

# Freestanding Industrial Building for Sale

504 Kenora Avenue, Hamilton, Ontario

Former food facility with 28,000 sq ft freezer space minutes from Red Hill and QEW



701 Main Street West, Suite 101  
Hamilton, Ontario L8S 1A2

905.529.5900



## Features

- 41,117 square feet including 28,000 square feet of freezer space
- Conveniently located minutes off QEW and Red Hill Expressway
- Very well maintained
- Two floors of offices
- Heavy power
- Tenant in building leased to October 31, 2013

# Freestanding Industrial Building for Lease

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## Property Information

**SPACE AVAILABLE:** 41,117 square feet including 28,000 square feet freezer space

**ASKING PRICE:** \$3,900,000.00

**PROPERTY TAXES:** \$80,334 (2011)

**LOADING:** Dock level loading - 7 doors

(8' x 10')

**CEILING HEIGHT:** 24'

**ELECTRICAL:** 600 amps, 600 volts, 3 - Phase

**ZONING:** KK

### FEATURES:

- Well maintained, freestanding, former food facility with freezer space
- Heavy power, multiple dock level doors
- Exterior signage, parking, public transit and highway access nearby
- 2 floors of offices
- Tenant in building leasing to Oct. 31, 2012

## Contact Us

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**Broker of Record**

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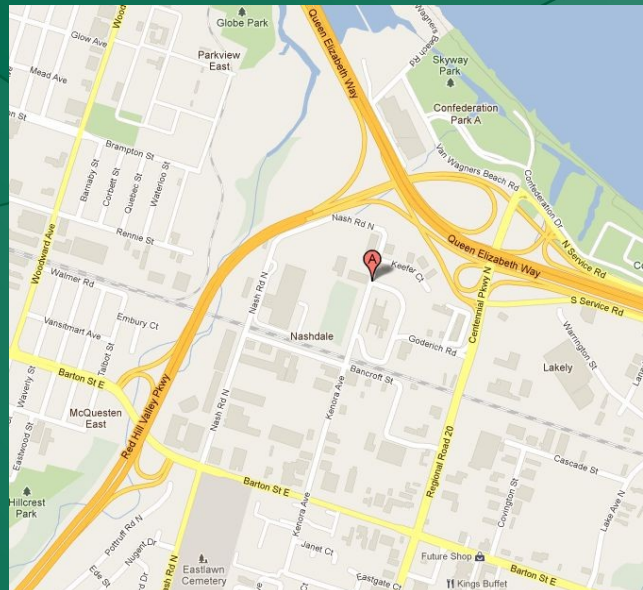
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