

BLAIR BLANCHARD STAPLETON

LIMITED, REAL ESTATE BROKERAGE

RETAIL UNIT FOR LEASE

BBSREALTY.COM

\$1,925/MTH
GROSS LEASE

1,226
SQUARE FEET



16 Myrtle Avenue, Unit 4, Hamilton, ON

Located right off of Main St E. Beautiful professionally maintained building features high ceilings, exposed brick, exposed beams, and plenty of natural light. Join the current tenants: Back & Forth, Melabeth Artist Studio, Stylist @ Sidenote, Communauto, Lunar Loft Photo Rental Studio, and more! Many amenities within short walk including bar, dry cleaners, pharmacy, convenience store, pet store, pizza, Tim Hortons, physio, yoga, and more!

Evan Apostol

Broker

Office: 905.527.1144 Ext. 300

Email: apostol@bbsrealty.com

Keriann Harlow

Sales Representative

Office: 905.527.1144 Ext. 205

Email: harlow@bbsrealty.com



HAMILTON DOWNTOWN OFFICE

25 Main Street West, Suite 2025, Hamilton ON L8P 1H1
P 905.527.1144 F 905.546.0007

The information contained herein is provided by the building owner or their agents or representatives and although such information has been obtained from sources considered to be reliable, Blair Blanchard Stapleton Limited makes no representation or warranty as to the accuracy or completeness thereof. The information contained herein is subject to change without notice.

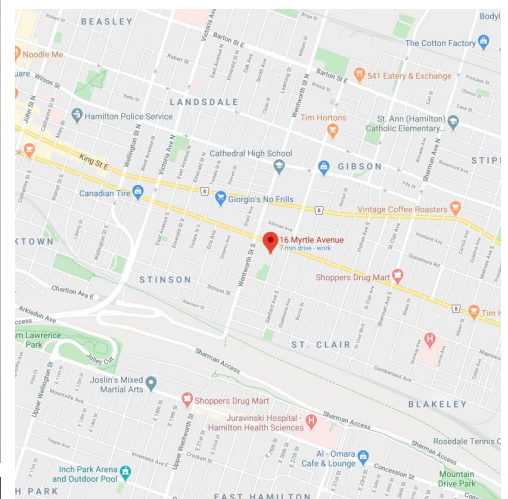
RETAIL UNIT FOR LEASE

Unique building offers 2 main entrances, 3 washrooms with parking in the back parking lot and street. Unit in basement with some windows allowing natural light to get into the unit with private additional space to be utilized under stairwell. Big open space with beans throughout, private washroom, & storage room. All utilities included in price. Easy choice for startup or anyone who wants to secure a monthly rate w/o fluctuations.



PROPERTY DETAILS

| | |
|-----------------|----------------|
| MONTHLY GROSS | \$1,925.00/MTH |
| UNIT SIZE | 1,226 SF |
| PARKING | SURFACE |
| ZONING | C2 |
| AIR CONDITIONED | YES |
| UTILITIES | INCLUDED |
| LEASE TERM | 1-3 YEARS |



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