

RETAIL SPACE FOR LEASE

RED HILL CREEK CENTRE
2255 BARTON STREET, HAMILTON, ON

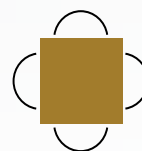


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FEATURES & AVAILABLE UNITS

RED HILL CREEK CENTRE



Join The Wholesale Club, Fool & Flagon Restaurant/Pub, The Work Authority, Canadian Grain Commission, as well as, SuperGas Cannabis, and Metropolitan Consulting both opening soon. Excellent Opportunity for Retail, QSR, Office, and Medical Uses. Also zoned for VETERINARIAN CLINIC.

FEATURES/AVAILABLE UNITS:

- Barton Street at Nash and The Red Hill Creek Parkway, easy access from most of the City of Hamilton, Stoney Creek, and the QEW
- Daytime Population at Work 14,723 within 2 kms.
- T.M.I.: \$8.15 s.f. (2021 estimate)

UNITS AVAILABLE:

UNIT 2: 2,343 s.f.

UNIT 4: 12,536 s.f.

UNIT 5 & 6: 4,543 s.f.

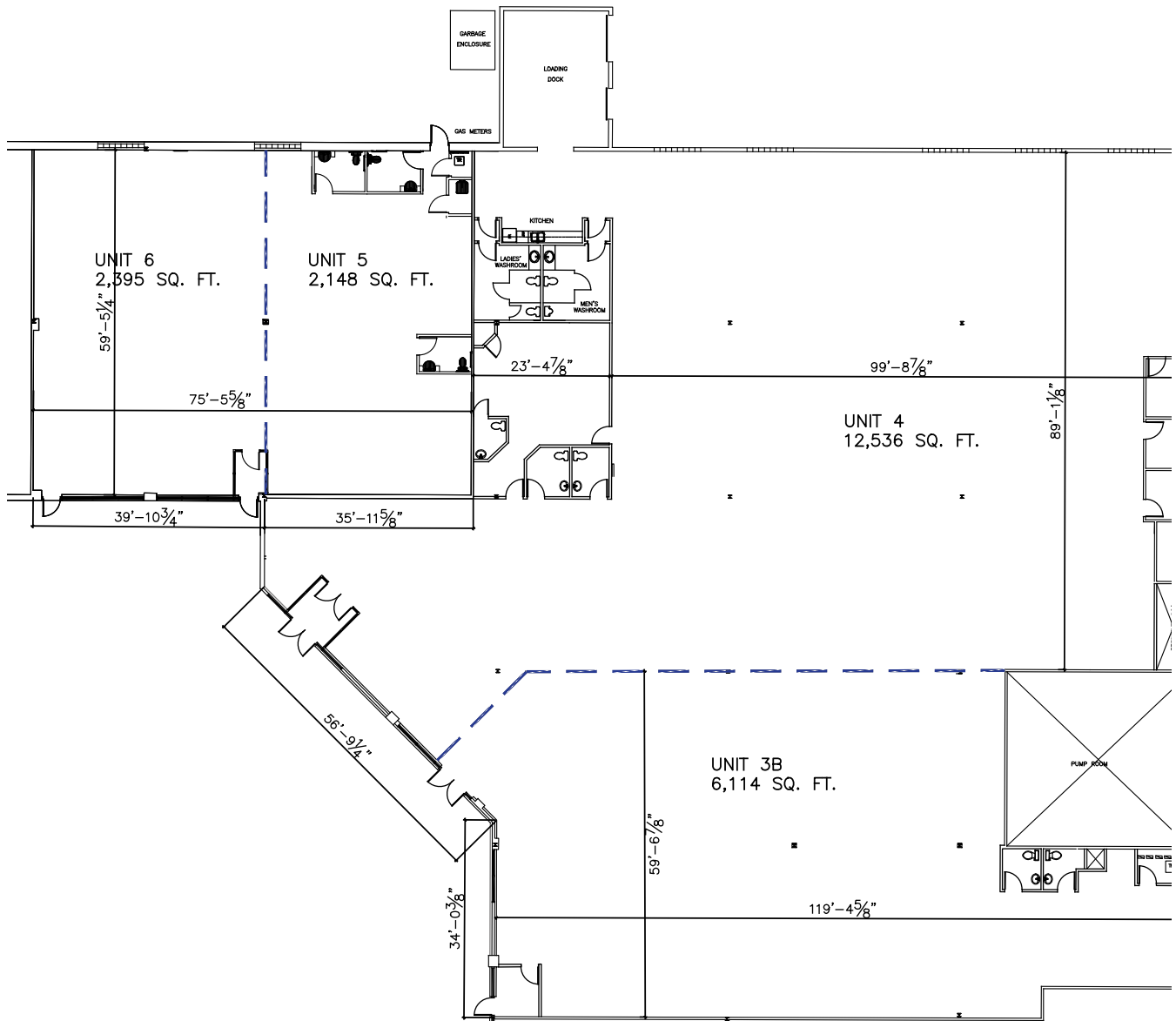
SITE PLAN

RED HILL CREEK CENTRE



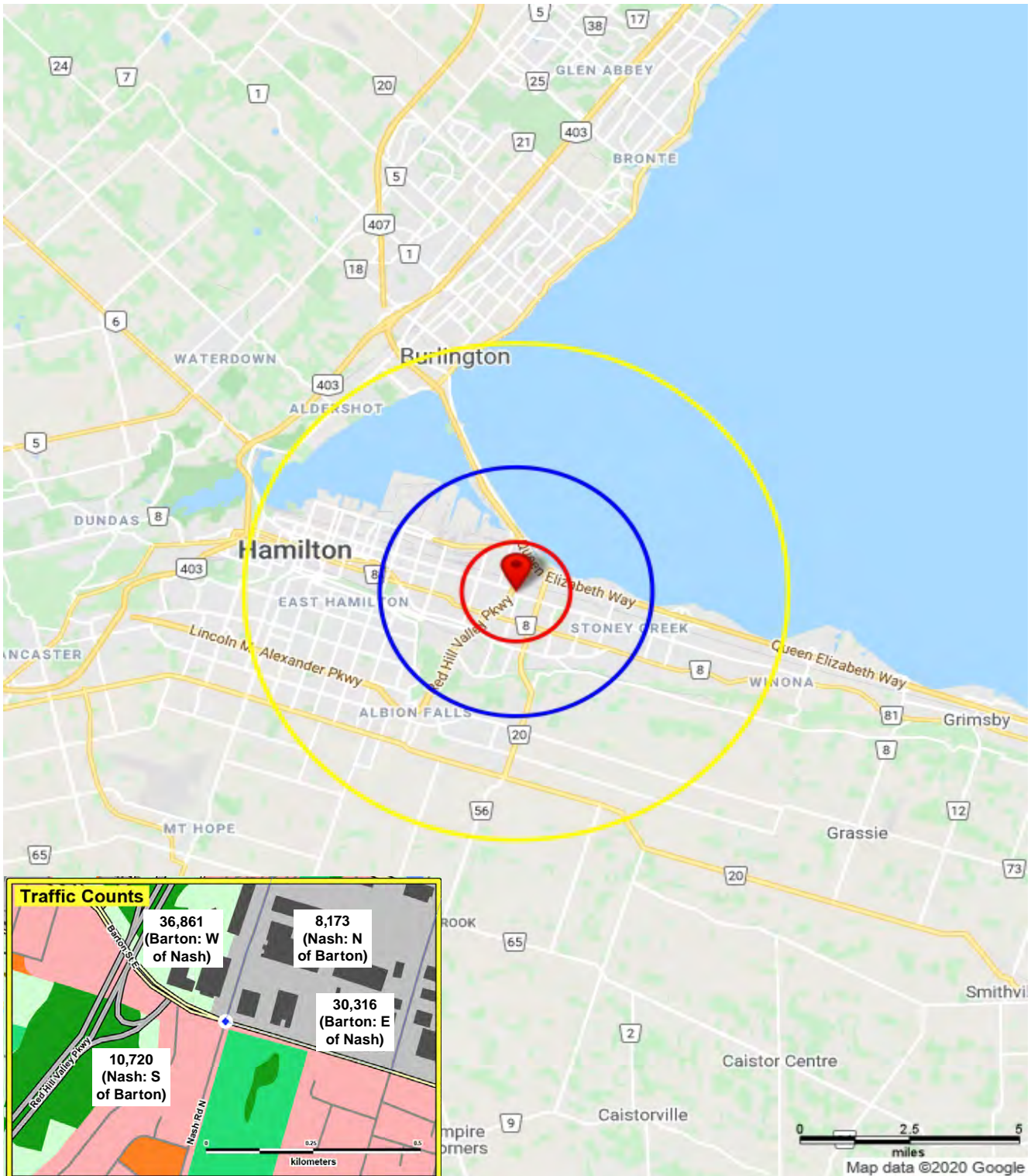
FLOOR PLAN

RED HILL CREEK CENTRE



TRADE AREA MAP

RED HILL CREEK CENTRE



DEMOGRAPHICS

RED HILL CREEK CENTRE

2020 Demographic Snapshot	2255 Barton St E, Hamilton, ON L8H 7T4 0 - 2 km		2255 Barton St E, Hamilton, ON L8H 7T4 0 - 5 km		2255 Barton St E, Hamilton, ON L8H 7T4 0 - 10 km	
		%		%		%
Total Population						
2015 estimated	28,257		120,529		360,222	
2020 estimated	28,697		124,467		376,382	
2025 Projected	29,108		128,087		393,858	
% Pop. Change (2015-2020)	1.6%		3.3%		4.5%	
% Pop. Change (2020-2025)	1.4%		2.9%		4.6%	
2020 Total Population by Age	28,697		124,467		376,382	
0 to 4 years	1,534	5.3%	6,213	5.0%	18,461	4.9%
5 to 19 years	4,388	15.3%	18,402	14.8%	56,091	14.9%
20 to 24 years	1,654	5.8%	7,061	5.7%	23,590	6.3%
25 to 34 years	3,961	13.8%	17,789	14.3%	58,225	15.5%
35 to 44 years	3,434	12.0%	15,995	12.9%	48,917	13.0%
45 to 54 years	3,520	12.3%	15,828	12.7%	47,103	12.5%
55 to 64 years	4,231	14.7%	18,740	15.1%	54,348	14.4%
65 to 74 years	3,136	10.9%	13,521	10.9%	38,313	10.2%
75 years & over	2,838	10%	10,918	9%	31,335	8%
Median Age	43.1		42.9		41.3	
2020 Total Census Families	7,472		34,135		98,485	
Average Persons Per Family	3.0		2.9		3.0	
Total Couples	5,298	70.9%	25,745	75.4%	76,351	77.5%
Without children at home	2,572	34.4%	12,413	36.4%	35,686	36.2%
With children at home	2,726	36.5%	13,332	39.1%	40,665	41.3%
Lone-parent families	2,173	29.1%	8,389	24.6%	22,134	22.5%
Children Per Census Family	1.2		1.1		1.1	
2020 Educational Attainment (15 years+)	24,000		105,562		315,623	
Less than a bachelor degree	21,701	90.4%	91,761	86.9%	257,645	81.6%
Bachelor degree & higher	2,299	9.6%	13,801	13.1%	57,978	18.4%
2020 Households	12,281		52,082		156,105	
Persons per household	2.31		2.38		2.37	
Average household income	\$ 64,737		\$ 80,567		\$ 85,764	
2020 Occupied Dwellings	12,281		52,082		156,105	
Owned dwellings	5,506	44.8%	33,219	63.8%	92,278	59.1%
Rented dwellings	6,775	55.2%	18,863	36.2%	63,827	40.9%
Dominant building type	Houses		Houses		Houses	
Dominant period of construction	1961-1980		Before 1960		Before 1960	
Dominant Demographics						
Official Home Language	English		English		English	