

PHARMACY OPPORTUNITY AT GRACE HOSPITAL

300 BOOTH DRIVE, WINNIPEG, MB



GRACE HOSPITAL

A Leading Centre for Acute Care in Winnipeg

Grace Hospital is a **270-bed acute care facility** operated by the Winnipeg Regional Health Authority. Serving Winnipeg since 1904 and located in the city's west end since 1967, Grace is one of three designated acute care hospitals in the region, **offering 24/7 Emergency Services, Critical Care (ICU), and Emergency Surgery.**

KEY PROGRAMS & SERVICES

Medicine – Inpatient/outpatient services, including the Adult Medical Clinic, Vascular Lab and Clinic, and University-affiliated clinical teaching unit.

Surgery – Over 12,000 annual procedures, including joint replacements, general, urology, neuro/spinal, and emergency surgeries.

Emergency Department – 24/7 care with over 35,000 visits annually.

Intensive Care Unit – 10-bed Critical Care Unit with continuous monitoring.

Grace Hospice – 12-bed, state-of-the-art palliative care facility.

Cancer Care – Outpatient assessment, treatment, and follow-up.

Comprehensive Support Services - Including diagnostic imaging, lab services, pharmacy, therapy services, spiritual care, Indigenous health programs, and more.

Access Winnipeg West - An on-site community health centre with a Walk-In and Primary Care Clinic open daily with extended hours.

AVAILABILITY DETAILS

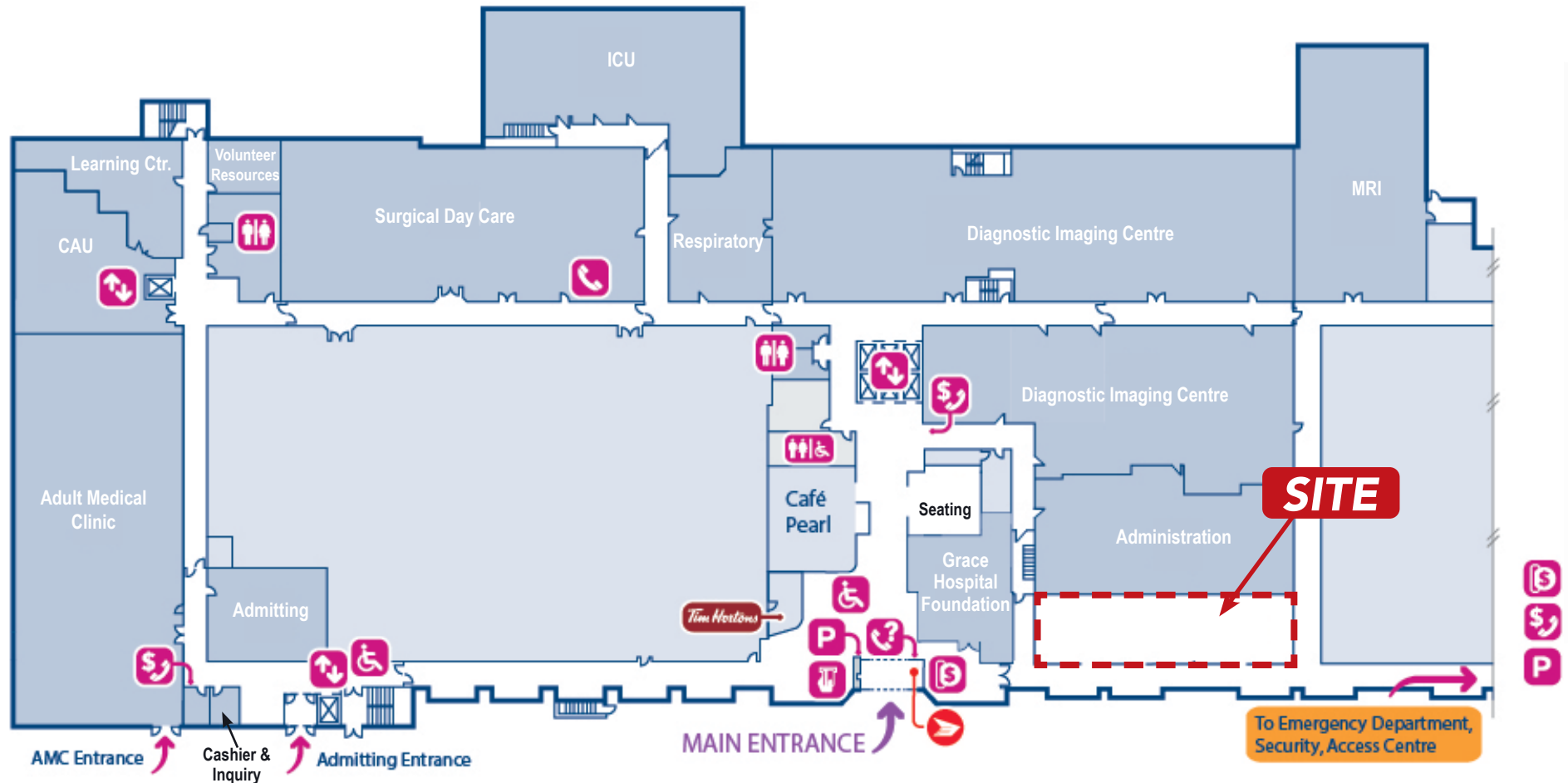
AREA AVAILABLE	1,916 sq. ft. (+/-) (rentable area)
GROSS RENT	\$50.00 per sq. ft. (inclusive of utilities)
AVAILABILITY	Immediate (ready for tenant fixturing)

HIGHLIGHTS

- Approximately 113,000 annual patients
- Available unit situated on the main floor of the hospital, between main entrance and Emergency Department
- Opportunity to serve over 100,000 annual patients, plus neighbouring community
- On-site staff parking available
- Ample signage opportunities within the hospital

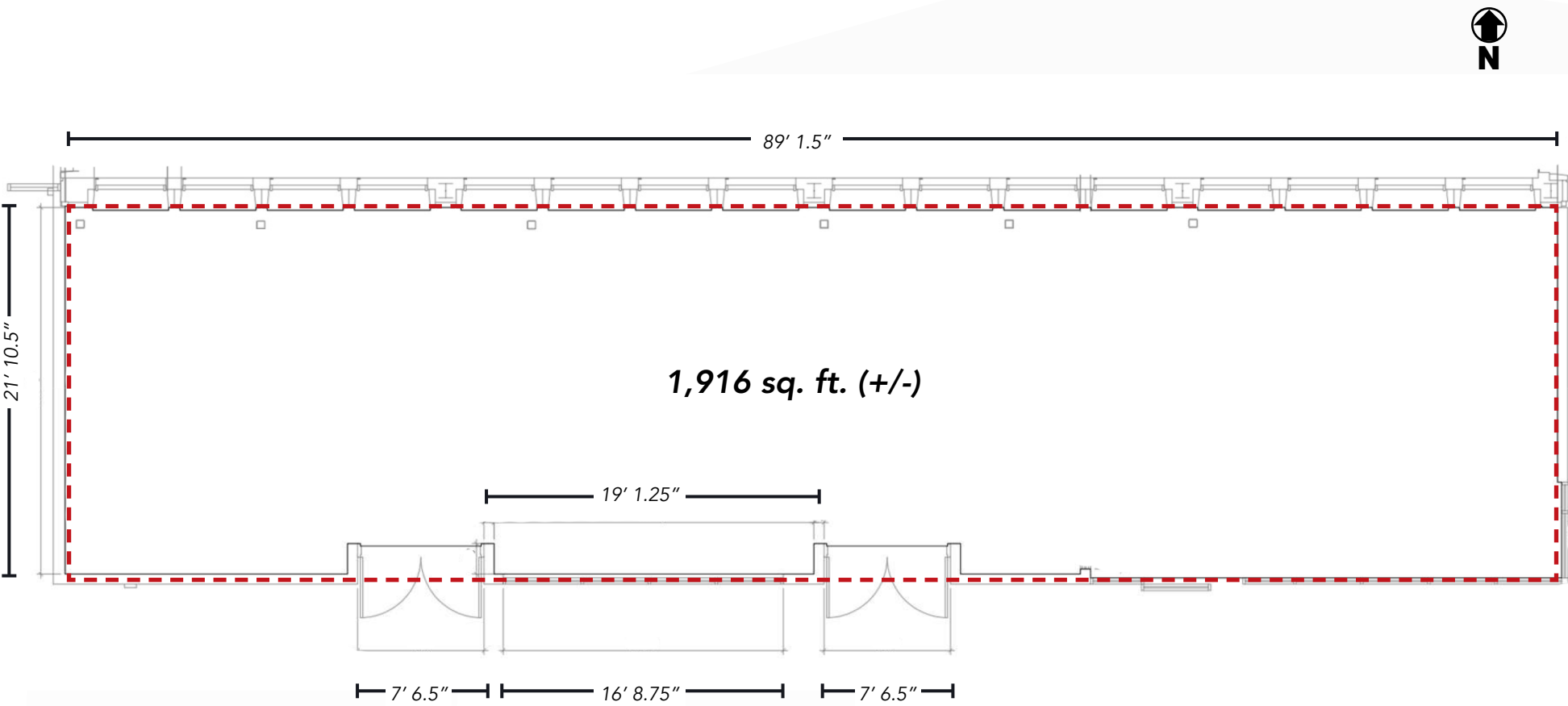


SITE PLAN



↑ Entrance	📞 Patient Inquiry Phone	💰 Vending Machine
P Parking Pay Station	☎ Public Phone	🏧 ATM
🚻 Washrooms	💵 Pay Phone	🚫 No Access
♿ Wheelchairs	↕ Elevators	✉ Mailbox

FLOOR PLAN



LOCATION MAP

DRIVE TIME ANALYSIS



RICHARDSON INTERNATIONAL AIRPORT
17 minutes



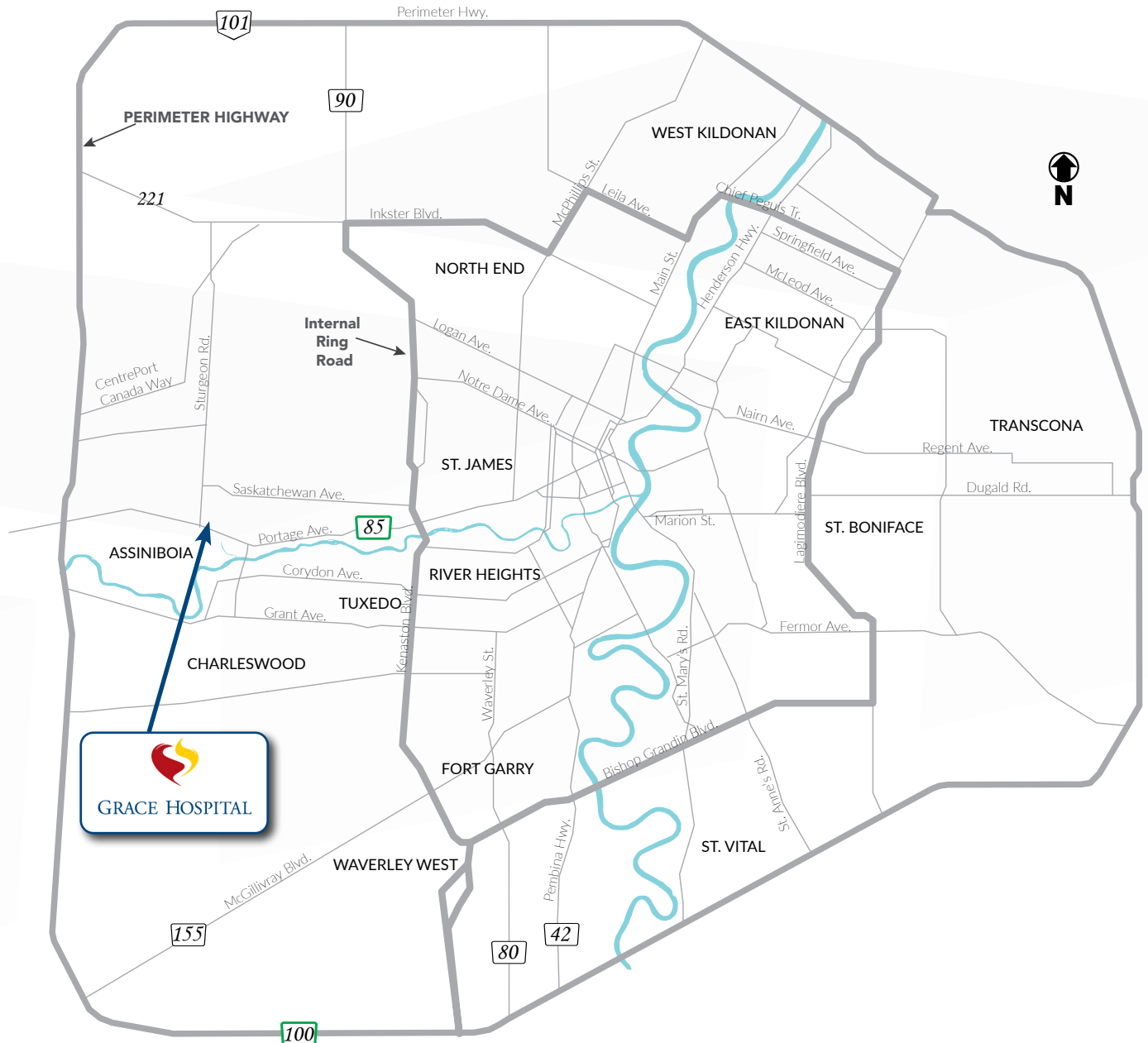
PORTAGE & MAIN
19 minutes



TRANSCANADA HIGHWAY
5 minutes



CF POLO PARK
11 minutes





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