

# BLAIR BLANCHARD STAPLETON

LIMITED, REAL ESTATE BROKERAGE

## RETAIL UNITS FOR LEASE

BBSREALTY.COM

**\$2,800-\$4,900**  
MONTH GROSS RATE

**1,125-2,100**  
SQUARE FEET

**D2**  
ZONING



## 271 King Street East, Hamilton, ON

Prime commercial lease opportunity in the heart of downtown Hamilton's busiest retail corridor. This versatile space features four private offices, a large open-concept front area ideal for retail or client-facing use, and a convenient rear loading area. High ceilings and expansive windows provide excellent natural light throughout, creating an inviting and functional environment. The unit offers a unique storefront entrance with strong street presence, and the landlord plans to update the front façade, further enhancing curb appeal.

**Evan Apostol**  
Broker

Office: 905.527.1144 x 300  
Email: [evan.apostol@marklandpm.com](mailto:evan.apostol@marklandpm.com)

**Joe Klimowicz**  
Sales Representative

Office: 905.527.1144 x 302  
Email: [klimowicz@bbsrealty.com](mailto:klimowicz@bbsrealty.com)



### HAMILTON DOWNTOWN OFFICE

25 Main Street West, Suite 200, 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.

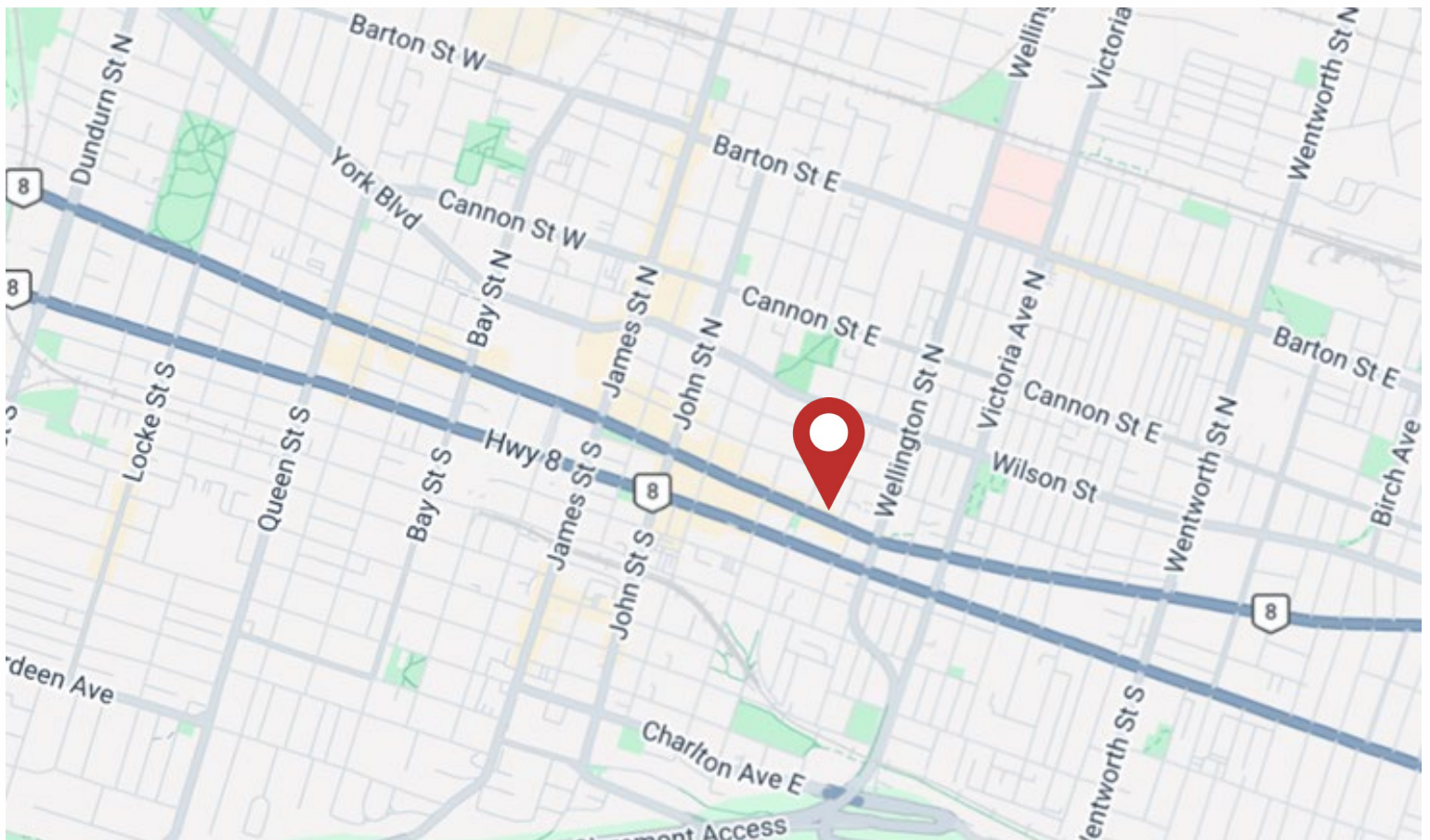
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## OPTIONS

UNIT	SQUARE FEET	RENTAL RATE	FLOOR
Ground Floor	2,100 sf	\$4,900.00 Month Gross	Main Floor
1	1,125 sf	\$2,800.00 Month Gross	Main Floor

- This versatile space features four private offices, a large open-concept front area ideal for retail or client-facing use, and a convenient rear loading area
- High ceilings and expansive windows provide excellent natural light throughout, creating an inviting and functional environment
- The unit offers a unique storefront entrance with strong street presence, and the landlord plans to update the front façade, further enhancing curb appeal
- Surrounded by established businesses including Denninger's, Das Schnitzel House, and popular coffee shops, this location benefits from steady foot traffic and excellent visibility
- Just steps from Jackson Square, major banks, and the vibrant King William Street dining district
- Ample street parking available directly out front for easy access



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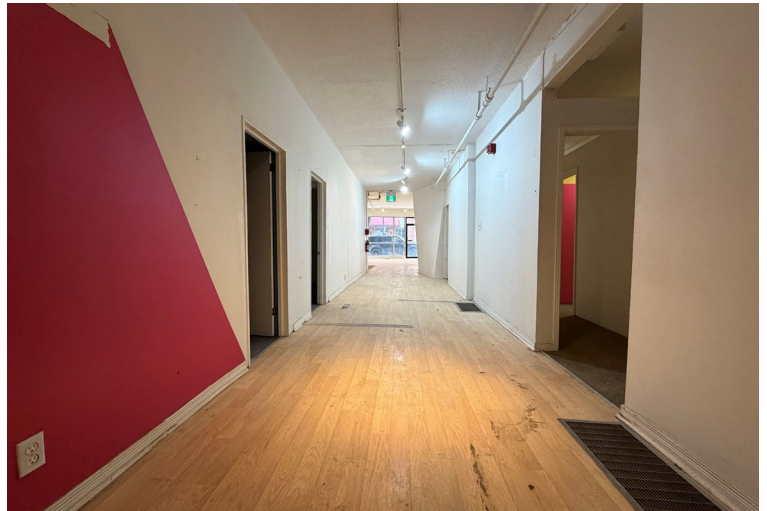
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