

# BLAIR BLANCHARD STAPLETON

LIMITED, REAL ESTATE BROKERAGE

## RETAIL PROPERTY FOR SALE

BBSREALTY.COM

**\$1,149,000**

ASKING PRICE

**\$22,000.00**

TAXES (2025)

**4,000**

SQUARE FEET

**80' x 110'**

LOT SIZE

## 942-946 Barton Street East, Hamilton, ON

This rare offering features a meticulously maintained 4,000 SF commercial building at 946 Barton St E, providing a fully turnkey hospitality infrastructure in a rapidly revitalizing Hamilton corridor. The sale includes the land, building, and a comprehensive suite of professional kitchen equipment, supported by a liquor license for approximately 100 patrons. A standout feature for this urban location is the inclusion of 25 dedicated on-site parking stalls, ensuring convenience for staff and clientele alike. Boasting flexible zoning that permits a wide variety of future uses, the property presents a versatile opportunity for owner-occupiers or strategic investors. Furthermore, this asset can be purchased in conjunction with the adjacent properties at 948 and 950 Barton ST E, offering a unique chance for a larger-scale commercial assembly with significant expanded frontage.

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### HAMILTON MAIN OFFICE

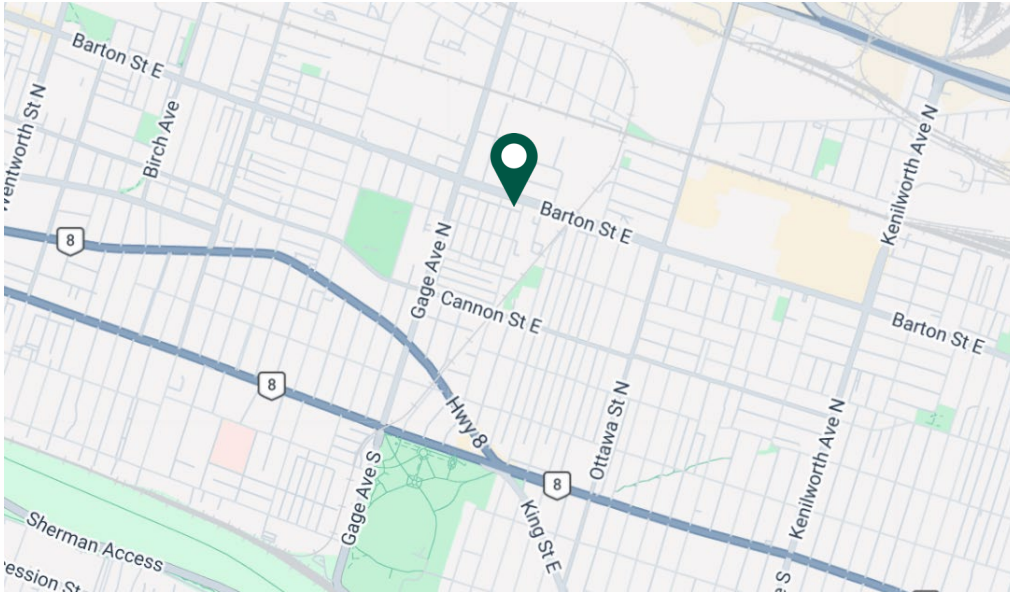
1425 Cormorant Road, Suite 303, Ancaster, ON, L9G 4V5  
P 905.529.5900 F 905.529.7474

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# RETAIL PROPERTY FOR SALE

This rare offering features a well maintained highly visible 4,000 SF turnkey restaurant at 946 Barton St E. The space comes equipped with a transferrable liquor license, existing kitchen infrastructure and a spacious opening dining area, making it ideal for restaurateurs looking to launch or expand their concept without starting from scratch. Furthermore, this asset can be purchased in conjunction with the adjacent properties at 948 and 950 Barton St E, offering a unique chance for a larger-scale commercial assembly with significant expanded frontage.



## DETAILS

LEVELS	1
PARKING	25 spaces
ZONING	C5/G-3

- The owner is willing to assist in restaurant training/transition for interested parties
- The offering also includes the adjacent parking lots which include over 25 on-site parking stalls
- Boasting flexible zoning that permits a wide variety of future uses, the property presents a versatile opportunity for owner-occupiers or strategic investors
- Vendor financing is available for the right buyer
- Costs of kitchen equipment is negotiable

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