

\$347,000 - 135 James Street S Unit# 1605, Hamilton

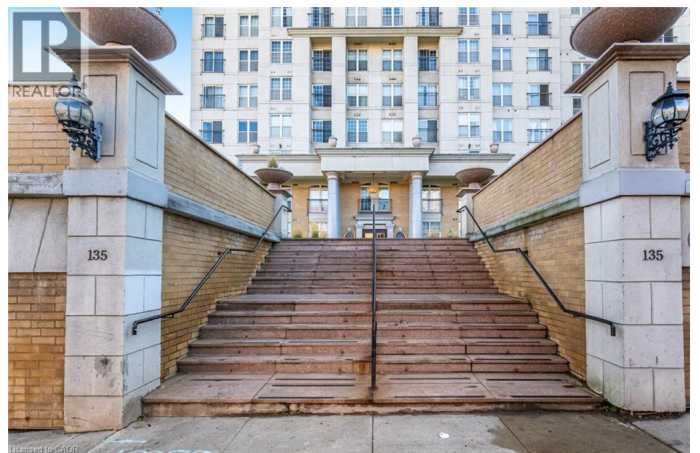
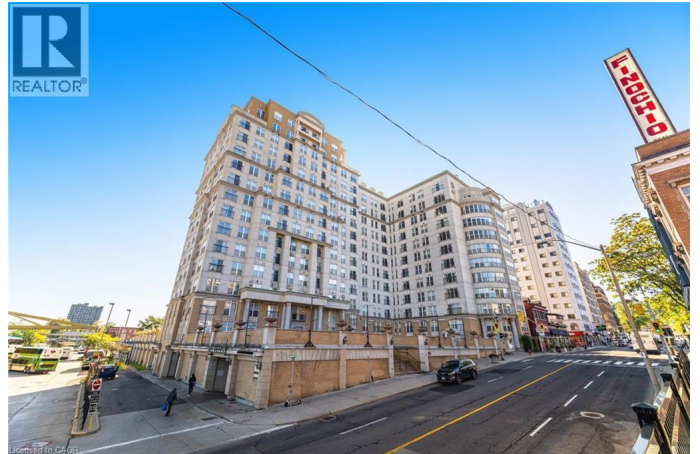
MLS® #40777833

\$347,000

1 Bedroom, 1.00 Bathroom, 734 sqft
Single Family on 0.00 Acres

122 - Durand North, Hamilton, Ontario

Welcome to Penthouse 1605, 135 James Street South, Hamilton a rare top-floor gem in the iconic Chateau Royale. If you've been searching for urban sophistication with panoramic views, concierge service, and all the conveniences of downtown Hamilton, this is your must-see home. This penthouse unit is on the 15th floor, granting you sweeping, unobstructed vistas over Hamilton's skyline, the escarpment, and beyond. Floor-to-ceiling windows bathe the open-concept living areas in natural light, while a cozy balcony lets you drink in sunsets and city lights from the comfort of your own domain. Inside, expect generous living and dining space, a functional kitchen suited for entertaining, and serene primary quarters with ample closet space. The layout flows intuitively into the various spaces. Owning in Chateau Royale means being part of one of Hamilton's most sought-after condominium addresses. Developed in 2005, the building comprises 197 units over 15 storeys, with maintenance fees that include heat, water, common elements and building insurance. Among the amenities you'll enjoy: a 24-hour concierge and secure entry, a fully equipped fitness Centre (free weights, cardio machines, universal gym) and the building's generous landscaped terrace gardens (over 20,000 sq. ft. atop the parking podium) including a dog-designated area at the back of the building. Location is everything – and Chateau Royale nails it. With a Walk



Score nearing 98“99, you are steps from St. Joseph“s Hospital, Hamilton GO, transit, top restaurants, galleries, shops, Locke Street, the Art Crawl on James North, and the energy of the downtown core. As a penthouse, 1605 offers privacy and prestige not often available in this building and the kind of wow factor every visitor will remember. High floors also offer better cross-ventilation, quieter environs, and an elevated perspective. Don“t miss this unique chance to own one of Chateau Royale“s most dazzling residences. Schedule your private showing today (id:6289)

Essential Information

Listing #	40777833
Price	\$347,000
Bedrooms	1
Bathrooms	1.00
Square Footage	734
Acres	0.00
Type	Single Family
Sub-Type	Condominium

Community Information

Address	135 James Street S Unit# 1605
Subdivision	122 - Durand North
City	Hamilton
Province	Ontario
Postal Code	L8P2Z6

Amenities

Amenities	Place of Worship, Public Transit, Shopping, Exercise Centre
Features	Southern exposure, Balcony
Parking	None, Underground
View	City view

Interior

Appliances	Dishwasher, Dryer, Refrigerator, Stove, Washer, Microwave Built-in
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Heating	Natural gas Forced air
Cooling	Central air conditioning
# of Stories	1

Exterior

Exterior	Brick, Stucco
Foundation	Poured Concrete

Listing Details

Listing Office	Royal LePage State Realty Inc.
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