

# BLAIR BLANCHARD STAPLETON

LIMITED, REAL ESTATE BROKERAGE

## OFFICE UNITS FOR LEASE

BBSREALTY.COM

**\$19.00 PSF**  
NET LEASE RATE

**\$11.50 PSF**  
T.M.I. (2025)

**944 - 4,438**  
SQUARE FEET



## 151 York Boulevard, Hamilton ON



Position your business in a bright, modern office suite in one of Hamilton's most visible downtown locations. Recently upgraded from top to bottom, this move-in ready space features upscale finishes within a professionally renovated building. Situated at the corner of York Blvd and Bay St N, the site offers excellent street exposure, brand visibility, and dedicated on-site parking. .

### PROPERTY DETAILS

ELEVATOR	YES
LEVELS	2
PARKING	SURFACE
ZONING	D3

### Adrian Mekli

Sales Representative

Direct: 905.869.0494

Email: [amekli@bbsrealty.com](mailto:amekli@bbsrealty.com)

### Adam Ionico

Sales Representative

Direct: 416.346.0250

Email: [ionico@bbsrealty.com](mailto:ionico@bbsrealty.com)

### HAMILTON OFFICE

1425 Cormorant Road, Suite 303, Ancaster, ON L9G 4V5  
P 905.529.5900 F 905.529.7474

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.

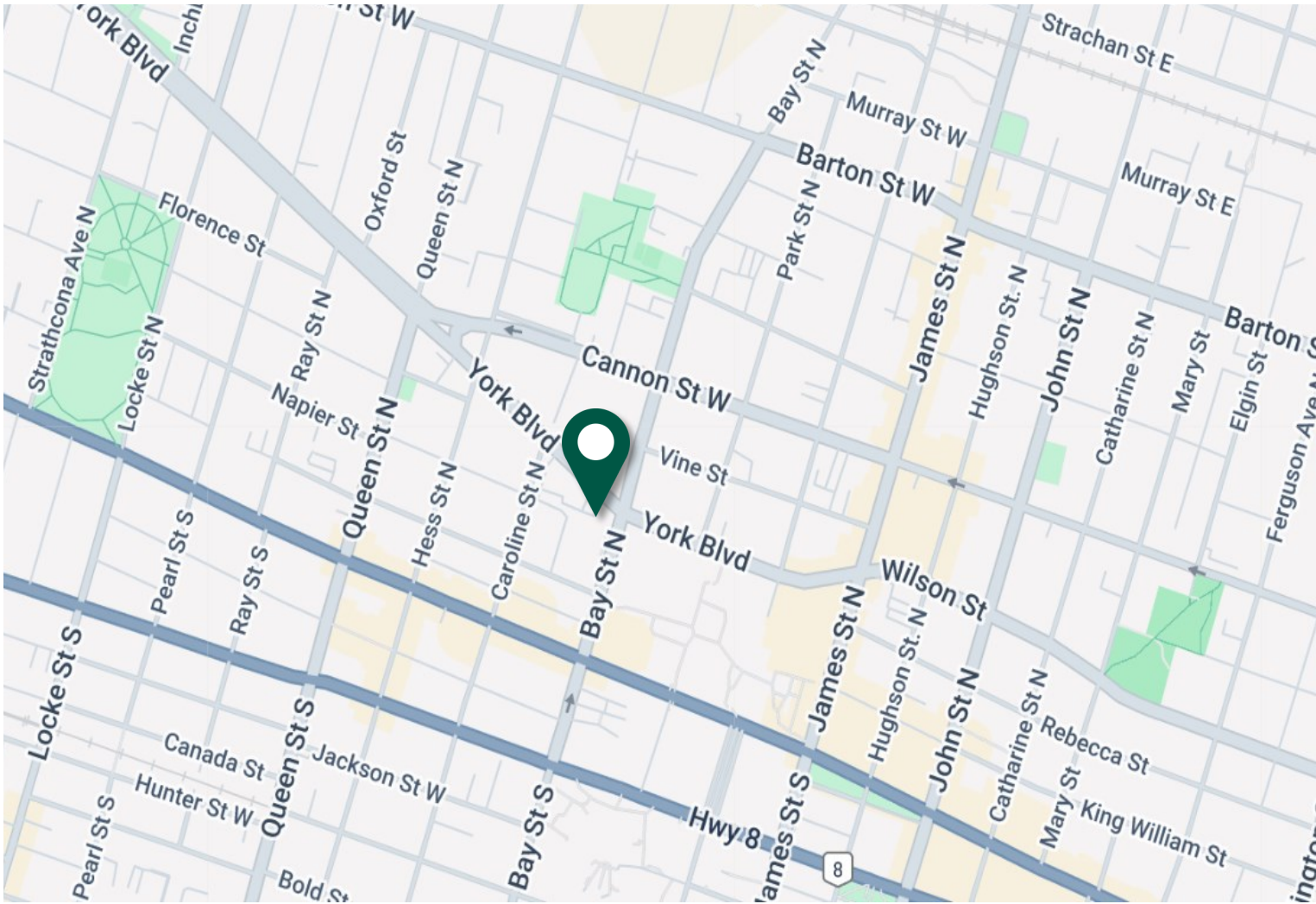


# OFFICE UNITS FOR LEASE

Fully accessible and minutes from Highway 403, GO transit, and the downtown core. Located across from the future \$500M transformation of the FirstOntario Centre, join established co-tenants including Starbucks and Ultimate Kitchen in this dynamic, high-traffic zone.

## UNIT OPTIONS

OPTION	NET RENT	T.M.I. (2025)	SQUARE FEET
Unit E	\$19.00	\$11.50	4,438 sf
Unit F	\$19.00	\$11.50	3,868 sf
Unit 203	\$19.00	\$11.50	1,700 sf
Unit 204	\$19.00	\$11.50	944 sf
Unit 206	\$19.00	\$11.50	1,113 sf
Unit 208	\$19.00	\$11.50	2,497 sf



### HAMILTON OFFICE

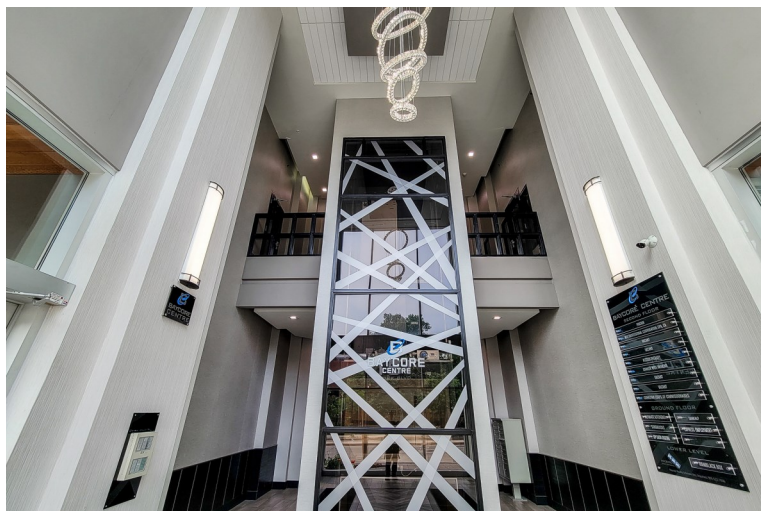
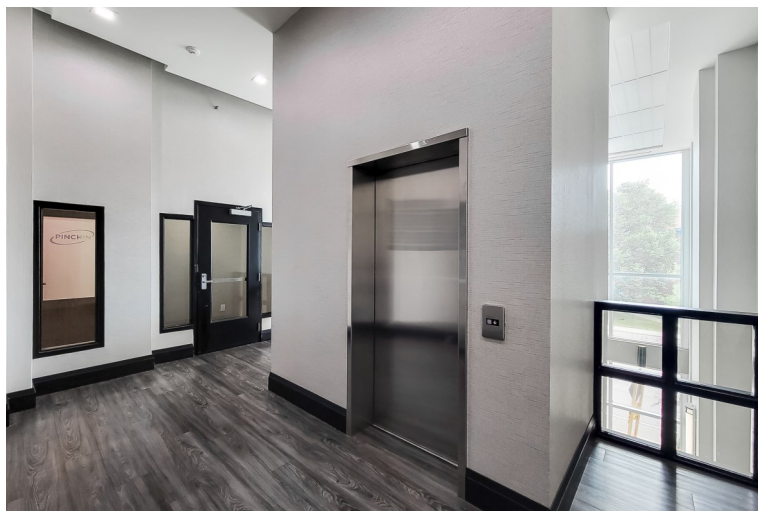
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**Unit 203**



**Unit 203**

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**Unit 204**



**Unit 204**



**Unit 206**



**Unit 206**



**Unit 208**



**Unit 208**

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