



Available Space

- 8th Floor: 5,165 rentable square feet
- 16th Floor: 4,328 rentable square feet
- 18th Floor: 13,763 rentable square feet

Base Rent

- Negotiable pending lease term and tenant improvements requested

Operating Costs

- \$15.67 / sq ft (2025)

Property Taxes

- \$4.43 / sq ft (2025)

Parking

- Within the building parkade on levels 2-6. Number of stalls and parking charges are negotiable

Customer Parking

- 4 metered parking stalls outside front doors of building for visitors

Landlord Allowance

- Negotiable at the offer stage

Comments

- Major tenants include the Provincial Government, Rogers, and the Saskatchewan Provincial Auditor



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**CUSHMAN &
WAKEFIELD**
Regina

FOR LEASE

Chateau Tower

1920 Broad Street / Regina, SK S4P 1X6



North Elevation

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Chateau Tower

1920 Broad Street / Regina, SK S4P 1X6



Main Floor Lobby



18th Floor Lobby



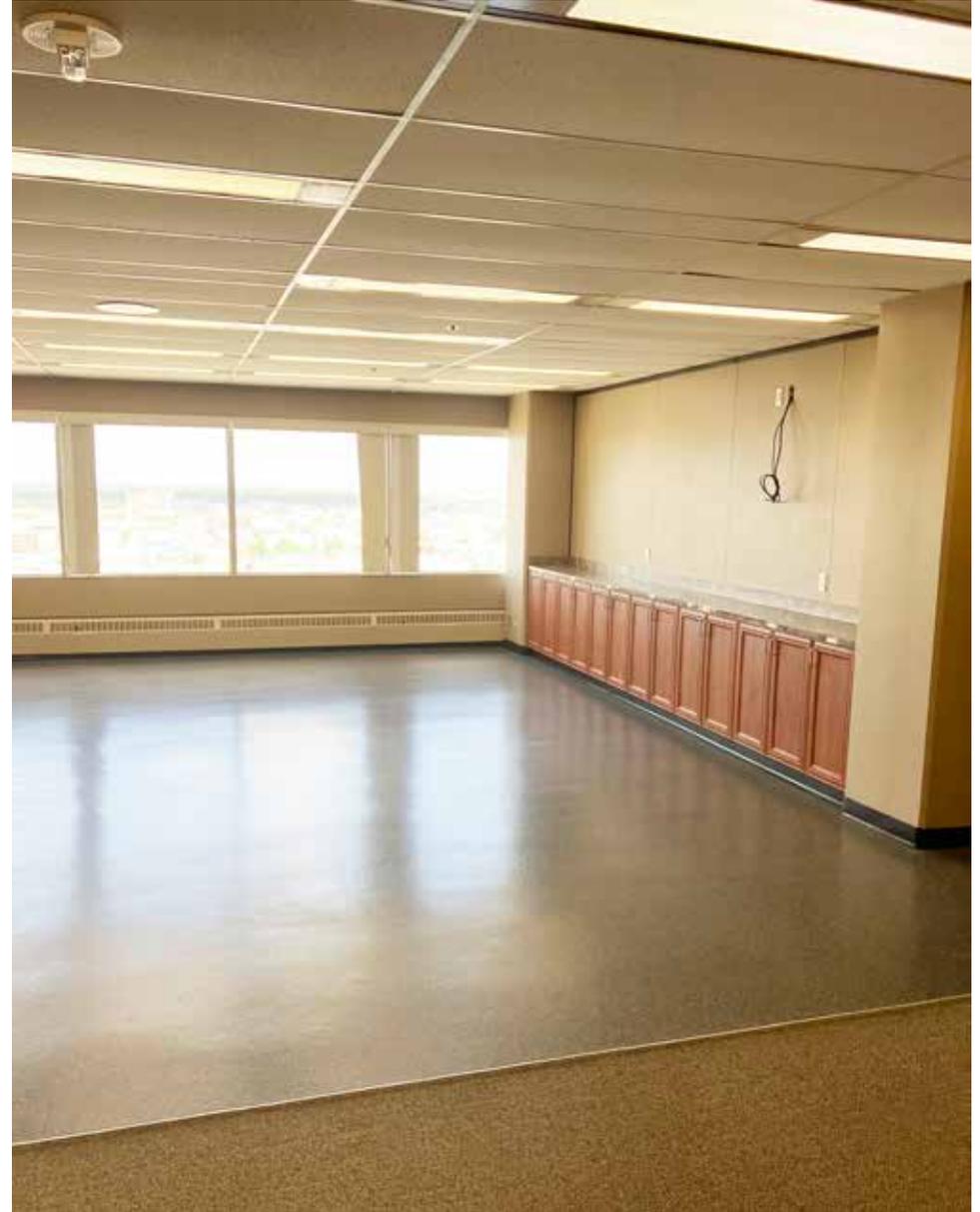
18th Floor: Boardroom



18th Floor: Private Office



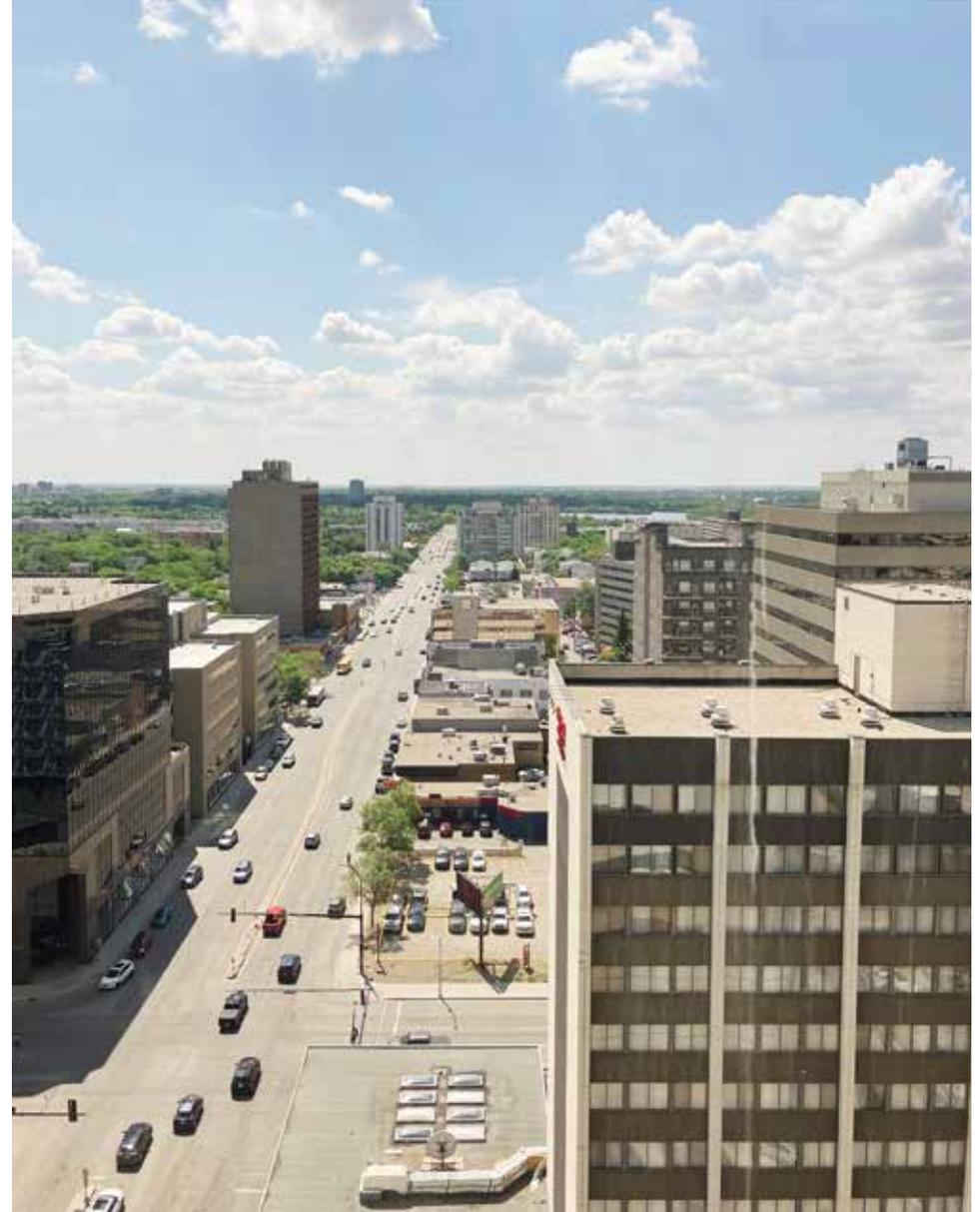
18th Floor: Kitchen



18th Floor: Staff Room



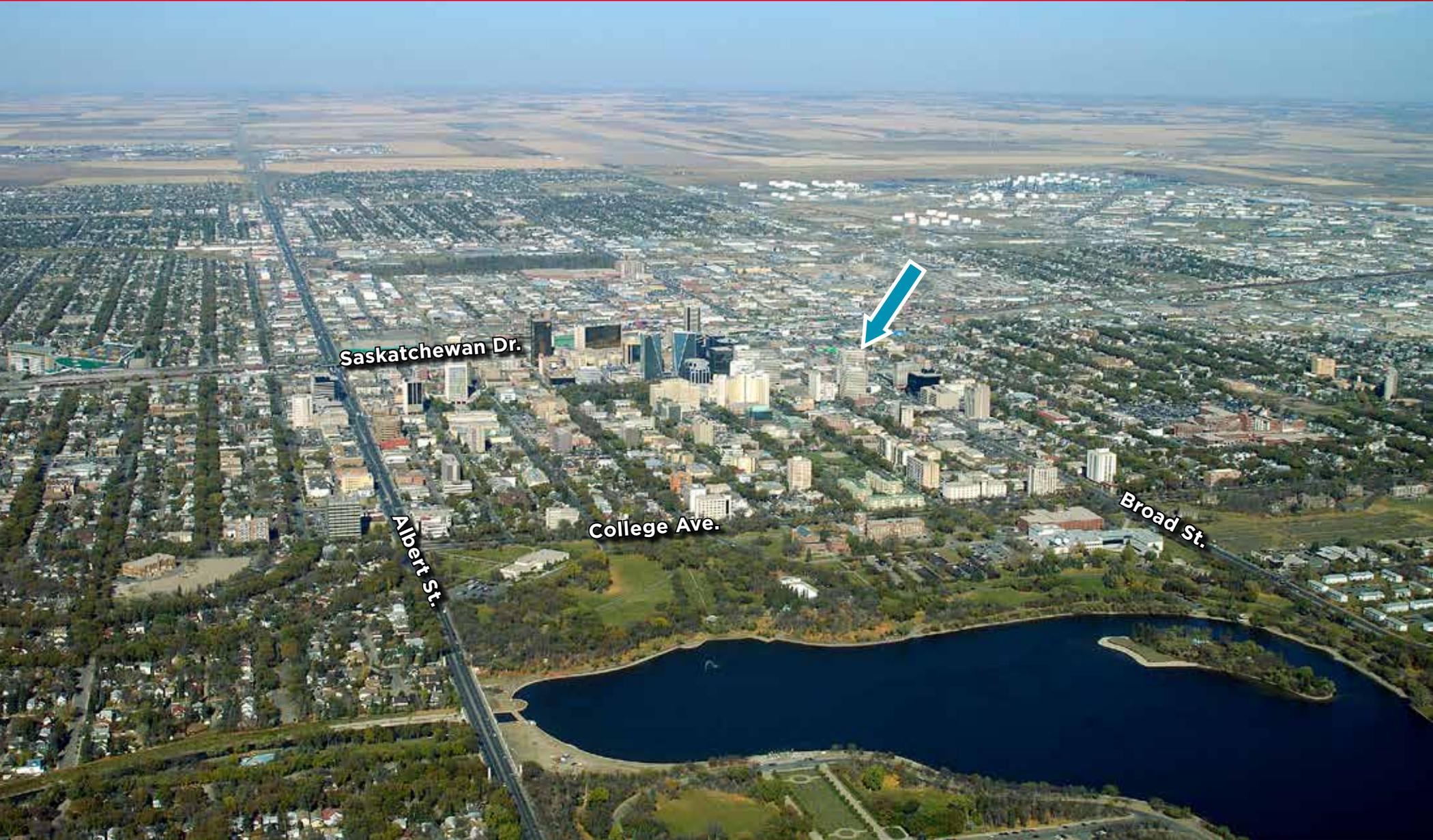
18th Floor: Open Landscape Area



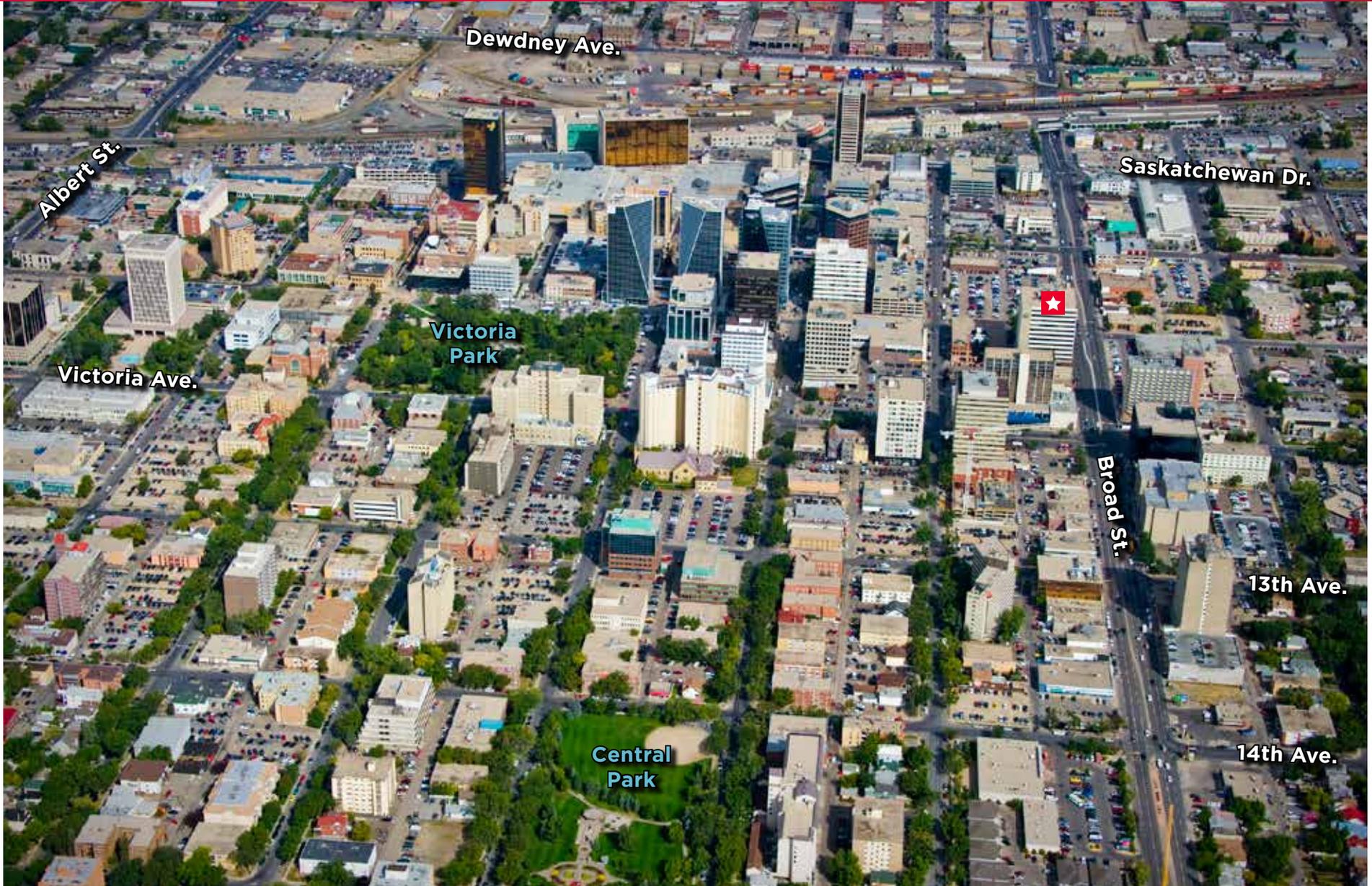
18th Floor: Viewing South

Chateau Tower

1920 Broad Street / Regina, SK S4P 1X6



Downtown Regina, Saskatchewan, Canada
Viewing North



Downtown Regina, Saskatchewan, Canada
Viewing North

POINTS OF INTEREST

- 1 Casino Regina
- 2 Cornwall Centre Shopping Mall
- 3 Royal Canadian Legion
- 4 Neutral Ground Contemporary Art Forum
- 5 FW Hill Mall
- 6 Globe Theatre
- 7 Creative City Centre
- 8 Regina Public Library Dunlop Art Gallery RPL Film Theatre
- 9 City Square Plaza
- 10 Victoria Park
- 11 Saskatchewan Sports Hall of Fame

LEGEND

-  Regina Downtown BID
-  City Hall
-  Tourism Regina
-  Public Parking
-  ImPark
-  Taxi Stand
-  Regina Transit Information Centre





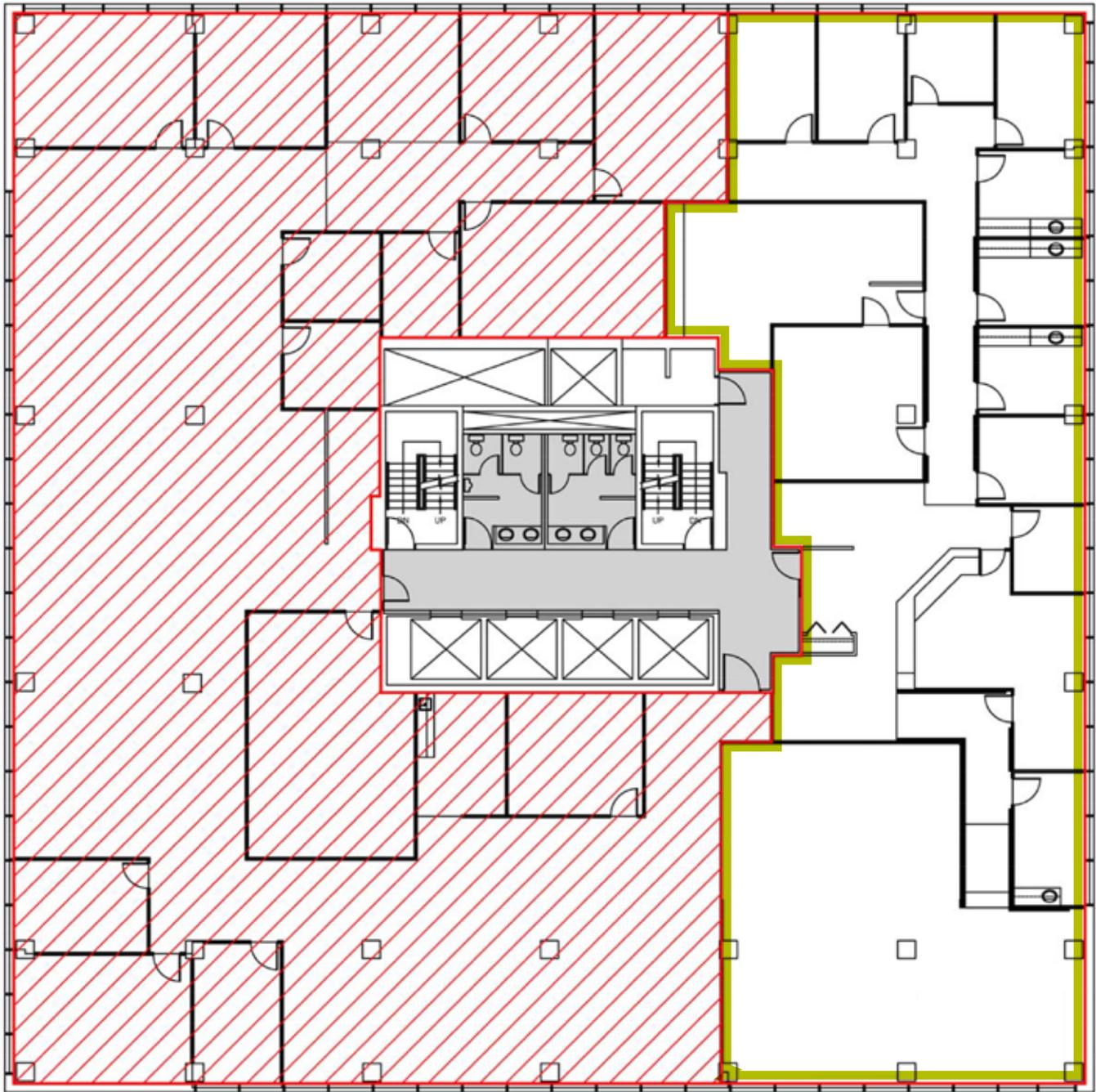
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FOR LEASE

Chateau Tower

1920 Broad Street / Regina, SK S4P 1X6

8th Floor



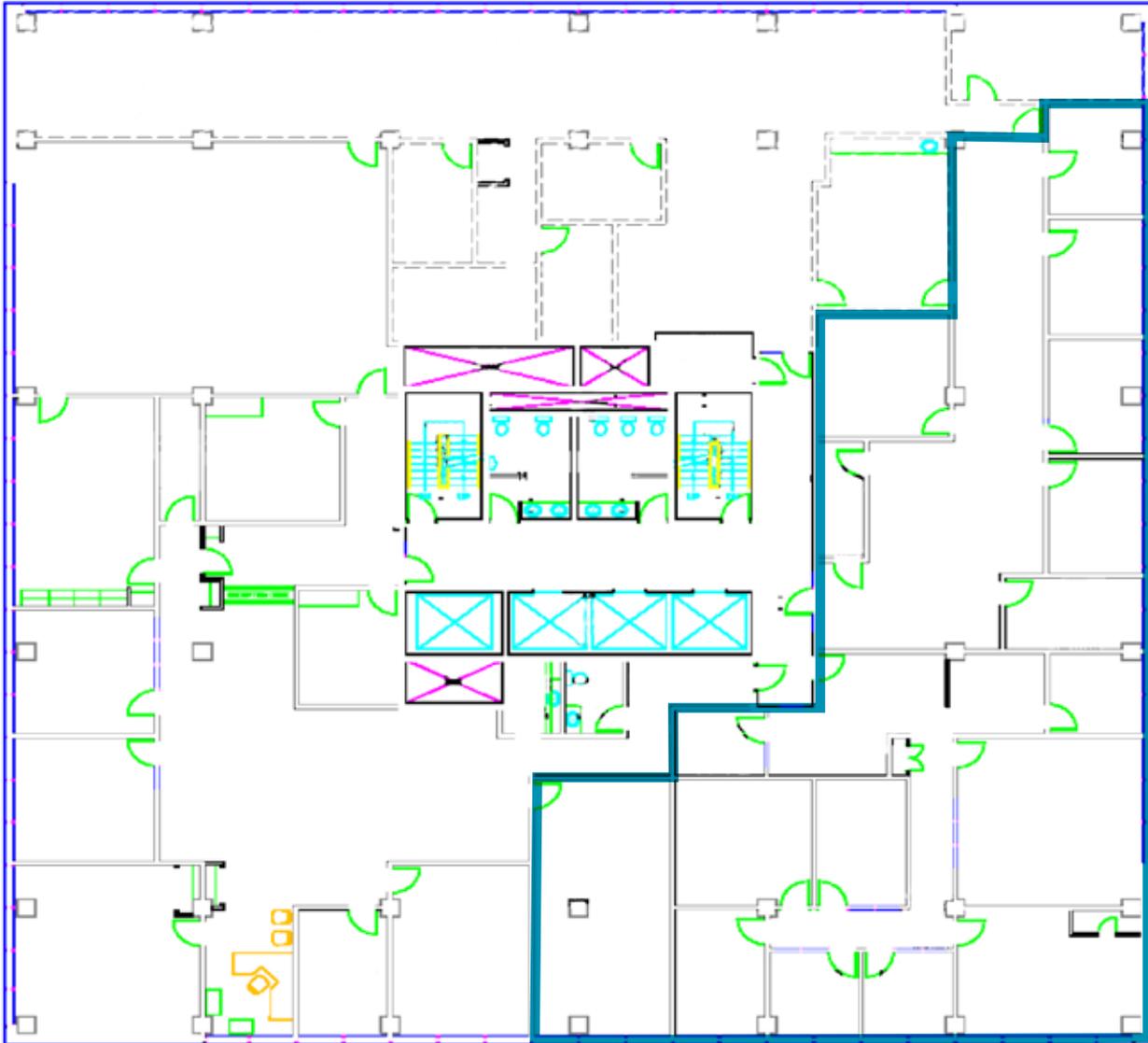
EIGHTH FLOOR PLAN CHATEAU TOWER

1920 BROAD STREET
REGINA, SASKATCHEWAN
RG5018-01

Useable Square Feet - 4,577 sq ft
Rentable Square Feet - 5,165 sq ft

ARCHITECTURAL: ORTHNER APR-08-2015
ARCHIBUS: COOPER 18-AUG-2017
LEASE SCENARIO: 8888-28
ANSI/BOMA 255.1-1980 STANDARD METHOD FOR MEASURING
FLOOR AREA IN OFFICE BUILDINGS

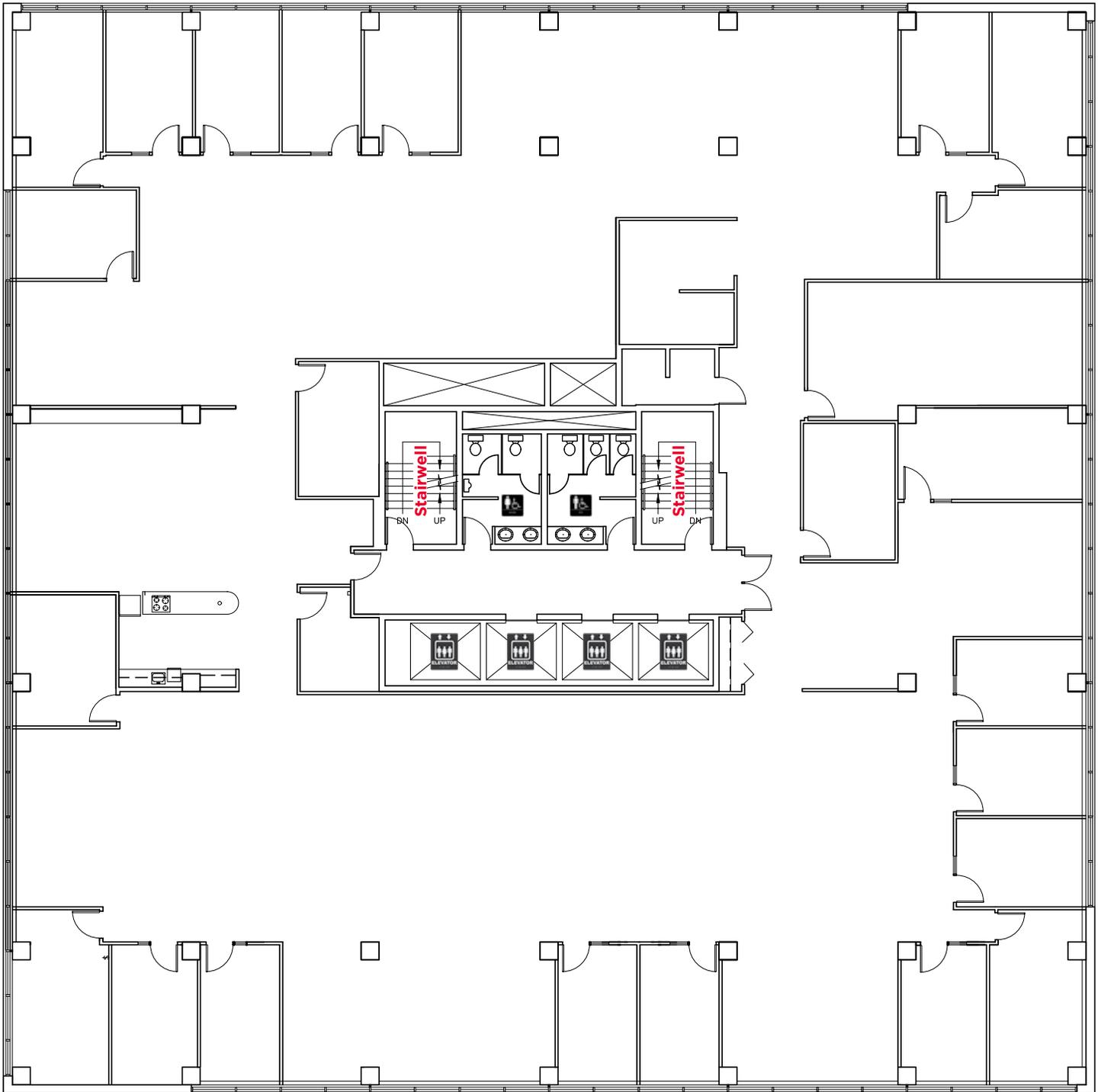
16th Floor



SIXTEENTH FLOOR PLAN
CHATEAU TOWER
1920 BROAD STREET
REGINA, SASKATCHEWAN
RG5018-01

Rentable Square Feet - 4,328 sq ft

18th Floor - Existing Interior Partitioning



Useable Square Feet - 12,456 sq ft
Rentable Square Feet - 13,763 sq ft