



Colliers

FOR SALE

8 Main Street South

BRAMPTON, ON

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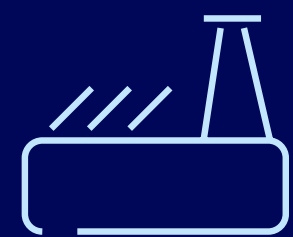
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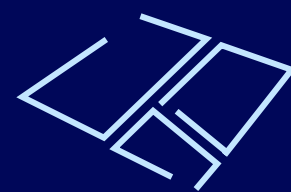
Accelerating success.

At a Glance



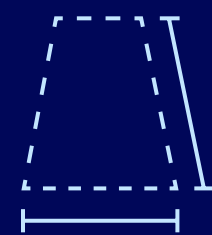
Total Size

15,052 SF



Unit Mix

17 residential units & 1 retail unit



Versatility

Mixed-use property, suitable for a variety of uses



Convenience

Close to many amenities



Upgrades

Property includes some newly renovated units



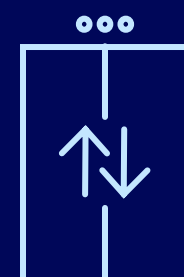
Great Connectivity

Easy access to Highway 401, Highway 407 & Highway 410



Zoning

DC1 - Downtown Commercial



Accessibility

Recently upgraded elevator



Prime Location

Located in the heart of Downtown Brampton

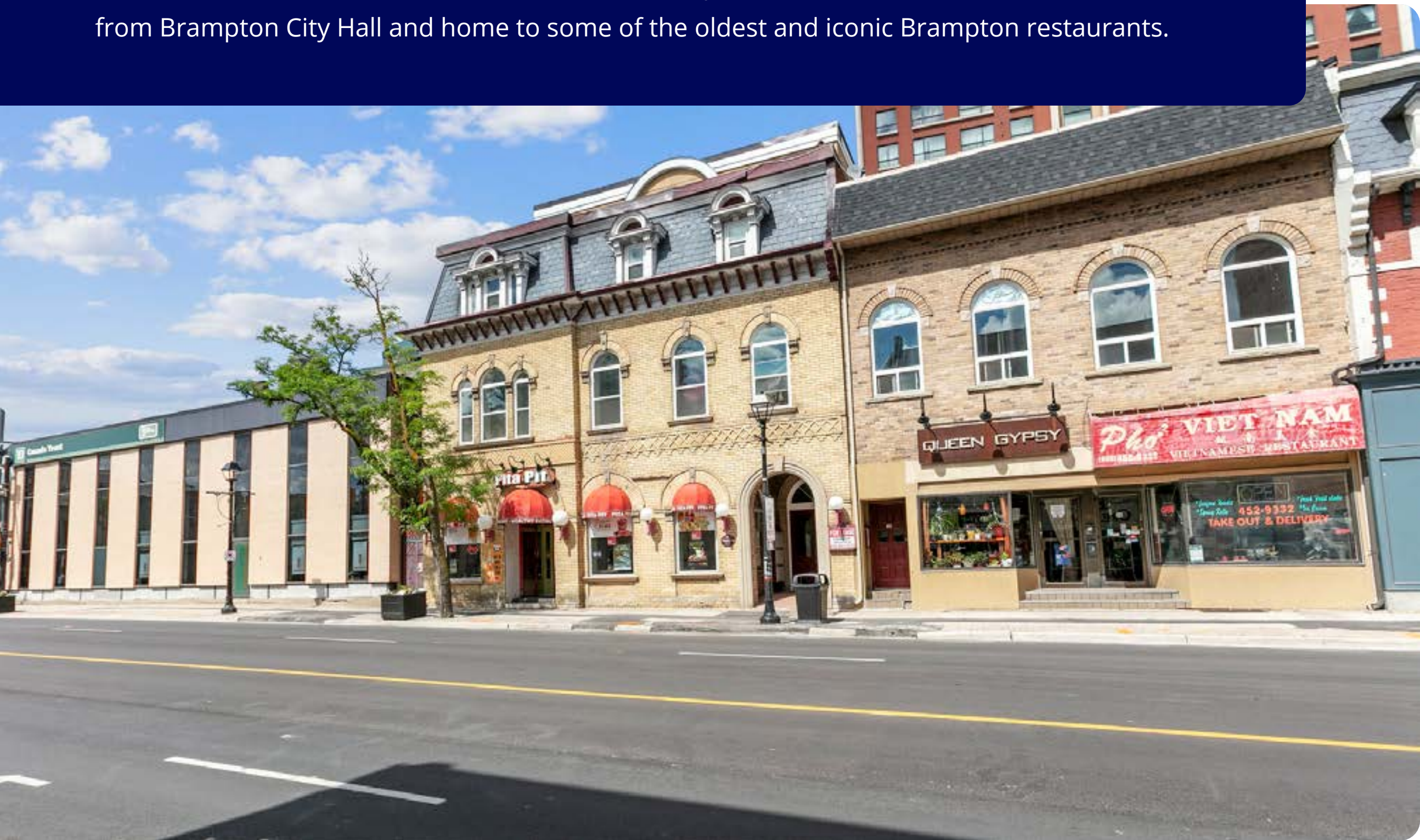


Property Description

8 Main Street South, Brampton ON

Colliers (the “Agent”) has been retained by the Vendor as exclusive agent to arrange for the offering and sale of a 100% freehold interest of this mixed-use property improved with 17 multifamily residential units, and 1 street level retail unit. Municipally described as 8 Main Street South, Brampton, ON (collectively, the “Property”).

The Property is located on the four-corners of Downtown Brampton, showing high visibility and future potential in the transforming core. A 6-minute walk (400m) from the Brampton Innovation District GO station and Downtown Brampton Transit Terminal. Across the street from Brampton City Hall and home to some of the oldest and iconic Brampton restaurants.



Civic Address	8 Main Street South, Brampton ON
Building Size	15,052 SF
Unit Mix	17 Residential units & 1 Retail unit
Property Type	Mixed-Use Residential
Major Intersection	Main Street South & Queen Street East
Legal Description	PT LTS D & 2, PL BR2 S OF QUEEN ST E OF MAIN ST AS IN R0830063; S/T & T/W R0830063 CITY OF BRAMPTON
Asking Price	\$3,975,000
Taxes	\$48,212 (2026)



Click here to access Confidentiality Agreement

Interior Photos



Location Overview

Brampton offers the perfect blend of opportunity, convenience, and community, making it an ideal place to live, work, and invest. As one of Canada’s fastest-growing cities, Brampton features excellent schools, beautiful parks, vibrant shopping districts, and easy access to major highways, transit, and Toronto Pearson International Airport. Its diverse and welcoming community creates a dynamic lifestyle enriched by culture, dining, and entertainment. With modern amenities, expanding business opportunities, and family-friendly neighbourhoods, Brampton continues to attract homeowners, professionals, and investors looking for long-term value and exceptional quality of life in the Greater Toronto Area.

CITIES

Mississauga | 15 Mins | 14 KM
Vaughan | 25 Mins | 23 KM
Toronto | 35 Mins | 31 KM

HIGHWAYS

Highway 410 | 8 Mins | 4 KM
Highway 407 | 12 Mins | 11KM
Highway 401 | 20 Mins | 16 KM



Population

	1 km radius	5 km radius	15 km radius
2025 Projected Population	11,356	326,083	1,362,503
2030 Projected Population	12,459	245,656	1,427,523
2035 Projected Population	14,795	376,423	1,534,476



Households

2025 Projected Households	4,795	90,171	386,620
2030 Projected Households	8,274	95,365	404,035
2035 Projected Households	6,375	103,935	431,969

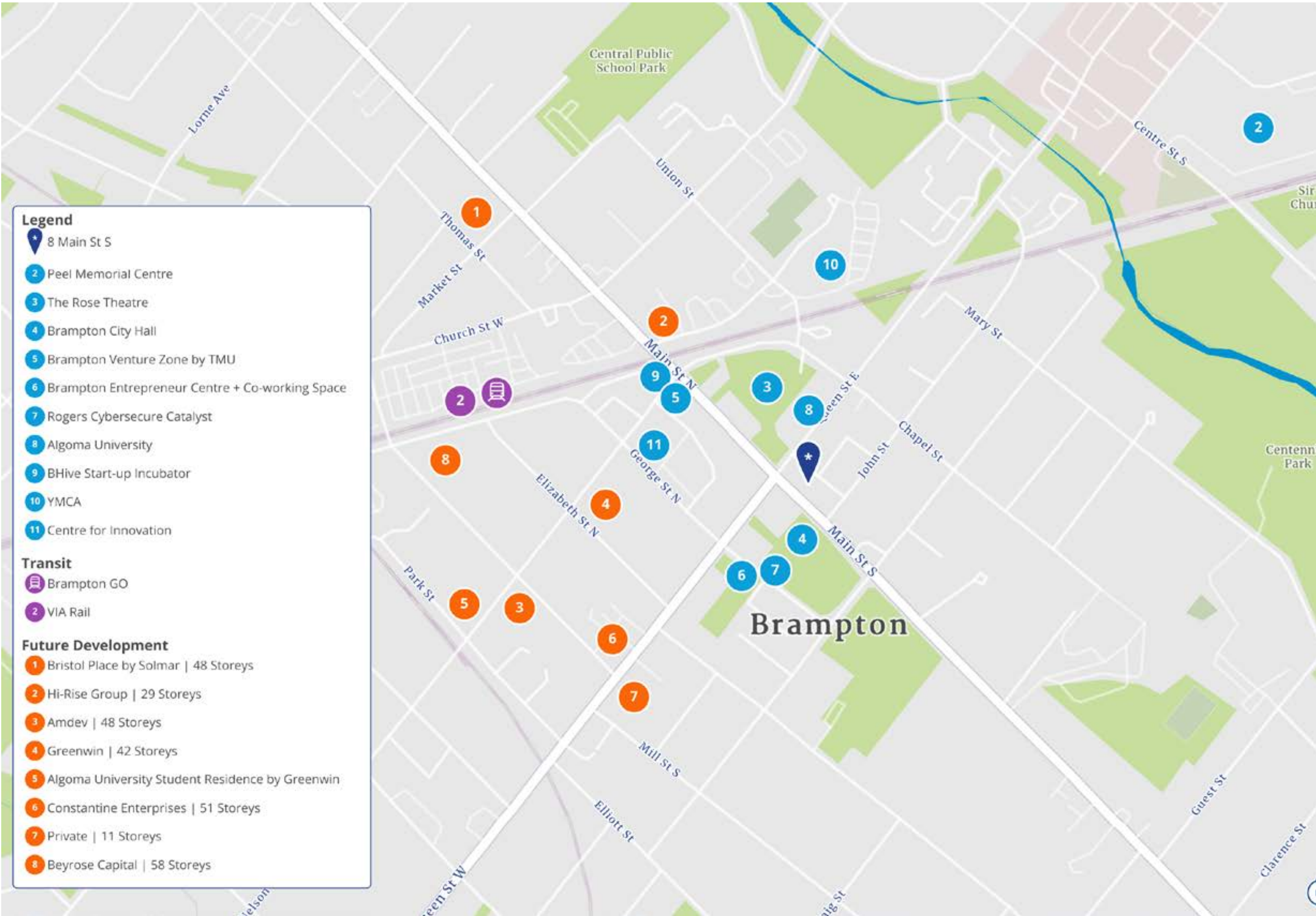


Average Household Income

Projected for 2025	\$93,983	\$117,181	\$38,310
Projected for 2030	\$110,611	\$138,464	\$45,236
Projected for 2035	\$129,676	\$164,246	\$53,566



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