



Property Information

Address	721 Thompson Drive, Thompson, MB
Location	- Situated on high exposure intersection in high density residential area - Light controlled intersection
Land Size	28,000+/- sf
Available Space	4,500+/-, 1,580 sf +/- & 2,970 sf or contiguous 9,050 sf +/-

Lease Details

Net Rent: \$13.00 psf / annum

Additional Rent: \$8.00 / psf (2025 est)

Utilities:

- Separately metered Hydro
- Water is on a single meter and prorated by square footage, except for restaurants or high-consumption users
- Pylon signage: available at tenant's own cost

Available Units:

Unit 7 - 4,500 SF

- Former restaurant and bar
- 2 washrooms
- 2 walk-in coolers/freezers included as-is
- Generous on-site parking

Unit 8 - 1,580 SF

- Occupied; available if combined with Unit 9 or 7

Unit 9 - 2,970 SF

- Built out as a spa/personal service space
- 15 treatment rooms
- Separate reception and waiting area
- 3 washrooms
- Dedicated air conditioning

**Get more
information**

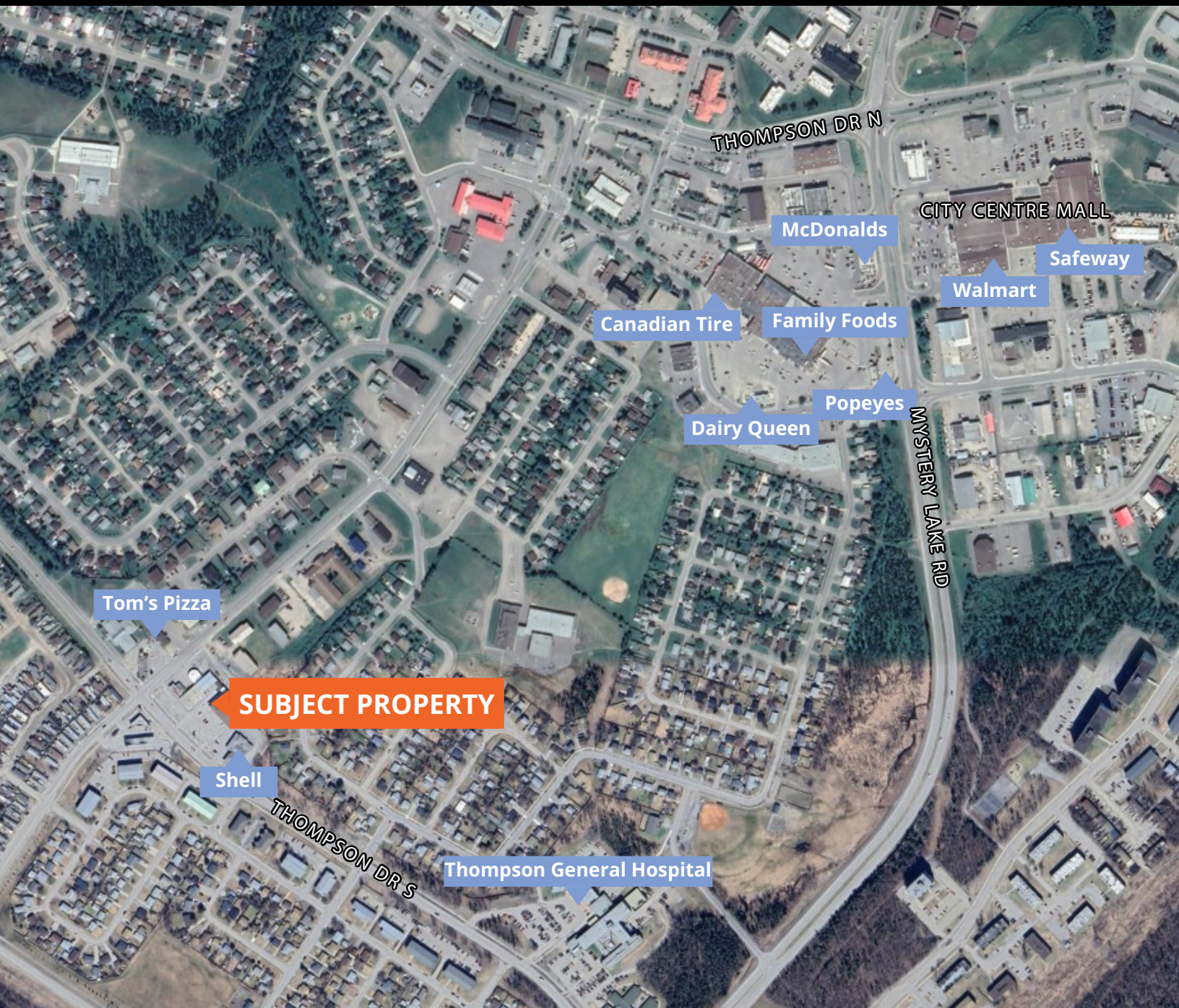
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Community Overview

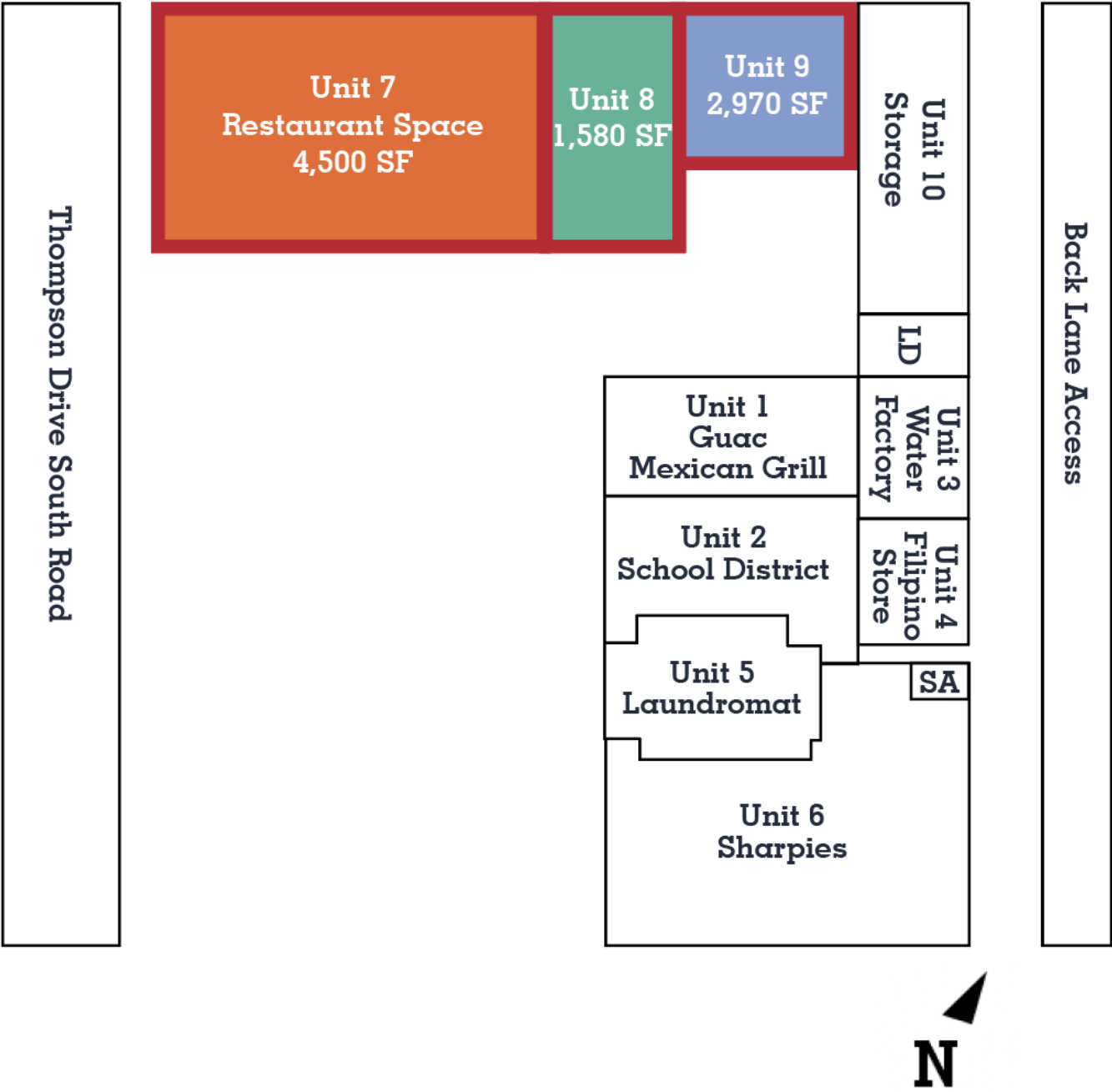
Thompson is a growing regional centre in Northern Manitoba, serving as the commercial and service hub for surrounding communities. With a rising population, new residential developments, and ongoing investment in public infrastructure, Thompson presents strong opportunities for businesses seeking affordable, high-visibility retail or service space. The area is attracting a mix of national and local tenants, driven by renewed growth and increasing demand.



Photos



Site Layout



Thank you for your interest!

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