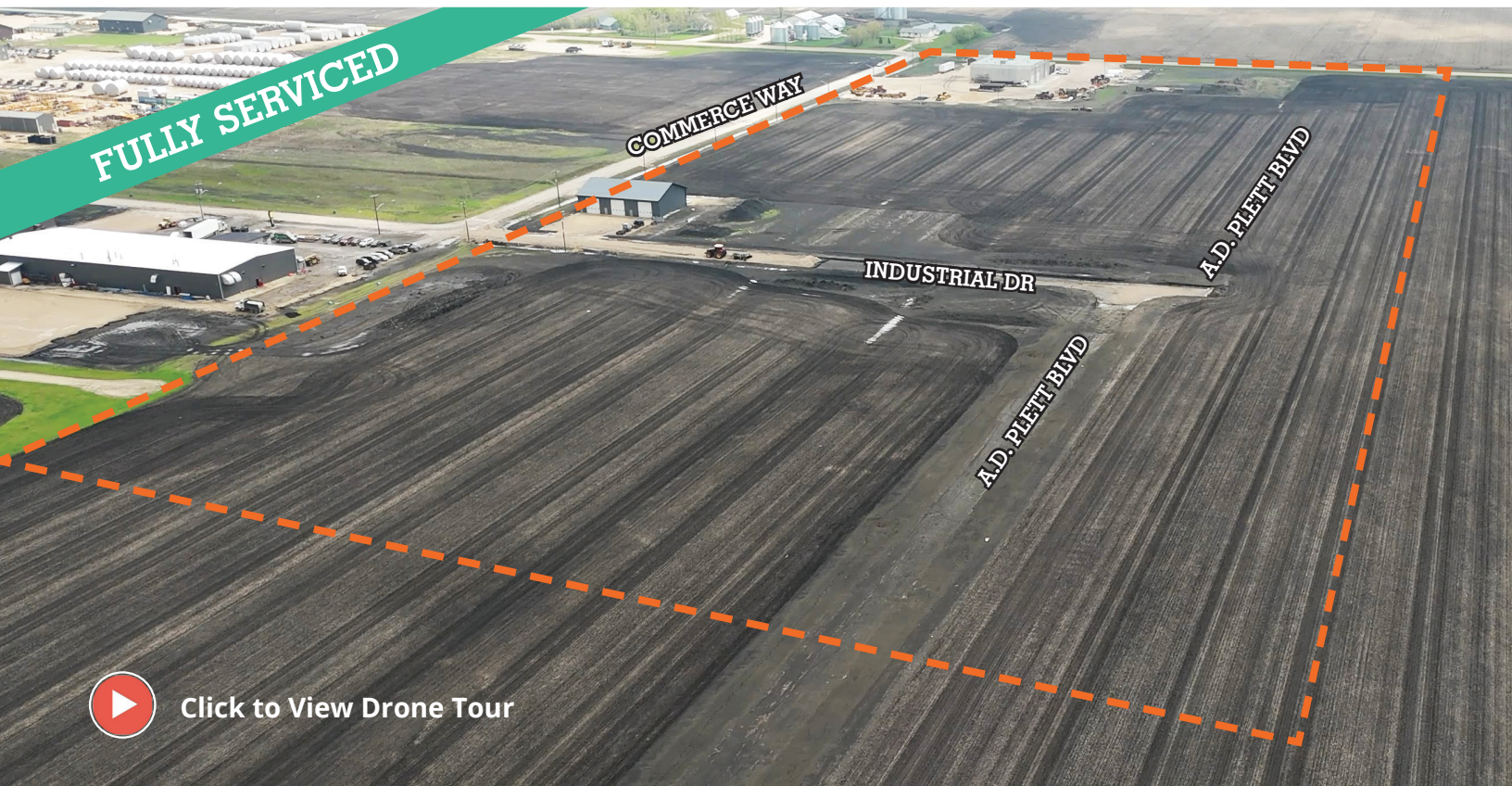




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Great industrial opportunity in Rosenort

- Rosenort Industrial Park is strategically located just west off of Route 75 just 30 minutes between Winnipeg's south perimeter and the Pembina-Emerson US Border Crossing offering the ideal location for companies doing business on either side of the border. It's preferred location also offers easy highway access west to Saskatchewan as well as East to Ontario
- Fully serviced lots available in Phase 2 of the park
- Rosenort's Prairie Hearth Development 220+ residential lots and new daycare provides easy labour pool access
- Ideal users would be: transportation, warehouse/ distribution centres, manufacturing, agricultural etc.



Land size: 0.95 acres -
1.72 acres



Total land available:
62.31 acres



Zoning: M-Industrial



\$133,670 – average
household income



Various pricing

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information**

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Industrial Lots
For Sale

Rosenort Industrial Park
Rosenort, MB



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AVISON
YOUNG

Industrial Lots For Sale

Rosenort Industrial Park
Rosenort, MB

LOT	ADDRESS	SIZE - ACRE	PRICE
3	172 Commerce Way	0.95	\$65,000
4	176 Commerce Way	0.95	\$65,000
5	180 Commerce Way	0.95	\$65,000
6	182 Commerce Way	0.95	\$65,000
7	186 Commerce Way	0.95	\$65,000
8	190 Commerce Way	0.95	\$65,000
44	122 Industrial Drive	1.04	\$75,000
45	126 Industrial Drive	1.04	\$75,000
46	130 Industrial Drive	1.04	\$75,000
47	134 Industrial Drive	1.04	\$75,000
48	138 Industrial Drive	1.04	\$75,000
55	143 A.D. Plett Blvd	1.70	\$99,000
56	137 A.D. Plett Blvd	1.70	\$99,000
57	131 A.D. Plett Blvd	1.70	\$99,000
58	125 A.D. Plett Blvd	1.70	\$99,000
59	119 A.D. Plett Blvd	1.70	\$99,000
60	113 A.D. Plett Blvd	1.43	\$99,000
61	114 A.D. Plett Blvd	1.66	\$99,000
62	120 A.D. Plett Blvd	1.72	\$99,000
63	126 A.D. Plett Blvd	1.72	\$99,000
64	132 A.D. Plett Blvd	1.72	\$99,000
65	138 A.D. Plett Blvd	1.72	\$99,000
66	144 A.D. Plett Blvd	1.72	\$99,000
18	199 A.D. Plett Blvd	0.95	\$65,000
19	195 A.D. Plett Blvd	0.95	\$65,000
20	193 A.D. Plett Blvd	0.95	\$65,000
21	189 A.D. Plett Blvd	0.95	\$65,000

LOT	ADDRESS	SIZE - ACRE	PRICE
22	185 A.D. Plett Blvd	0.95	\$65,000
23	181 A.D. Plett Blvd	0.95	\$65,000
24	179 A.D. Plett Blvd	0.95	\$65,000
25	175 A.D. Plett Blvd	0.95	\$65,000
26	171 A.D. Plett Blvd	0.95	\$65,000
27	167 A.D. Plett Blvd	0.95	\$65,000
28	163 A.D. Plett Blvd	0.95	\$65,000
29	164 A.D. Plett Blvd	0.96	\$65,000
30	168 A.D. Plett Blvd	0.96	\$65,000
31	172 A.D. Plett Blvd	0.96	\$65,000
32	176 A.D. Plett Blvd	0.96	\$65,000
33	180 A.D. Plett Blvd	0.96	\$65,000
34	182 A.D. Plett Blvd	0.96	\$65,000
35	186 A.D. Plett Blvd	0.96	\$65,000
36	190 A.D. Plett Blvd	0.96	\$65,000
37	194 A.D. Plett Blvd	0.96	\$65,000
38	196 A.D. Plett Blvd	0.96	\$65,000
39	200 A.D. Plett Blvd	0.96	\$65,000
40	204 A.D. Plett Blvd	0.96	\$65,000
41	208 A.D. Plett Blvd	0.96	\$65,000
42	212 A.D. Plett Blvd	1.01	\$75,000
49	144 Industrial Drive	1.04	\$75,000
50	148 Industrial Drive	1.04	\$75,000
51	152 A.D. Plett Blvd	1.04	\$75,000
52	156 A.D. Plett Blvd	1.04	\$75,000
53	160 A.D. Plett Blvd	1.04	\$75,000
54	164 A.D. Plett Blvd	1.13	\$75,000

PHASE 3

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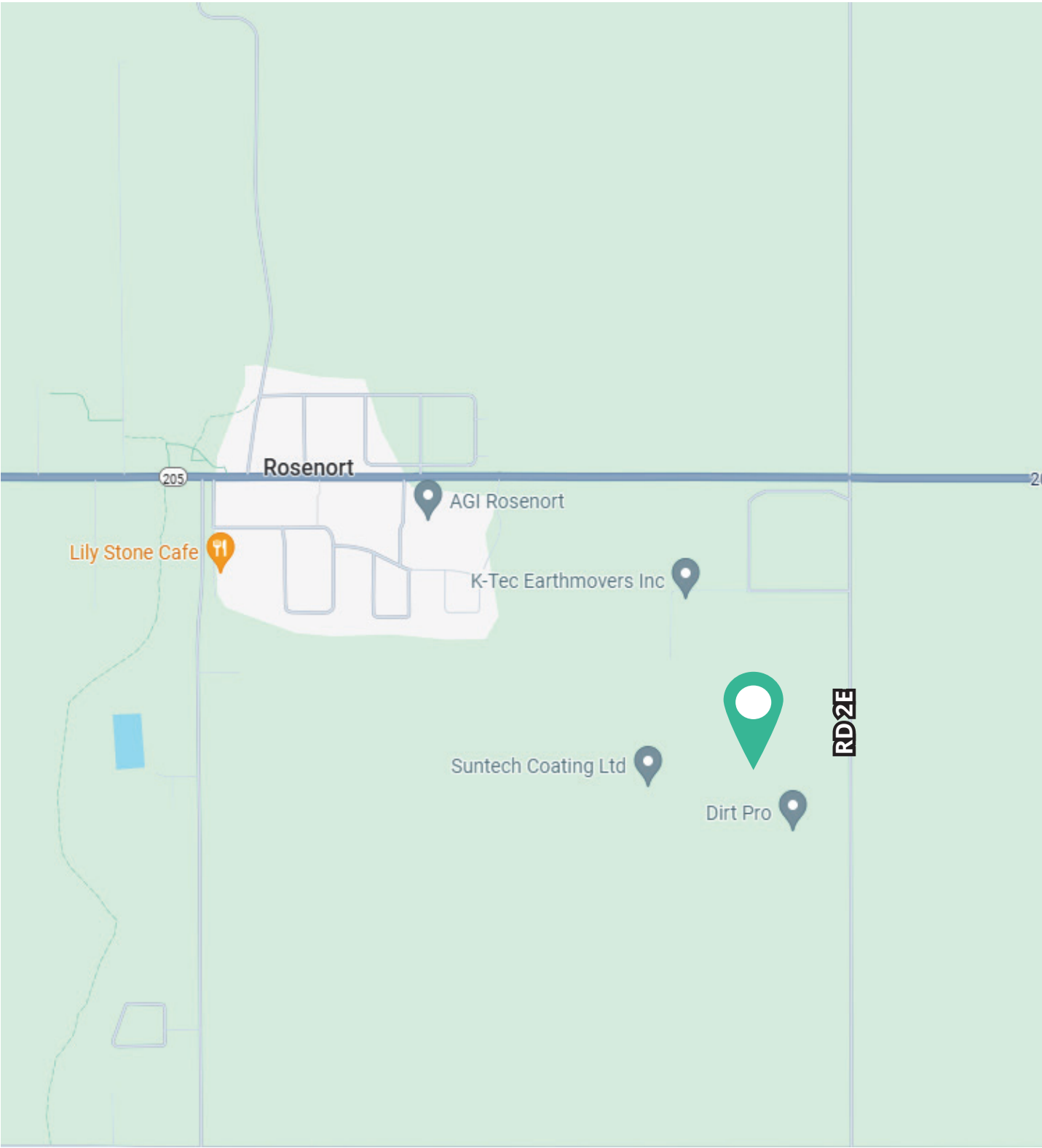
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