

# BLAIR BLANCHARD STAPLETON

LIMITED, REAL ESTATE BROKERAGE

## INDUSTRIAL PROPERTY FOR SALE

BBSREALTY.COM

**\$3,950,000**

~~\$4,250,000~~

PRICE REDUCTION

**\$19,257.60**

TAXES (2025)

**10,000 SF**

SQUARE FEET

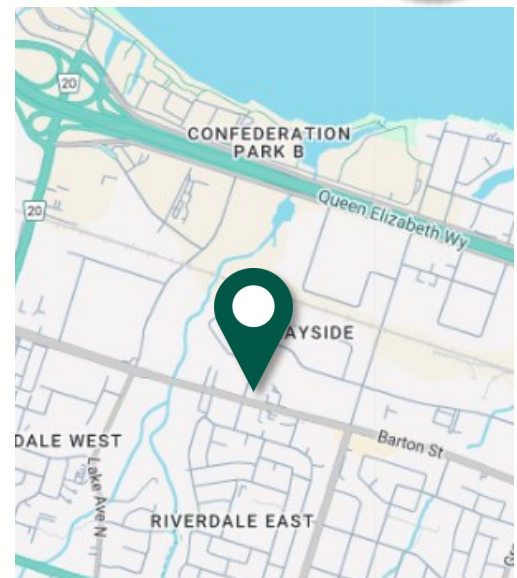


### 10 Brockley Drive, Hamilton, ON

#### PROPERTY DETAILS

CLEAR HEIGHT	14'
LAND SIZE	81.87' x 267.43'
ENVIRONMENTAL	Recent Phase 1 Available
LOADING	(1) 12' x 10' Drive-In
OFFICE	20-25%
PARKING	Yes
ZONING	M3

Industrial property for sale in Hamilton. Great location, with exposure to Barton Street. Architecturally attractive building. Recent Phase 1 available.



#### Gary D Stapleton

Broker

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#### HAMILTON OFFICE

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