



**CENTREPORT™  
CANADA**



**NORTH AMERICA'S  
LARGEST TRIMODAL  
INLAND PORT &  
FOREIGN TRADE ZONE**

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[CentrePortCanada.ca](http://CentrePortCanada.ca)

# CENTREPORT CANADA

## Your Gateway to the World

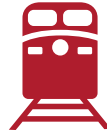
CentrePort Canada is North America's largest trimodal inland port and Foreign Trade Zone, offering 20,000 acres of high-quality, affordable industrial land. Strategically located at the hub of international trading corridors, CentrePort Canada connects businesses to major markets around the globe.



ACCESS TO NORTH AMERICAN MARKETS

# TRIMODAL ACCESS TO GLOBAL TRADE ROUTES

Located in Winnipeg, Manitoba, in the heart of North America, CentrePort Canada is perfectly situated for companies engaged in global supply chain activities.



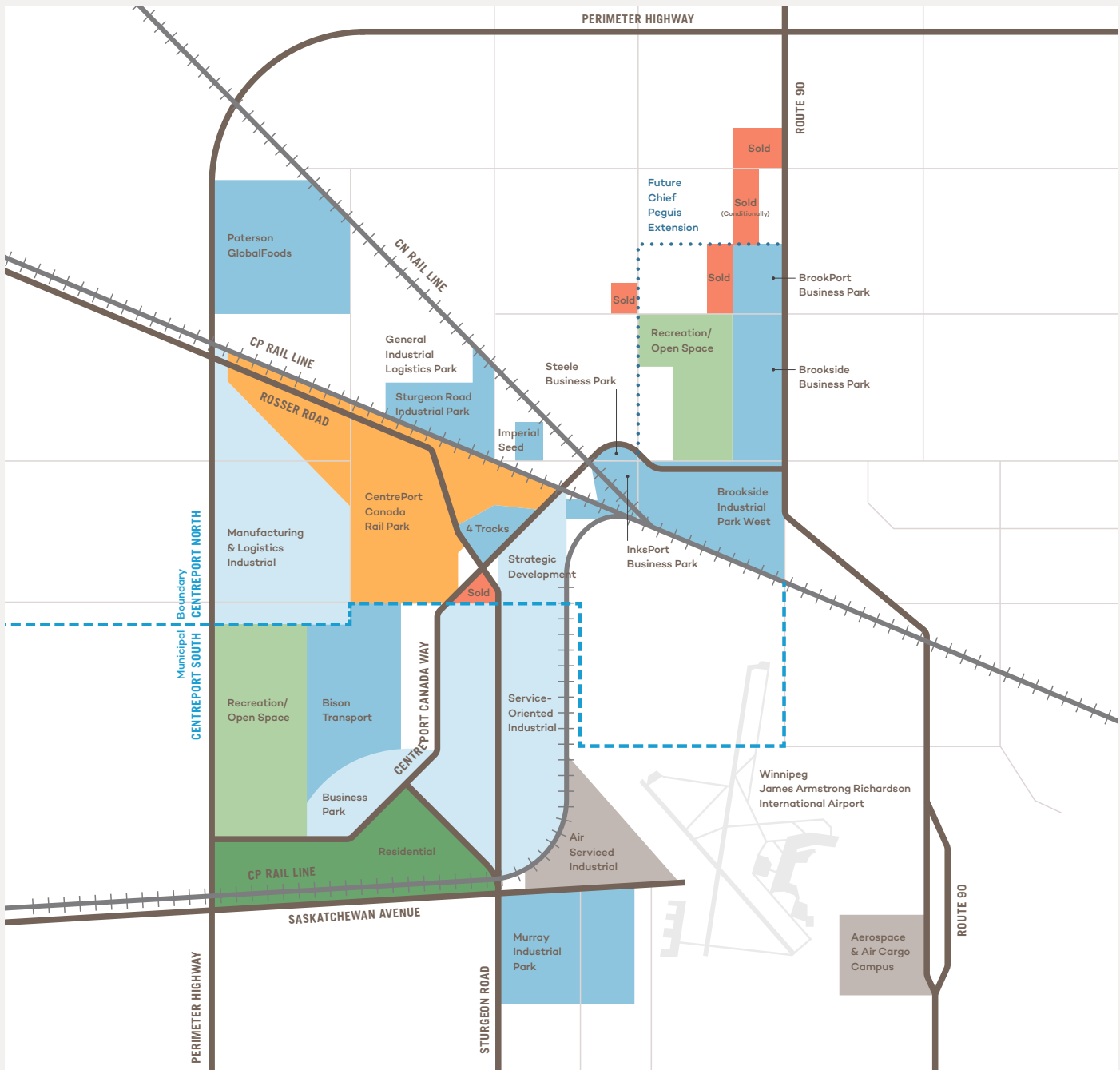
Winnipeg is the only city on the Canadian prairies with access to three Class 1 railways: CP, CN and BNSF. The CentrePort Canada Rail Park will offer direct access to CP and through federal inter-switching rules access to all three.



The Winnipeg Richardson International Airport offers 24/7/365 operations and the most dedicated freighter movements in Canada. Carriers on site include FedEx, Purolator, UPS, Canada Post, Air Canada Cargo and Cargojet.



CentrePort Canada is an international trucking hub with some of Canada's largest carriers located onsite. Built to RTAC standards, CentrePort Canada Way bisects the inland port and enables companies to achieve the "five minutes to 55 mph/88kmh" goal for moving cargo.



## DEVELOPMENT AND LAND USE

# PRIME INDUSTRIAL LAND IS AVAILABLE NOW

Prime industrial land is available now, with greenfield, existing, or build-to-suit options available, for any size of development. Fully-serviced real estate options available include:

## **CentrePort Canada Rail Park**

- 665 acre unique real estate development that combines industrial infrastructure with access to truck and rail
- Located south of the CP Glenboro sub, CP's main east-west line across Canada

## **BrookPort Business Park**

- Lot sizes range from 1.54-5.0 +/- acres
- Fully-serviced with municipal sewer & water
- Industrial condo options available

## **InksPort Business Park**

- 68 acre industrial development
- 375,000 SF of multi-tenant industrial space available for lease
- 32' clear ceiling height

## **Steele Business Park**

- 17 acres
- 3 multi-tenant industrial buildings with space for lease
- (+/-) 6,000 SF to (+/-) 80,190 SF

## **Brookside Industrial Park West**

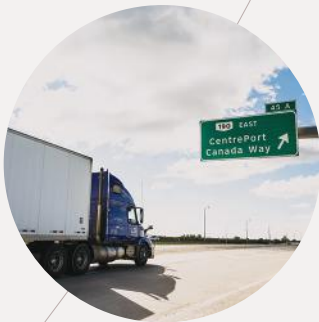
- Build-to-suit option available
- Multi-tenant industrial space available for lease

## **Brookside Business Park**

- Multi-tenant industrial space available for lease

## FAST TRACKED LAND DEVELOPMENT APPROVALS

Companies building projects in CentrePort North have unique access to a dedicated planning resource, the Inland Port Special Planning Area, to help expedite the planning and land development approval process. This enables companies to move through subdivision and rezoning applications concurrently. Companies can expect approval of subdivision and rezoning within approximately three months and approval of building permits within two weeks.



## PLANNED AS A COMPLETE COMMUNITY

- Affordable skilled labour
- Renewable, reliable, low cost energy with high power voltage available
- A planned 500 acre residential community
- Proximity to the Canada-US border (one hour drive)
- Single-window access to Canada's Foreign Trade Zone programs

# INDUSTRY LEADERS LOCATED AT CENTREPORT



# CENTREPORT CANADA'S STRATEGIC PARTNERS

Through the CentrePort Canada Partnership Program, CentrePort works closely with a group of reputable, high-quality, Manitoba-based organizations who support local businesses within the inland port and across Canada. Let us help to connect your company to local decision makers and key stakeholders within the private and public sectors. Below is a list of CentrePort partners at our top tier strategic level.

## **Business & Financial Services**

BDC  
Clear Concepts  
Dimensions Insurance Management  
GFL Environmental  
Johnston Group  
Staffmax Staffing & Recruiting

## **Economic Development & Trade**

Economic Development Winnipeg  
Winnipeg Chamber of Commerce

## **Government**

Province of Manitoba  
Rural Municipality of Rosser  
Western Economic Diversification Canada

## **Land Development, Construction & Planning Services**

Bockstael Construction  
Concord Projects  
HTFC Design & Planning  
M Builds  
Priority Restoration  
Reimer Soils  
Scatliff+Miller+Murray  
Spark Power  
The Munro Group  
Whiteland Developers

## **Legal**

MLT Aikins  
TDS Law

## **Media**

CJOB  
CTV  
Winnipeg Free Press

## **Real Estate**

Cushman & Wakefield | Stevenson

## **Transportation & Logistics**

Bison Transport  
Border Brokers

**To learn more about CentrePort Canada, contact:**

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