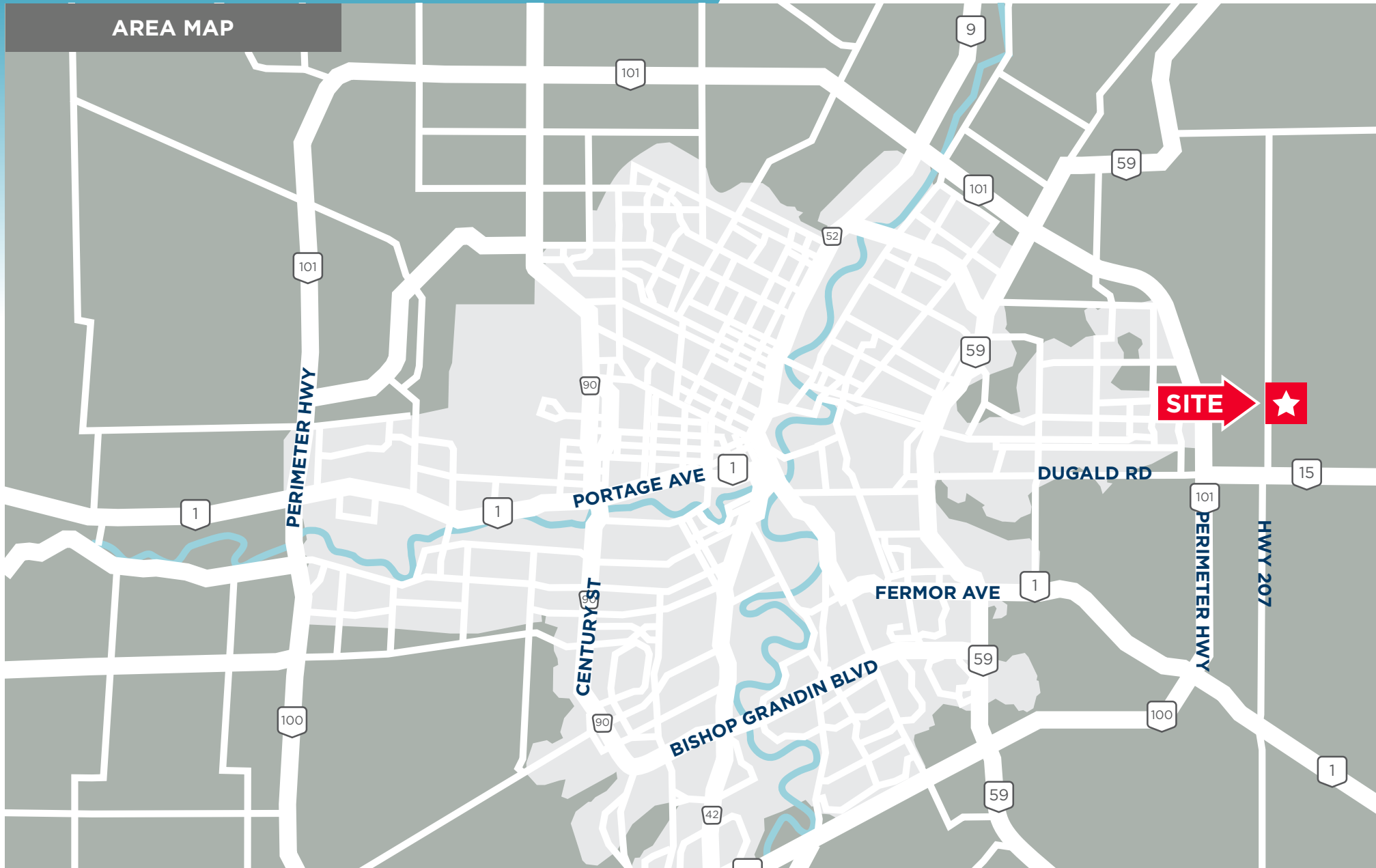
COMPOUND SPACE AVAILABLE

Lease Rate: Starting at \$1,750 Per Month
CAM & Tax: \$375 Per Month (2023 est.)



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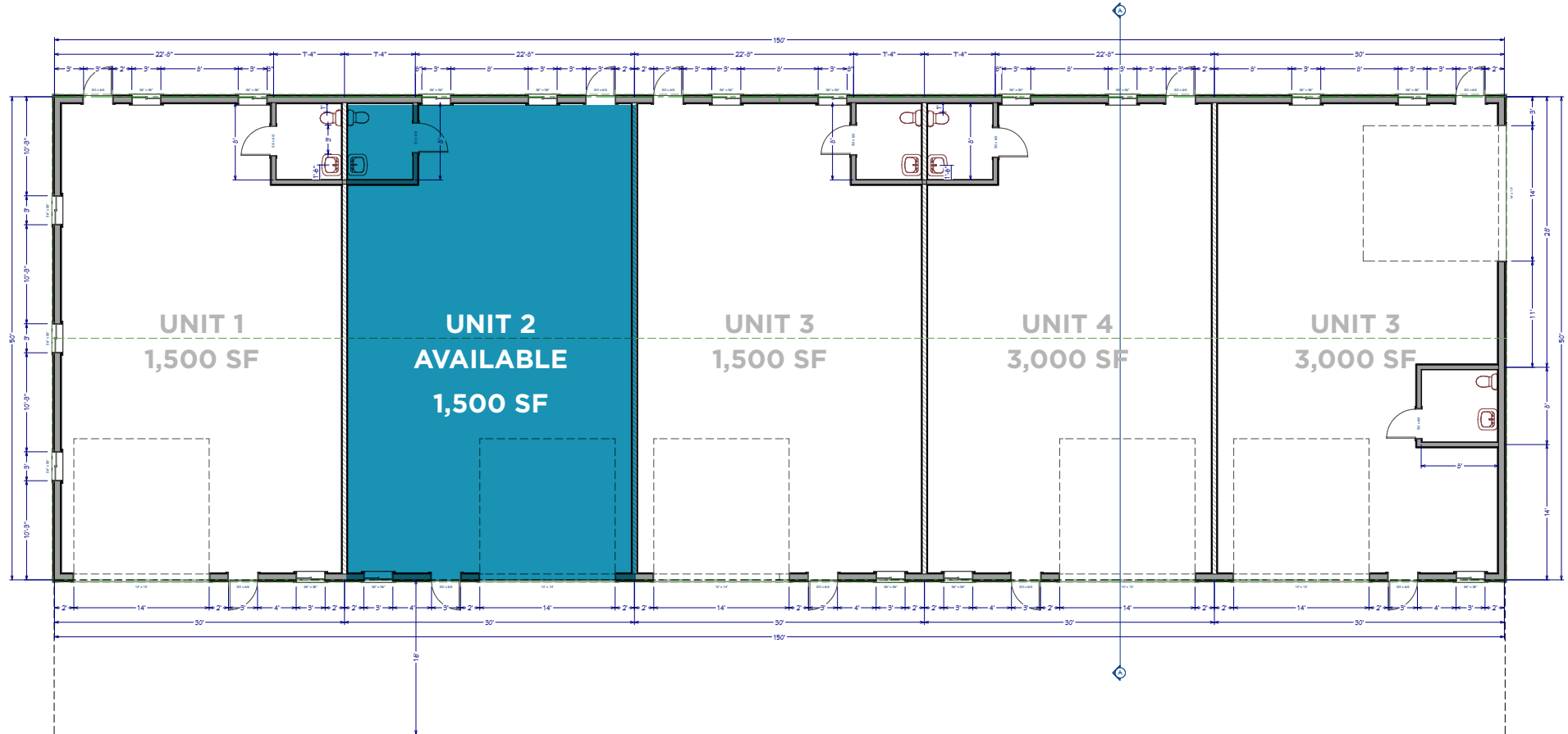


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SITE PLAN



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