

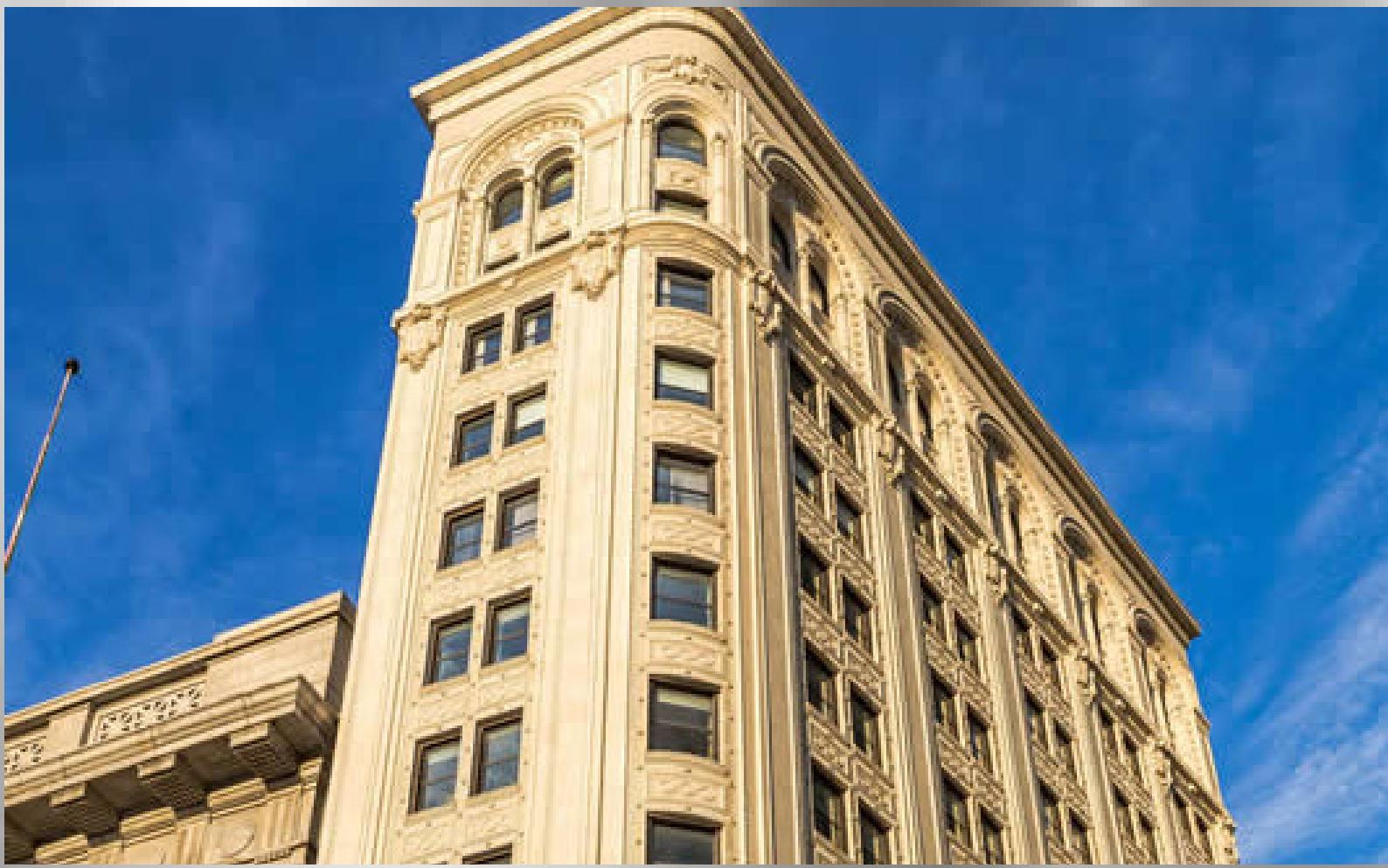
# 191 Lombard Avenue

3rd Floor

Winnipeg, Manitoba

Full Floor Developed Office

**3,708**  
**SQ FT ±**  
**FOR LEASE**



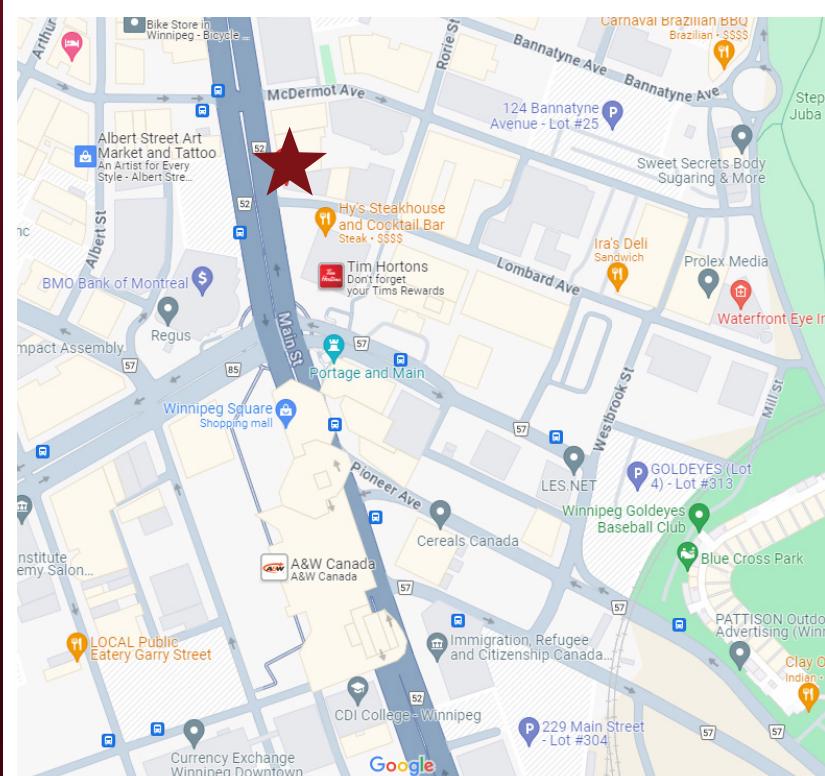
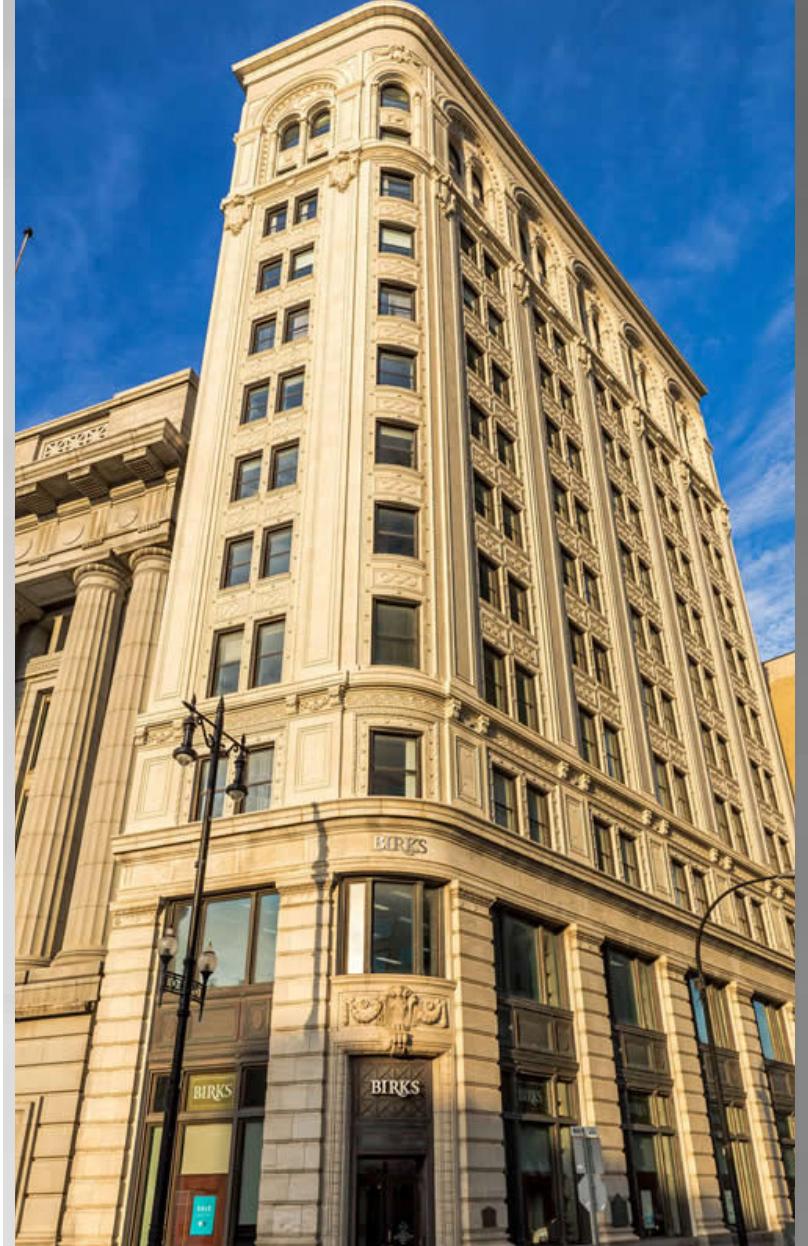
**ASH**

A.S.H. MANAGEMENT GROUP INC.  
BROKERAGE

January 2026

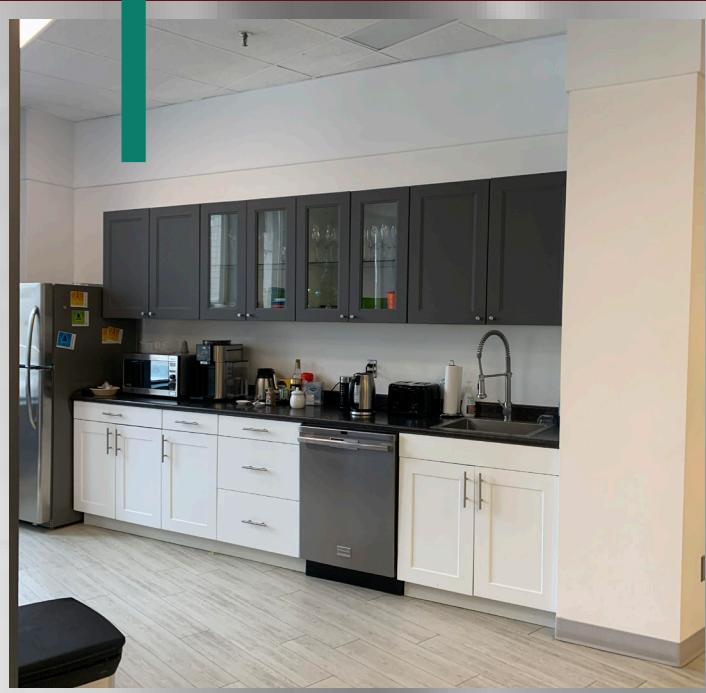
# Property Information

- This central and historic landmark, the Union Tower Building located at 191 Lombard Avenue offers an incredible leasing opportunity.
- Blending tradition with modern decor and convenience, located in the historic Exchange District across from the underground Concourse, the Richardson Building, the Fairmont Hotel and adjacent to the Millennium Centre, and just a few short blocks from Blue Cross Park and Waterfront Drive.
- Historic charm.
- Architectural landmark.
- Completed in 1912 with Kootenay marble and terracotta exterior.
- Portage and Main views.



# Suite Information

- Six (6) Private offices.
- Large Open Work Area.
- Meeting Room.
- Reception Area.
- Kitchenette.
- Abundance of Natural Light.
- Available July 1, 2026



Base Rental Rate  
(psf per annum)

\$21.95

Additional Rent

2025 Base Year

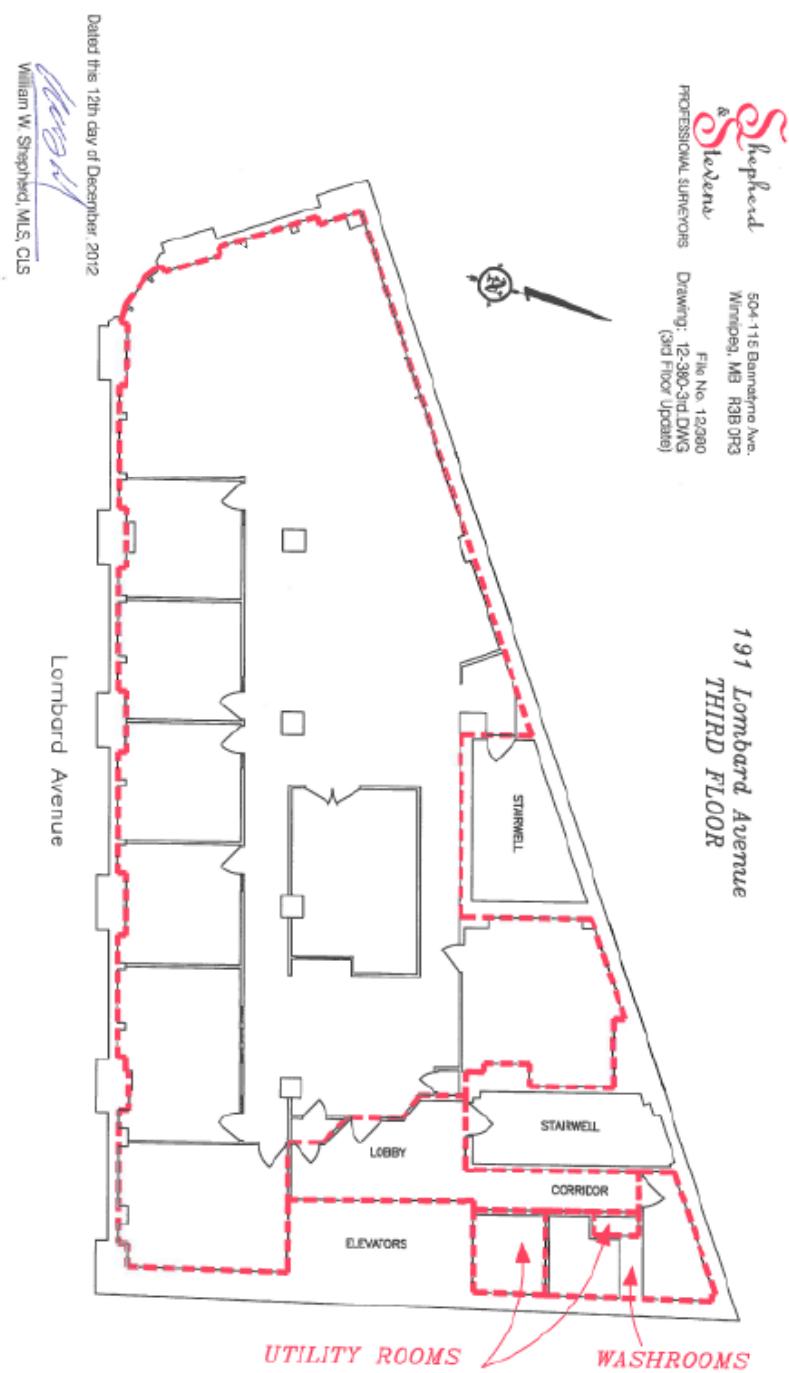


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# Floor Plan



May not be exactly as shown.

# Photos

