



3200 Regional Road 56, Binbrook

# Retail space available for lease

A newly built commercial retail space available for lease in mixed-use building,  
Situated along Binbrook's main retail corridor.

**Bryan Faldowski\*, CNE**

Executive Vice President  
+1 289 266 1009  
bryan.faldowski@colliers.com

**Kennedy Banks,**

Senior Sales Representative  
+1 289 266 1002  
kennedy.banks@colliers.com

**Emily Hawker**

Sales Representative  
+1 519 904 2205  
emily.banks@colliers.com



# Property Overview

Binbrook is a growing community in southeastern Hamilton.

With hundreds of new homes being built, Binbrook is a young community with lots of retail potential.

Located on the main street, this mixed use development has apartments on the second and third floor and commercial space for lease on the ground floor and in the basement.

## Key Highlights

- Various configurations offered in the basement (1,040 SF - 6,415 SF)
- Ample on-site parking
- Signage opportunities

Asking Lease Rate PSF:

**\$6.00**

TMI PSF (2024)

**\$6.00**

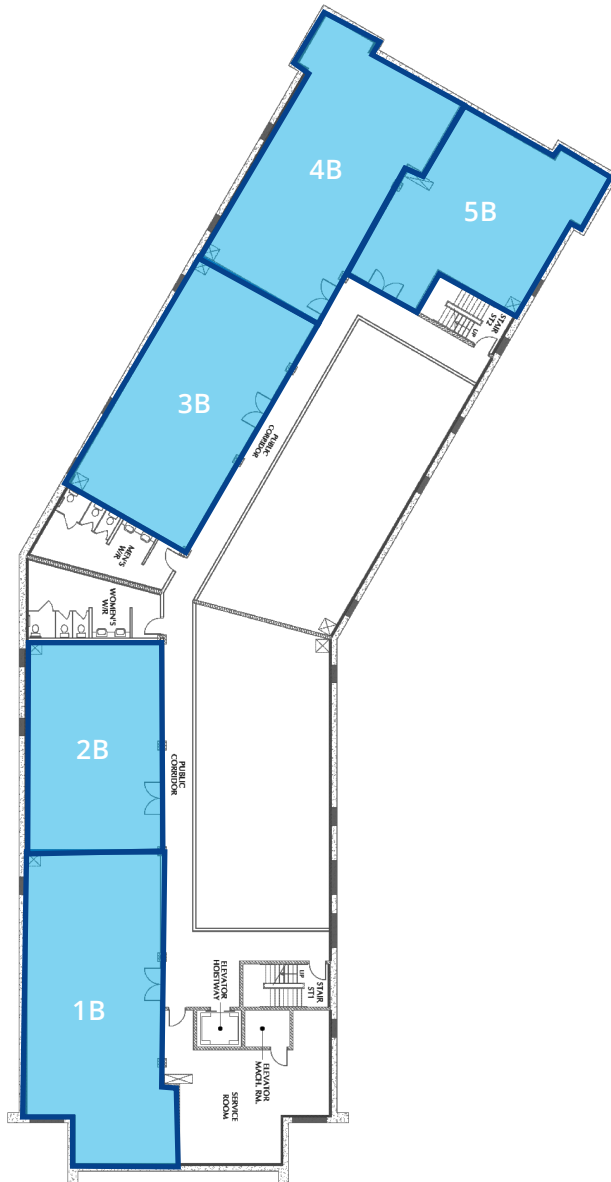




# Basement Floor

Various configurations of basement space available (1,040 SF - 6,415 SF)

UNIT	AREA	NET RENT PSF	TMI PSF
FULL	6,415	\$6.00	\$6.00
1B	1,550	\$6.00	\$6.00
2B	1,040	\$6.00	\$6.00
3B	1,300	\$6.00	\$6.00
4B	1,415	\$6.00	\$6.00
5B	1,110	\$6.00	\$6.00



**6,415**  
square feet  
available

# Nearby Amenities

3200 Regional Road 56 located in Binbrook is a young community with lots of retail potential.

Only minutes away from amenities including:

### Shopping

- Fresh Co
- Pet Value
- LCBO
- Home Hardware
- Binbrook Food Market
- Shoppers Drugmart

### Eateries

- Pizza Pizza
- Tim Horton's
- Binbrook Pizza
- Subway
- The Binbrook Grill
- Pizza Hut

### Part of a Community

Surrounded almost 2,000 residential units from established Losani Homes communities and over 1,200 coming soon:

#### Stoney Creek

- Peachwood Estates
- Ridgeview

#### Grimsby

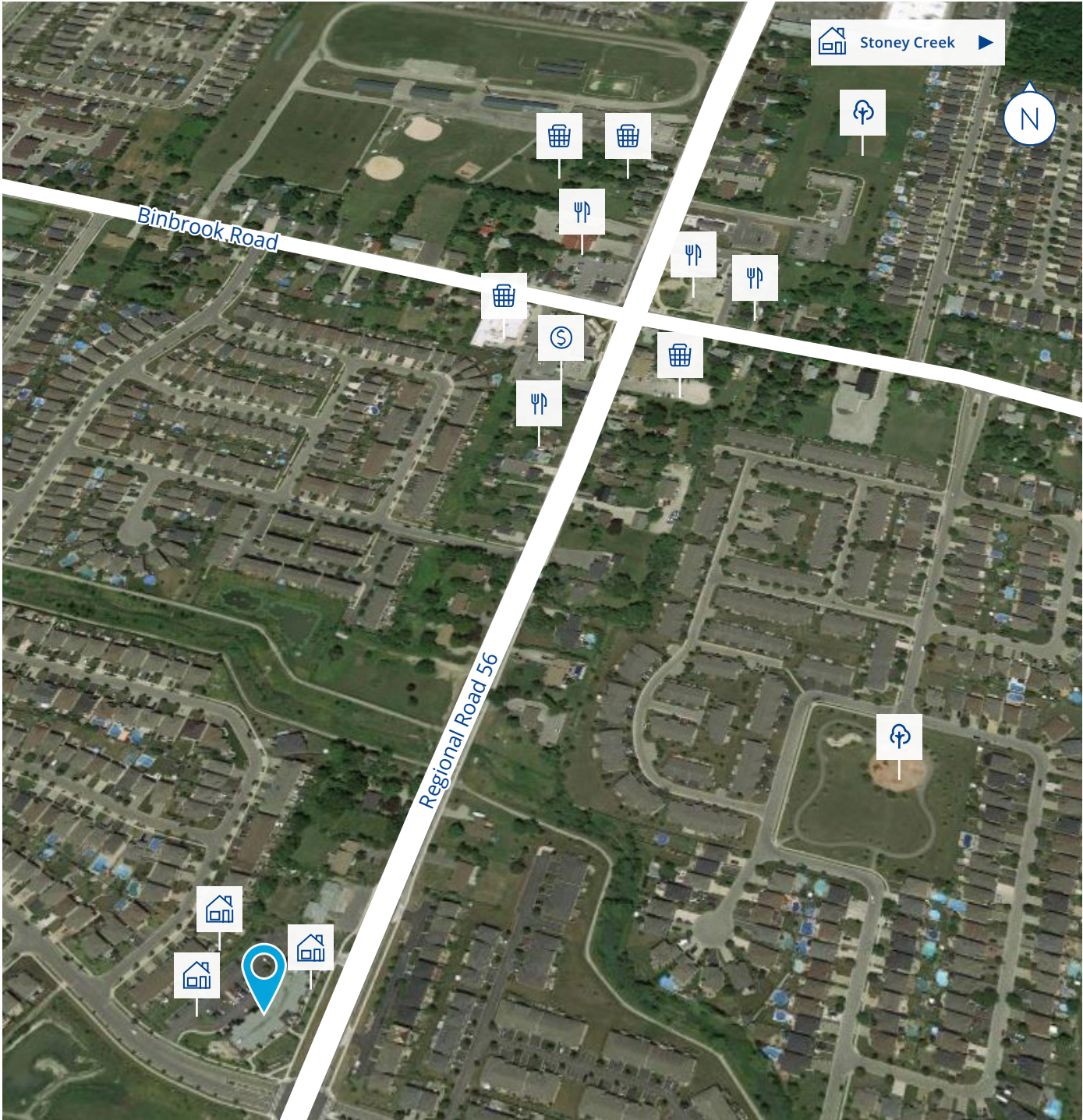
- Westbrook
- Gardenview
- Flair
- Woodview
- Coming soon: 1,100 mixed-use residential

#### Beamsville

- Discovery
- Now Selling: Vista Ridge

#### Hamilton Mountain

- Coming Soon: SOHO





**TEAM MURRAY  
& FALDOWSKI**

[View Online Listing](#)

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\*Sales Representative \*\*Broker

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