



FOR LEASE

Launch Coworking Space

185 CARLTON STREET, WINNIPEG, MB

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Capital

COMMERCIAL REAL ESTATE
SERVICES INC.

capitalgrp.ca

Property Details

AVAILABILITY

- Single occupant private offices
- Large executive private offices
- Team suites to accommodate multiple occupants

RENTAL RATE

\$899.00 per month - \$4,799.00 per month

*Contact agent for more detail

*Broker Commission: 12.5% of total lease value, split 50/50 with cooperating agents

ADDITIONAL OPTIONS

- Add mailing & shipping addresses at \$29.00 per month
- Add virtual office address at \$49.00 per month (Google my business address)
- Add interior design & furniture package
- Add monitor at \$29.00 per month per person
- Add coffee & tea service at \$19.00 per month per person
- Add locker at \$19.00 per month
- Add team sharing up to 6 people at \$29.00 per month

HIGHLIGHTS

- **Brand new, state-of-the-art** office space with upgraded building features
- **On-site cafe** operating 7am-3pm; member discounts available
- Directory board **signage available** for executive suite members or team suite members
- Individualized IT can be accommodated
- Office branding available
- Access to **on-site amenities** such as event spaces, boardrooms, meeting spaces, private call rooms, collaborating space, and more
- Membership fee's **payable monthly, quarterly, or bi-annually**
- Offices equipped with **electric standing desk and ergonomic office chair**



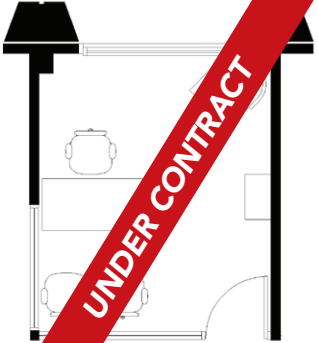
Interior Photos



Floor Plan

EXECUTIVE UNITS

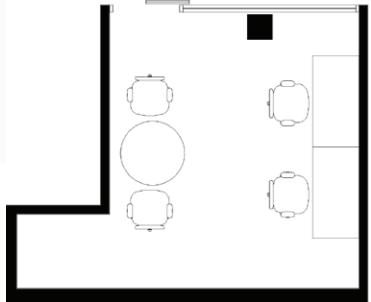
*Rent is monthly plus GST



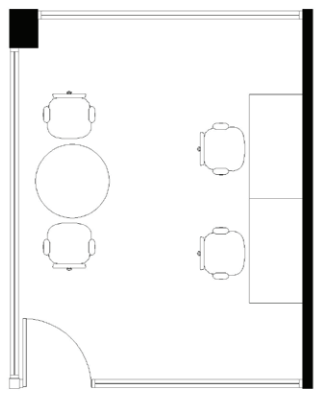
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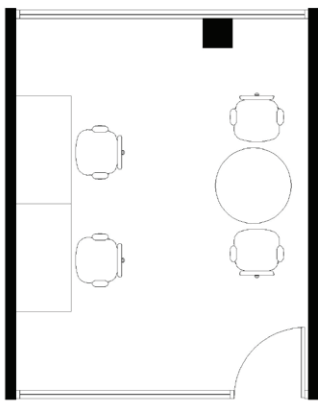
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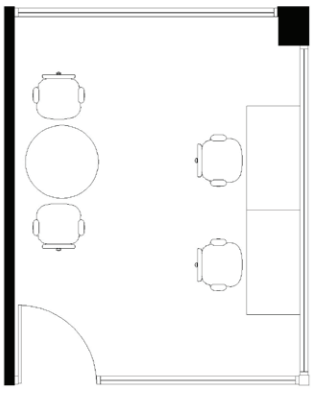
EXEC 303
\$1,899



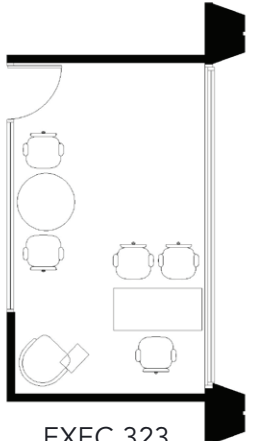
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\$2,399



EXEC 315
\$2,399



EXEC 322
\$2,399

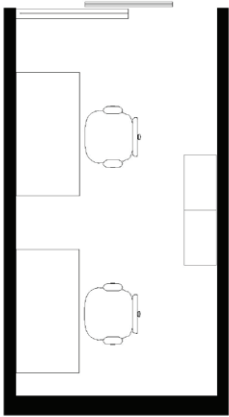


EXEC 323
\$2,399

Floor Plan

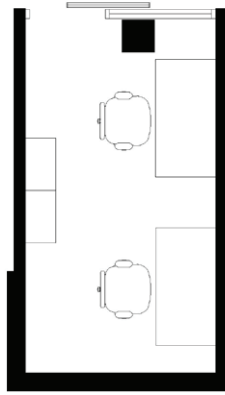
INDIVIDUAL UNITS

*Rent is monthly plus GST



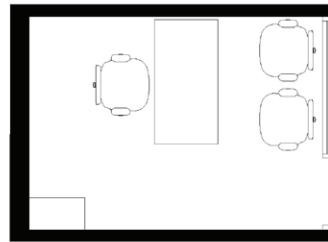
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\$1,019



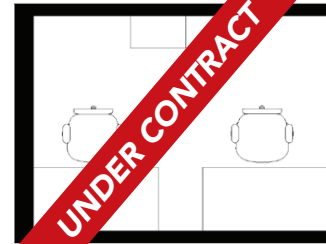
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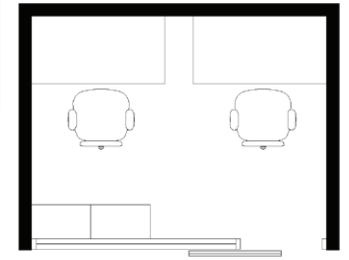


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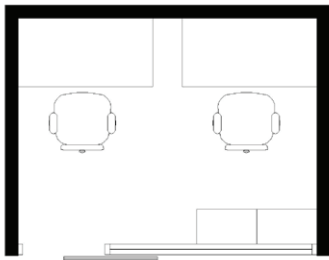


INDIV 215



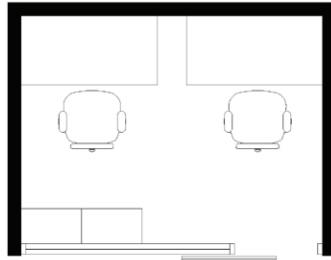
INDIV 219

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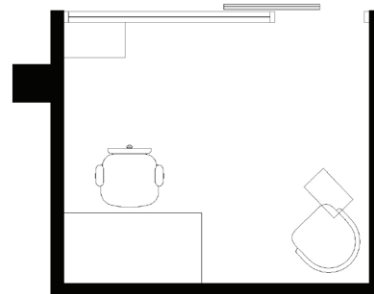
INDIV 220

\$899



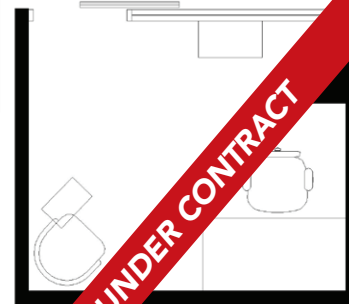
INDIV 221

\$949

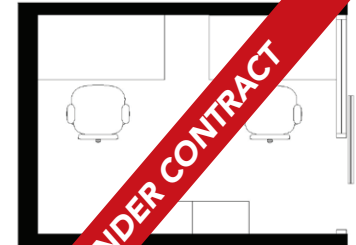


INDIV 223

\$1,059



INDIV 224

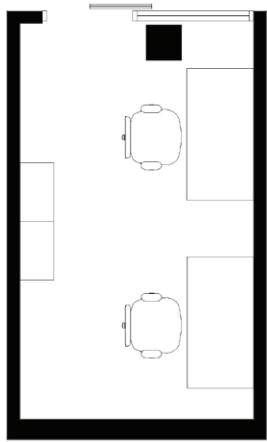


INDIV 228

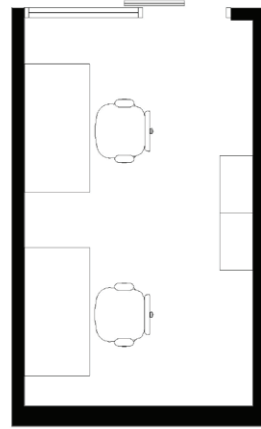
Floor Plan

INDIVIDUAL UNITS

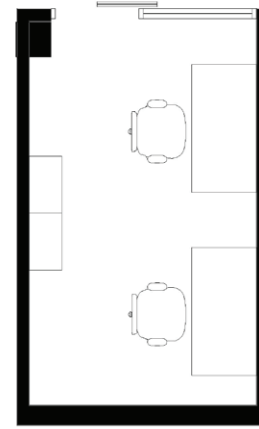
*Rent is monthly plus GST



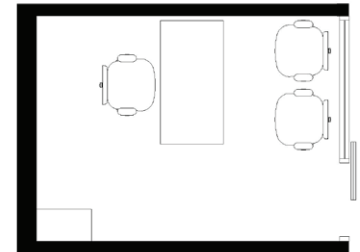
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\$1,119



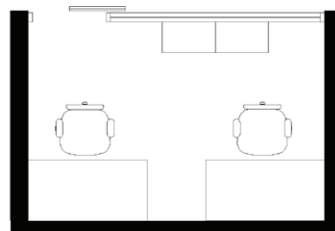
INDIV 307'
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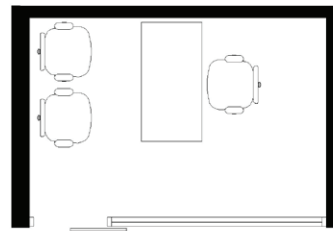
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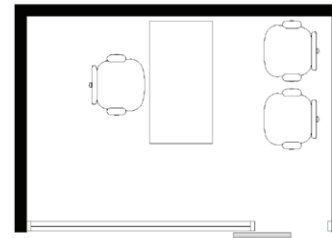
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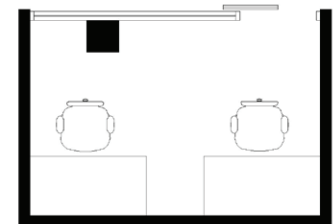
INDIV 318
\$1,099



INDIV 319
\$999



INDIV 320
\$999

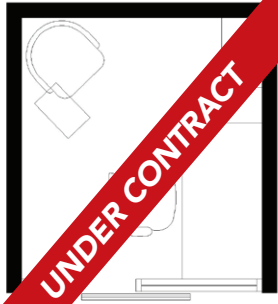


INDIV 321
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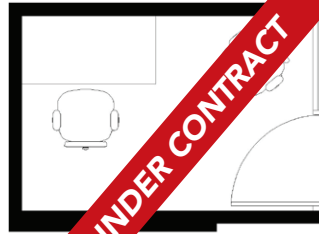
Floor Plan

MICRO UNITS

*Rent is monthly plus GST



MICRO 218



MICRO 301

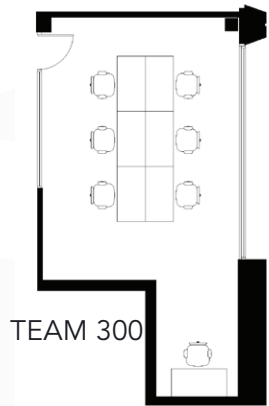


MICRO 302

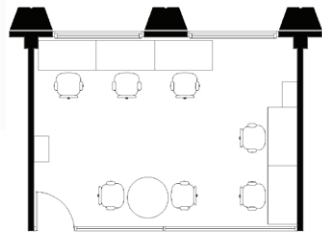
Floor Plan

TEAM SUITES

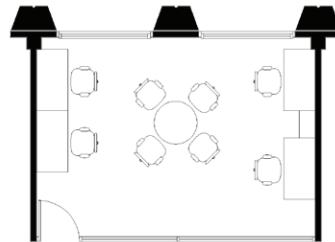
*Rent is monthly plus GST



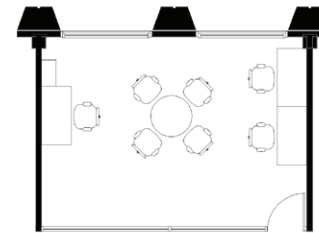
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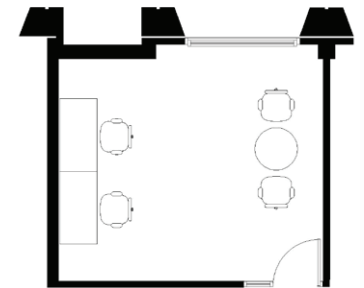
\$3,599



\$3,599



\$3,599



TEAM 328

\$2,899

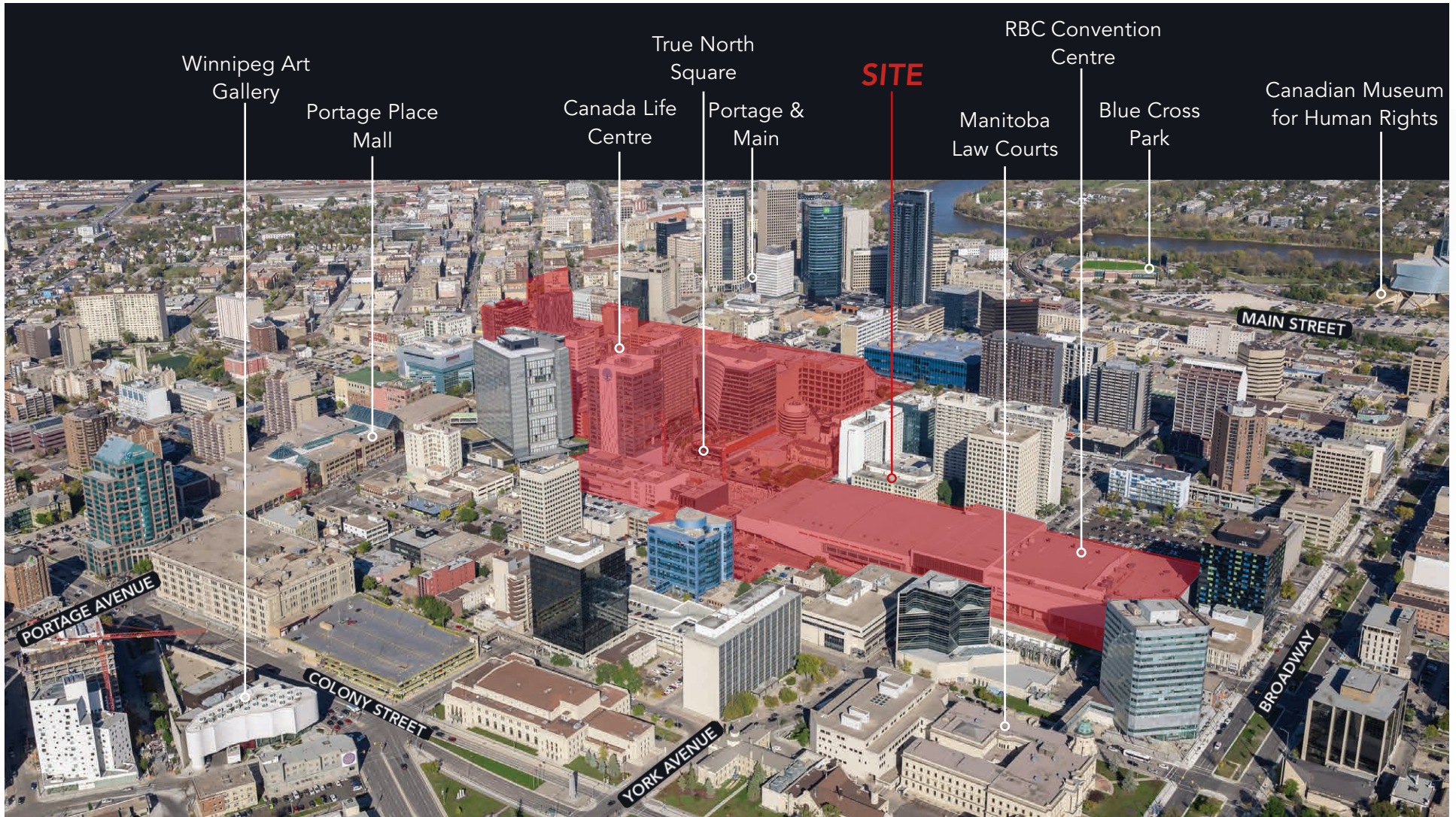


185
Carlton

Premuim Location

- Strategically located in the heart of Downtown Winnipeg's SHED
- Direct connection to the downtown's climate-controlled skywalk and concourse systems
- Indoor connection to key area highlights including RBC Convention Centre, Delta Winnipeg, True North Square and City Place
- Located close to most of the development activity in downtown Winnipeg
- Generous underground and surface parking in the immediate area
- Located on major traffic arteries
- Well-served by Winnipeg Transit

The SHED District



11 city blocks



4 hotels including the new Alt Hotel and the 288-room Sutton Place Hotel now under construction



20+ restaurants including Merchant Kitchen Gusto North and Rudy's



6 entertainment & sports venues including the Royal Winnipeg Ballet, Canada Life Centre, and the MET



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