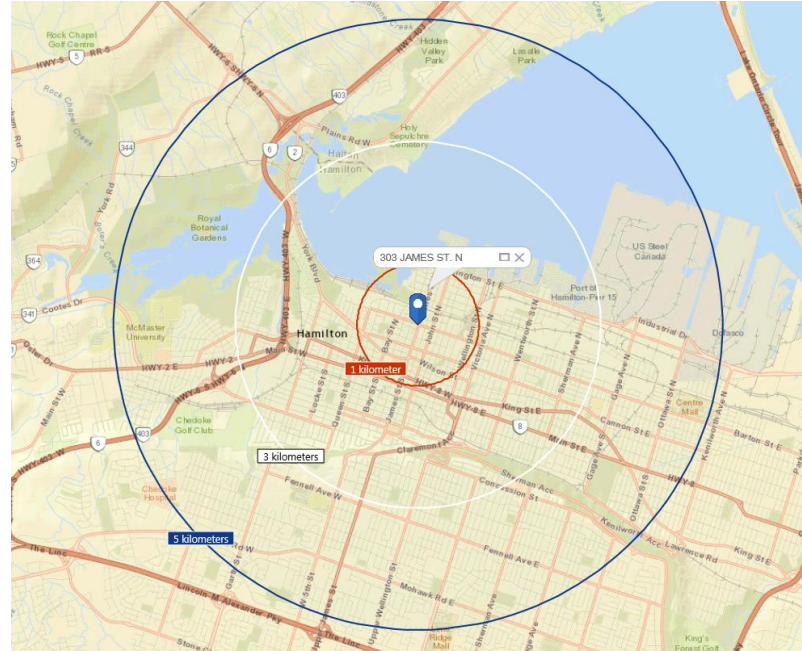


303 James Street North, Hamilton, Ontario



Lease Particulars

Rentable Area :	2,600 SF
Lease Type	Semi-Gross
	* Tenant is responsible for utilities
Lease Rate	\$4,500.00 per month
Term	Negotiable

Property Particulars

Former BMO Retail Branch

24 feet of fronting on James Street North, immediately South of Barton

Fully air conditioned, ideal for restaurant, bistro, or café

Interior is currently shell space with 16 ft ceilings throughout

Situated in the heart of James St N amid vibrant restaurants, shops, markets

Central to the popular James St North revival and home of such events as the Art Crawl on the second Friday of the month and the annual Art SuperCrawl

Easily accessible by public transit

Demographics

	<u>1KM</u>	<u>1.5KM</u>	<u>3KM</u>
Population:	14,091	35,399	89,942
Number of Households:	5,806	17,560	43,736
Average Household Income:	\$48,467	\$42,253	\$54,502

Contact

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