

OFFICE FOR LEASE

1150 Waverley Street

Highly Desirable Suburban Space

Ryan Munt

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**CUSHMAN &
WAKEFIELD**
Winnipeg



Stevenson

OFFICE FOR LEASE

1150 Waverley Street

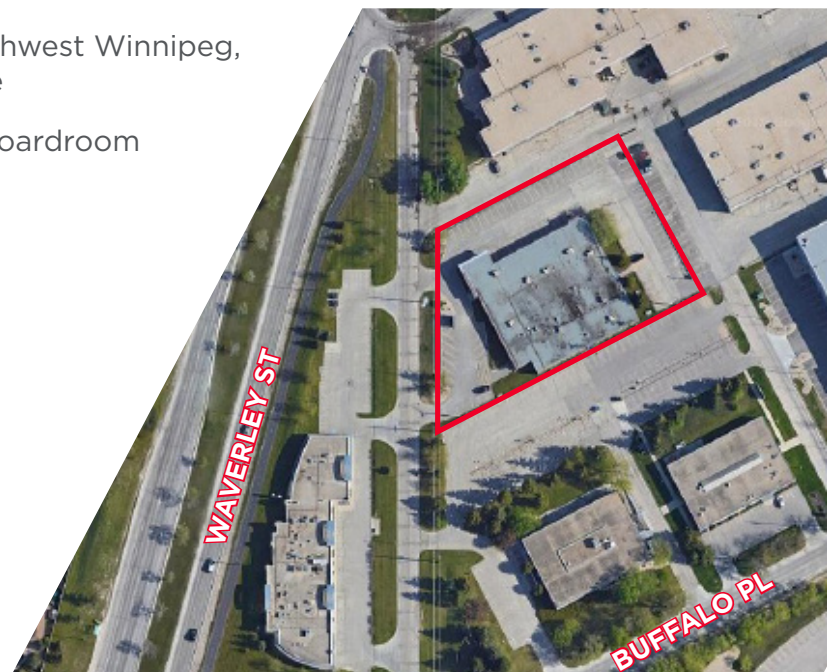


(+/-) 5,138 sf Available

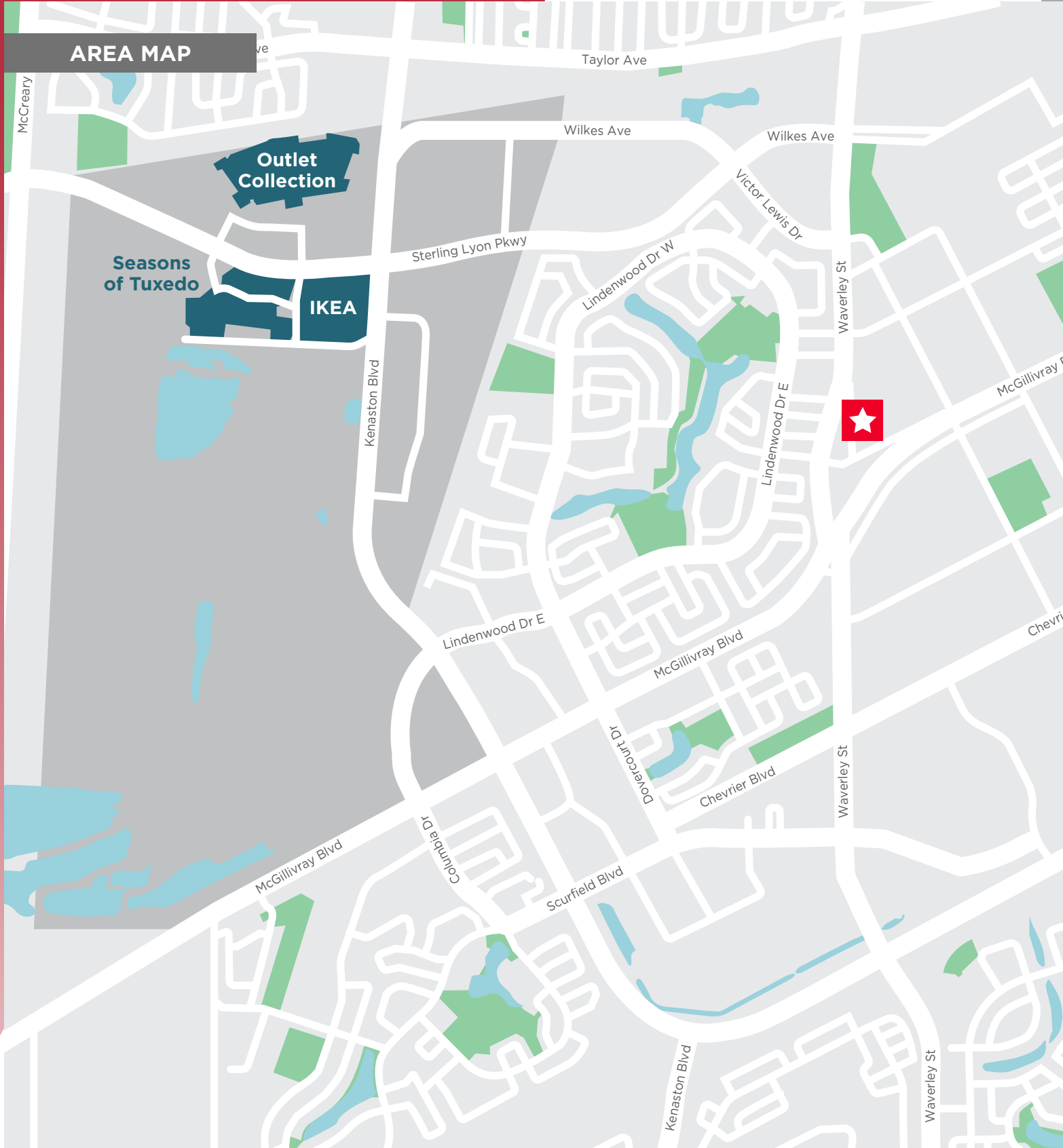
PROPERTY HIGHLIGHTS

- Highly desirable suburban office located in Southwest Winnipeg, accessible via Waverley Street and Buffalo Place
- Nicely built-out office space, with kitchenette, boardroom and 12 private offices
- Ample on-site parking
- Move in ready
- Close to many amenities

Lease Rate: \$16.00 psf Net
CAM & Tax: \$8.31 psf (2024 est.)
Incl. Utilities, + 5% Management Fee

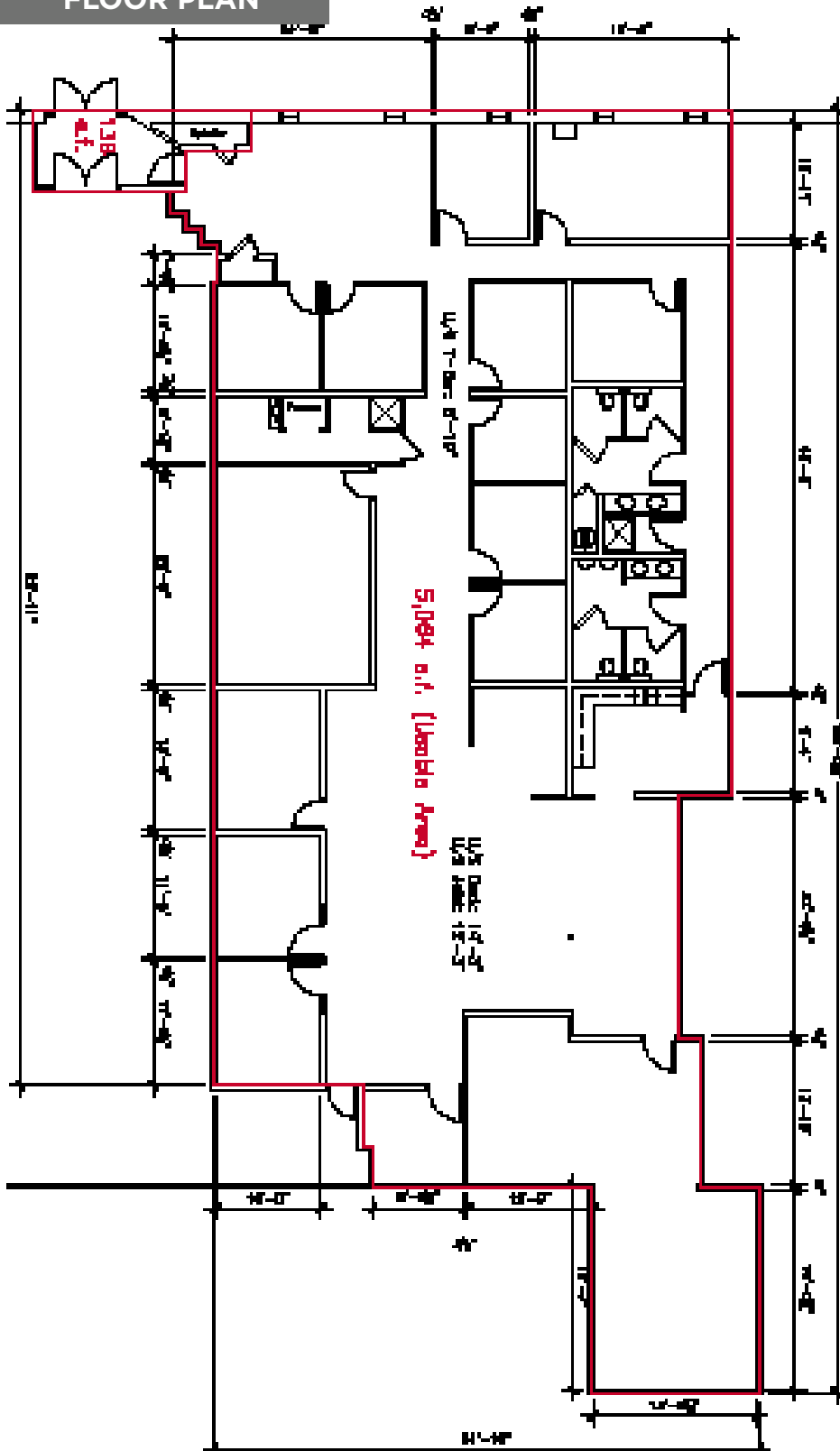


OFFICE FOR LEASE 1150 Waverley Street



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FLOOR PLAN



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