

\$4,950,000 - 193 Elgin Street, Hamilton

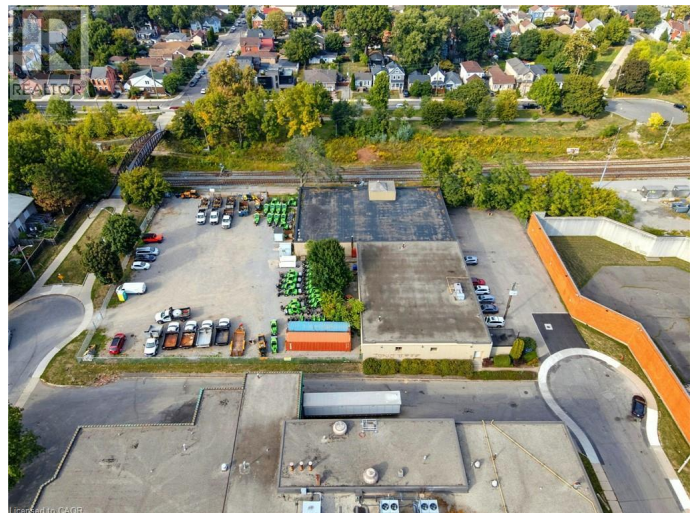
MLS® #40773306

\$4,950,000

0 Bedroom, 0.00 Bathroom, 17,000 sqft
Industrial on 1.44 Acres

134 - Beasley North, Hamilton, Ontario

Unlock a rare urban industrial opportunity at 193 Elgin Street, Hamilton. This exceptional property offers a total of 34,000 sq ft of functional space, with 17,000 sq ft above grade and an additional 17,000 sq ft in a fully functional and usable basement. Situated on a generous 1.436-acre site, the property boasts approximately 0.5 acre of excess land, fully fenced with separate access. This versatile outdoor space is ideal for secure truck parking, outdoor storage, or can be leased independently to generate additional income. Perfect for an owner-occupier, this property provides a strategic location for your business with the added security of strong underlying land value. The site's prime location within the West Harbour GO Major Transit Station Area (MTSA) presents significant future development potential. Enjoy unparalleled connectivity with the West Harbour GO Train station just a short walk away, offering seamless transit to Toronto and the greater GTA. The area is rich with amenities, including a vibrant arts and restaurant scene on James Street North, a grocery store just next door and a nearby hospital. This property is a strategic investment in a dynamic, high-growth urban hub. (id:6289)



Essential Information

Listing #	40773306
Price	\$4,950,000

Bathrooms	0.00
Square Footage	17,000
Acres	1.44
Type	Industrial
Sub-Type	Freehold

Community Information

Address	193 Elgin Street
Subdivision	134 - Beasley North
City	Hamilton
Province	Ontario
Postal Code	L8L4Y2

Amenities

Amenities	Hospital, Public Transit
Utilities	Electricity, Natural Gas, Telephone
Features	Elevator, Paved driveway
Parking Spaces	20

Interior

# of Stories	1
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Exterior

Exterior	Aluminum siding, Brick
Foundation	Block

Listing Details

Listing Office	Blair Blanchard Stapleton Ltd.
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Listing information last updated on October 26th, 2025 at 1:16pm EDT