

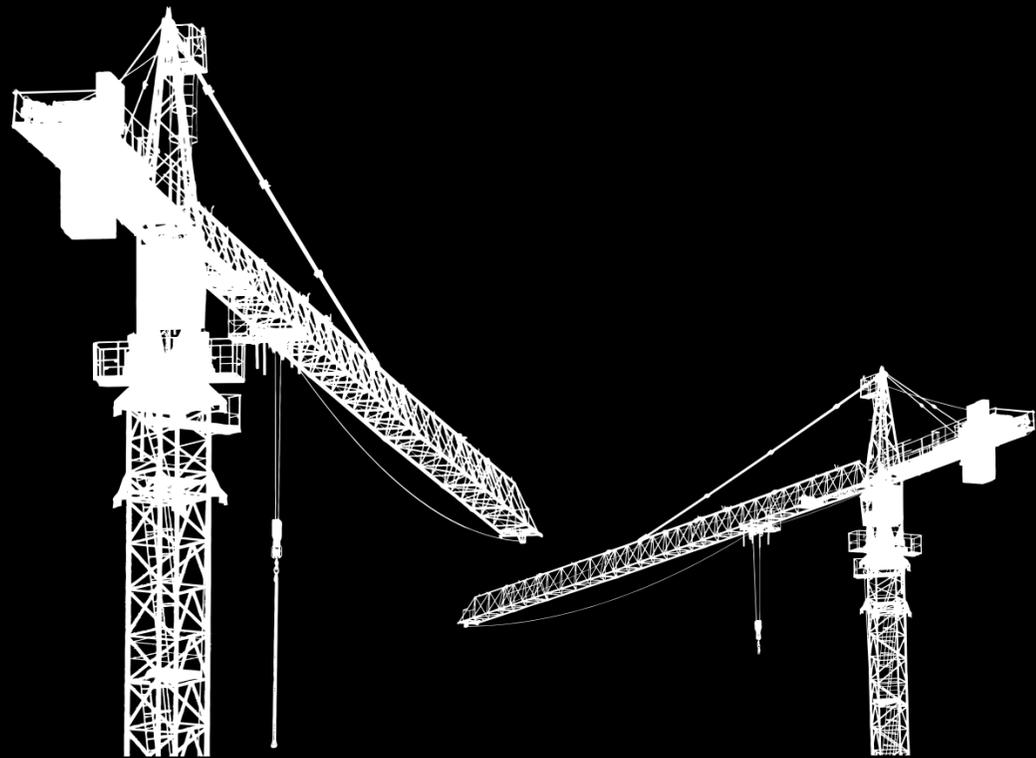


# Commercial Construction Portfolio

Pre-Con Builders 2021



# PROJECTS



01 **FRONTIER TOYOTA**  
1486 Regent Avenue

02 **SOUTH LANDING  
COMMERCIAL CONDOS**  
54 S Landing Drive

03 **DOLLARAMA**  
Various Locations



# 01

## FRONTIER TOYOTA

### Location:

1486 Regent Avenue W,  
Winnipeg, MB, Canada

### Square Footage:

49,000 sq. ft.

### Completed:

2019

### Highlights:

- 2-bay service drive-thru
- A photo booth
- 20 service/detail/wash bays
- Coordination with many different consultants



# 01

## FRONTIER TOYOTA

The construction timeline for Frontier Toyota was extremely tight. Not only was it the first Toyota store in Manitoba to conform to the new Toyota Image program, we also had to demolish the existing dealership after the new one was built and complete the parking lot before winter set in.

At the same time, we were also constructing a Subaru dealership at a separate location for the same owner. And because it was our first project for a global client with a lot riding on this new concept, we had to prove ourselves and (almost literally) move heaven and earth to meet their expectations. Weekly site meetings, coordination with many different consultants, and relocating power, gas, water and sewer services were just a few of the hurdles we had to overcome in record time.

The exterior of the building consisted of full-height curtain wall glazing, insulated metal panels, and metal composite panels. Inside were 2nd floor offices overlooking a large showroom, a 2-bay service drive-thru, a vehicle photo booth, and 20 service/detail/wash bays.





FRONTIER TOYOTA



# 02

## SOUTH LANDING COMMERCIAL CONDOS

**Location:**

54 S Landing Drive,  
Winnipeg, MB, Canada

**Square Footage:**

16,000 sq. ft.

**Completed:**

2019



# 02

## SOUTH LANDING COMMERCIAL CONDOS

This 16,000 sq.ft. building made up of six individual commercial condo units was constructed starting with a pre-engineered Butler Building shell. Based on our familiarity with the location (the booming industrial area of SW Winnipeg) and the combined expertise of the consultants involved, this project presented minimal challenges, resulting in a straightforward, effective and efficient build.

The front of the building features pre-finished metal panels, acrylic stucco and glazing.

We are currently at work on a new building with the same customer.





SOUTH LANDING COMMERCIAL CONDOS



03

## DOLLARAMA

**Location:**

Various Locations,  
Winnipeg, MB, Canada

**Square Footage:**

Ranges per location

**Completed:**

2016-Present

**Highlights:**

- More than 50 locations built and counting
- Tight timelines and overnight scheduling
- Corporate guidelines to follow



# 03

## DOLLARAMA

Over the past several years, we have provided fully functional retail spaces for more than 50 locations of Dollarama across the city of Winnipeg and surrounding areas.

Though these spaces are all similar in design and construction, the consistency required by a well-known chain presents a challenge in and of itself. We are usually required to work on a very controlled timeline, which can include overnight scheduling if we're renovating an existing store; we must abide by corporate design features and construction guidelines; and we regularly deal with City of Winnipeg delays, specifically in newer areas where Dollarama is frequently one of the first tenants in a fledgling development.

Given they are a long-time customer, we also provide construction services for all Dollarama tenant improvements.



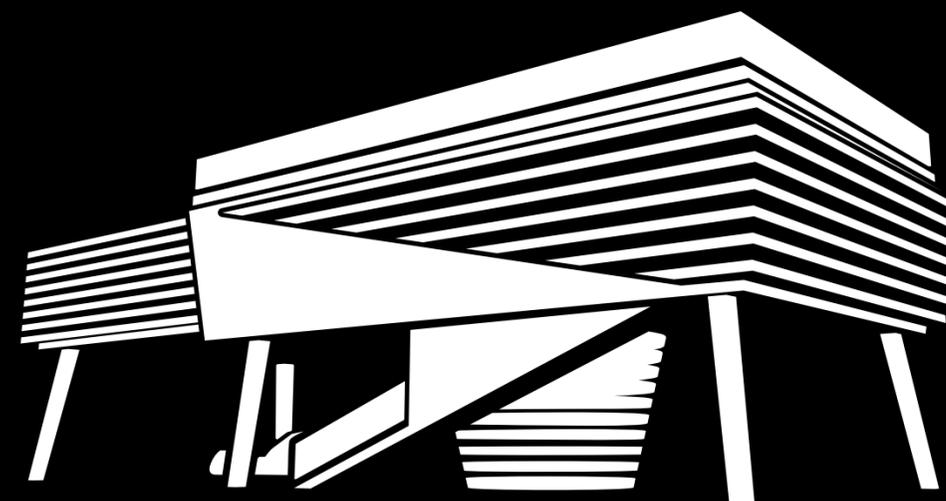


DOLLARAMA



# WE'RE BUILDING MANITOBA

Pre-Con Builders is a design-build contractor that focuses on pre-engineered Butler Buildings®, multi-family developments, and commercial construction. As a one-stop-shop design-build company, Pre-Con will take on your entire project from start to finish, including city development approvals, rezoning applications, assisting with financing and proformas, in-house drafting and design, and coordination with trades.

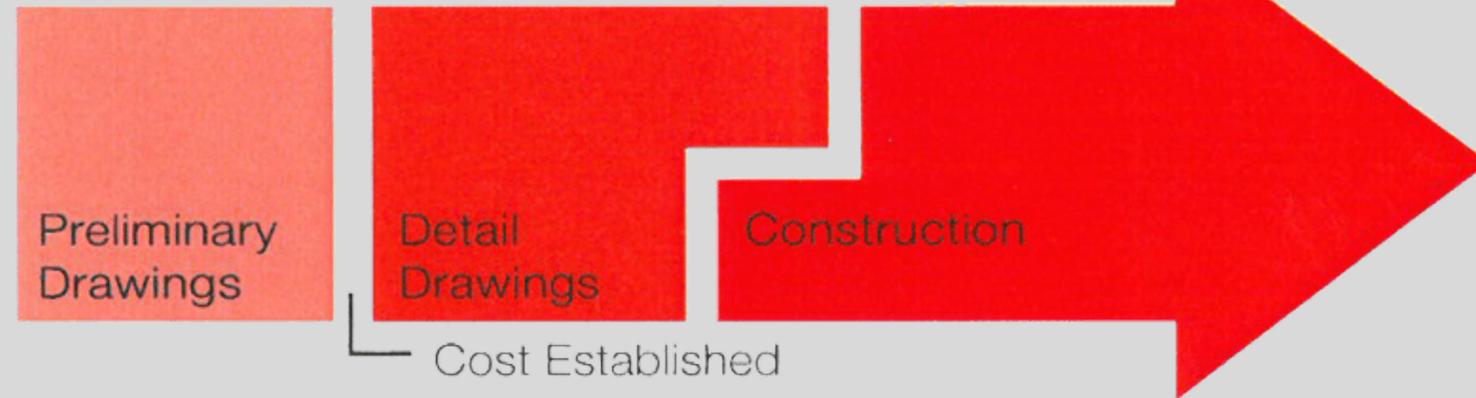


# DESIGN-BUILD

Design-Build construction is, quite simply, the most cost-effective and time-efficient method of building.

Design-Build construction places project responsibility and control with a single cohesive team, consisting of you and Pre-Con Builders, from conception through completion.

*Design-Build Method*



*Traditional Method*



# Get In Touch

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