

# 1008 & 1016

KING STREET EAST

HAMILTON | ON



UNIT 1016

UNIT 1008

RETAIL FOR LEASE

**CBRE**

# 1008 & 1016

## KING STREET EAST

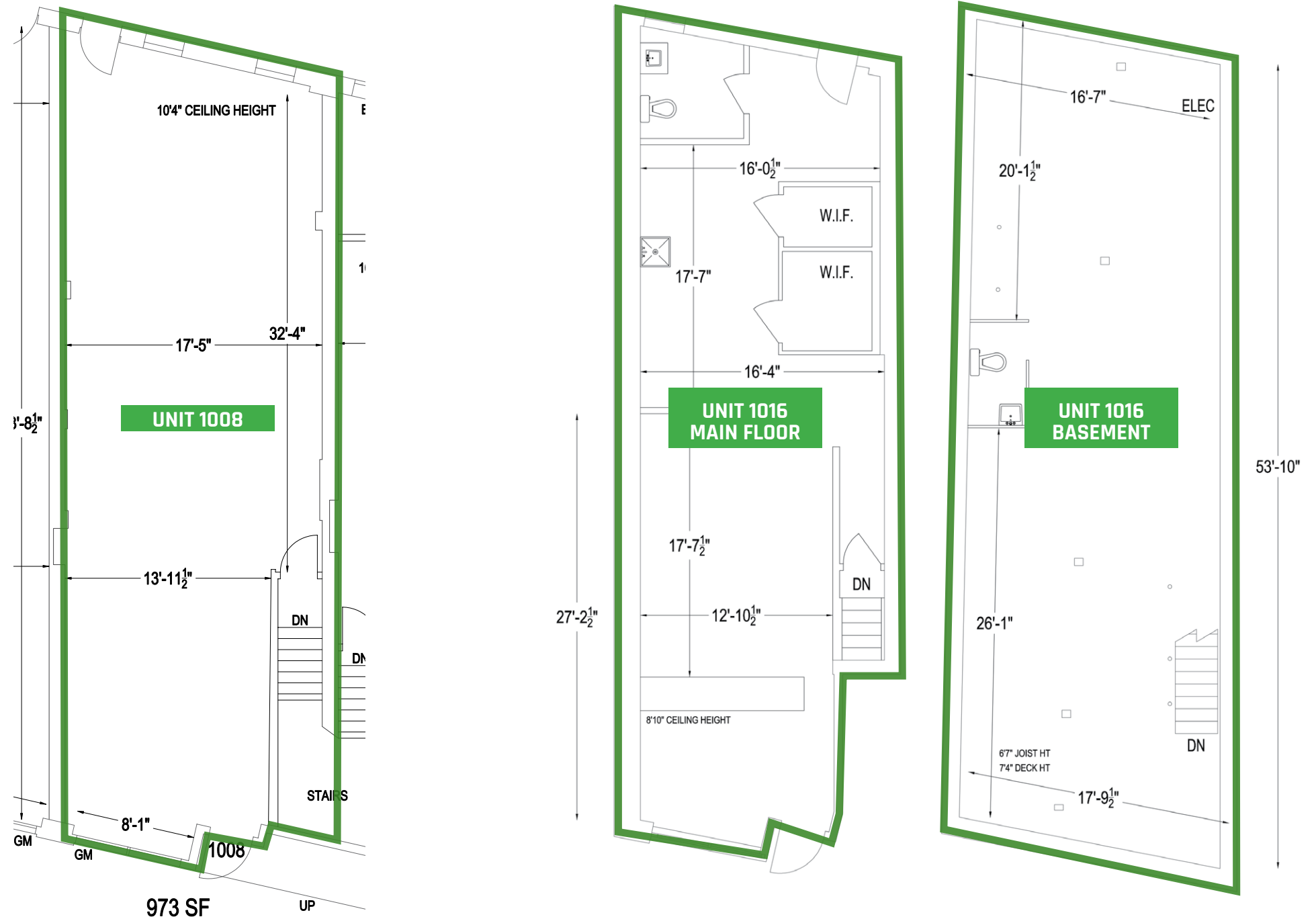
HAMILTON | ON

### PROPERTY HIGHLIGHTS

Discover an excellent opportunity in the vibrant Stipley neighborhood, centrally located in Hamilton with abundant street visibility.

The building is just a few steps away from public transportation, featuring convenient on-site parking and a short 10-minute stroll to a variety of restaurants, Tim Horton's Field, FreshCo grocery store, and many more retailers.

Ideally suited for food and beverage operators, Unit 1016 features existing venting infrastructure to streamline your restaurant conversion.



AVAILABLE UNIT	SIZE	NET RENT	2025 EST. TMI	PARKING	POSSESSION
UNIT 1008	973 Sq. Ft.	\$28.00 Sq. Ft.	\$8.66 Per Sq. Ft.	On site	Immediate
UNIT 1016 VENTING IN PLACE	MAIN FLOOR - 979 Sq. Ft. BASEMENT - 907 Sq. Ft.	\$32.00 Sq. Ft.	\$8.66 Per Sq. Ft.		



# LOCATION & AMENITIES



JIMMY THOMPSON  
MEMORIAL POOL

BERNIE CURTIS  
SECONDARY SCHOOL

BRIDGE  
INTERNATIONAL  
SCHOOL

BERNIE MORELLI  
RECREATIONAL CENTRE

TIM HORTONS  
FIELD

PRINCE OF WALES  
ELEMENTARY SCHOOL


KING ST E


LOTTRIDGE ST


CANNON ST E

KING STREET  
MEDICAL PHARMACY

THE CAPITAL BAR  
RESTAURANT

 SUBJECT SITE

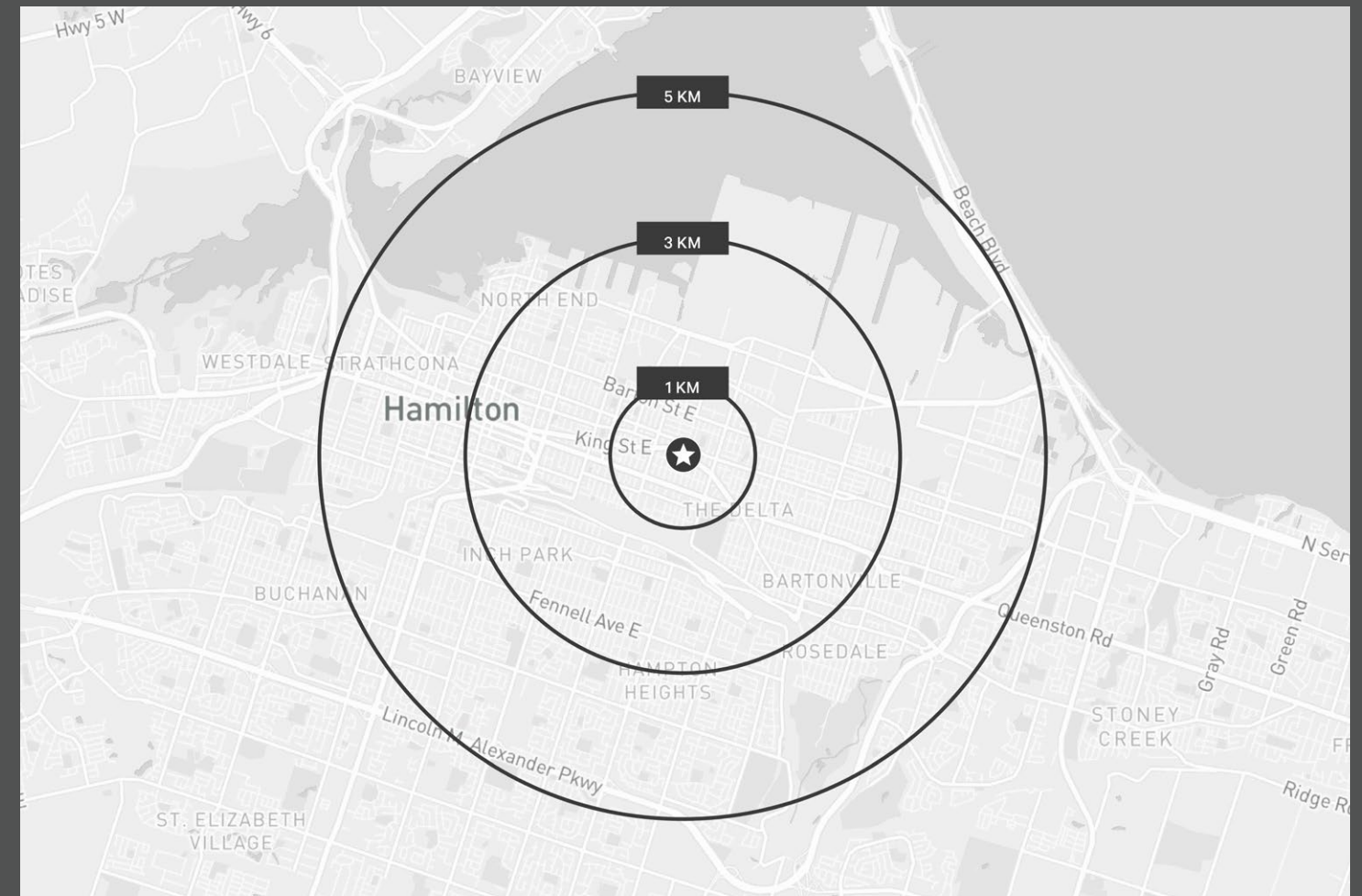
 RESIDENTIAL BLOCK





 COMMERCIAL BLOCK

# ZONING & PERMITTED USES



# DEMOGRAPHICS



	 TOTAL POPULATION 2025	 POPULATION GROWTH 2025-2030	 DAYTIME POPULATION 2025	 HOUSEHOLD INCOME 2025
<b>1 KM</b>	19,025	1.0%	16,576	\$92,538
<b>3 KM</b>	111,275	3.2%	121,586	\$91,629
<b>5 KM</b>	229,583	3.5%	240,218	\$98,347

CLICK TO VIEW  
TOC3  
ZONING BY-LAWS

CLICK TO VIEW  
PERMITTED &  
RESTRICTED USES

CLICK TO VIEW  
CITY OF HAMILTON  
ZONING DEFINITIONS

\*BUYERS/TENANTS ARE RESPONSIBLE FOR CONFIRMING ZONING AND PERMITTED USES.

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## FOR MORE INFORMATION, PLEASE CONTACT:

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