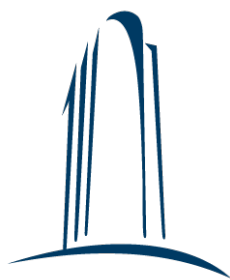


## 201 PORTAGE

*“Exclusive Office  
Space in the Heart  
of Downtown  
Winnipeg”*



| FLOOR     | SUITE | AREA   | AVAILABILITY | FLOOR PLAN               | SUITE DESCRIPTION   |
|-----------|-------|--------|--------------|--------------------------|---|
| Concourse | C001  | 5,125  | Immediately  | TBA                      | Prime retail opportunity in newly developed concourse area. Over 85,000 pedestrians per week. Steady foot traffic connecting to surrounding walkways to downtown buildings. |
| 2         | 200   | 12,220 | Immediately  | <a href="#">Download</a> | Spacious open area, 14 offices, large boardroom, meeting rooms, staff lounge overlooks both Portage and Main and main floor lobby. Abundance of natural light.              |
| 4         | 400   | 10,840 | Immediately  | <a href="#">Download</a> | Numerous built out offices, meeting rooms, staff room and fabulous large boardroom.   |
| 9         | 900   | 12,552 | March 2019   | <a href="#">Download</a> | Large open space with bow windows, 5 offices, meeting rooms and lunchroom. Elevator lobby exposure.   |
| 9         | 920   | 819    | Immediately  | <a href="#">Download</a> | Lobby exposure and NW view. Space available in base building condition.   |
| 10        | 1060  | 1,336  | Immediately  | <a href="#">Download</a> | Large, open carpeted space with bow windows. Great view overlooking the famous Portage & Main intersection.   |
| 12        | 1200  | 15,717 | Immediately  | <a href="#">Download</a> | Full floor consisting of 7 offices, 2 board rooms, large open area for work stations, kitchen/staff room and storage area. Beautiful panoramic views of the city!           |



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| FLOOR | SUITE         | AREA   | AVAILABILITY               | FLOOR PLAN                      | SUITE DESCRIPTION   |
|-------|---------------|--------|----------------------------|---------------------------------|---|
| 15    | 1590          | 1,067  | Immediately                | <a href="#">Download</a>        | Consists of a large open area, 1 large office, and kitchen/storage room. Elevator lobby exposure. Beautiful views overlooking the city!   |
| 16    | 1670          | 4,111  | September 2018             | <a href="#">Download</a>        | An abundance of built out offices, board rooms, meeting rooms, storage rooms, reception area. Elevator lobby exposure. Great panoramic views. Can be subdivided or combined with adjacent suite for total of 13,146 rentable sf.  |
| 17    | 1700/<br>1750 | 15,728 | Immediately<br>Immediately | TBA<br><a href="#">Download</a> | 1700 (7,527 sf) consists of several built out offices, board rooms, meeting rooms, storage rooms, reception area and will be available July 2018. 1750 (8,201 sf) consists of beautiful wide open floor space available immediately. Great panoramic views with elevator lobby exposure. Both suites can be combined for a full floor opportunity - 15,728 rentable sf. |
| 20    | 2000          | 16,021 | LEASED                     | <a href="#">Download</a>        | Floors 20 +/- 16,000 sf floor plate each floor. Large block of contiguous space consisting of multiple private offices, open work areas, and striking views of the entire city. Elevate your space in Winnipeg's most prestigious Class A office building in the heart of downtown!   |
| 21    | 2100          | 4,200  | October 2018               | TBA                             | +/- 4,200 sf floor plate available in base building condition.  |