ENCOMPASS™ Property Management



995 Main Street

For Lease

995 Main Street is a well-positioned retail strip mall in the heart of Winnipeg's North End. Located at the intersection of Main Street and Pritchard Avenue, this high-traffic commercial site offers excellent exposure, consistent pedestrian flow, and easy access to major transit routes.

With flexible units suited to a variety of business types—whether you're a quick-service restaurant, professional office, or local retailer—this property places you in a prime position to serve a dynamic and growing community.

Neighbourhood

995 Main Street is located in Winnipeg's historic North End, a culturally rich and well-connected neighbourhood that blends residential charm with urban energy. The property sits along a busy stretch of Main Street, surrounded by community amenities including schools, parks, and local services.

Major bus routes run along Main, providing seamless access for both customers and staff. Just minutes away are downtown Winnipeg's retail and business districts, Kildonan Park's natural beauty, and several golf courses, offering a unique blend of convenience and lifestyle appeal.

Anchored by a strong sense of community and proximity to both urban and residential zones, this location is ideal for businesses looking to establish themselves in a diverse and accessible part of the city.

Building Area: 11,765 Sq Ft

Lease Rates:	Please Contact Agent
Address:	995 Main Street
Parking:	Front Facing Lot
Traffic Count:	34,100 Cars Per Day
Utilities:	Separately Metered

Property Highlights And Features

- Building Signage
- Mixed Use Space
- Professionally Managed
- Customization
- Office Space
- Pylon Signage
- High Exposure Location
- On Major Bus Route
- Retail Space

Area Demographics (North End)

- Population: 55,240
- Average Household Income: $30,523
- Average Household Net Worth: $52,618

Nearby Services

- Retail & Shopping
- Dining
- Kildonan Park
- Downtown Winnipeg



Encompass Properties
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