

1175 Barton Street | Stoney Creek ON

Rare Industrial Opportunity for Lease in Stoney Creek

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Property Profile



Located on a prominent stretch of Barton Street East, **1175 Barton Street** offers a **rare industrial leasing opportunity in the heart of Stoney Creek**. This well-positioned property provides excellent exposure along a major east-west arterial route, with convenient access to key transportation corridors serving the Greater Hamilton Area.

Tenants will benefit from **strong connectivity to the QEW, Red Hill Valley Parkway, and Nikola Tesla Boulevard**, allowing for efficient movement of goods throughout Hamilton, the GTA, and beyond. The surrounding area is characterized by a mix of industrial, commercial, and employment uses, reinforcing the property's long-term functionality and appeal.

Unit 2-3

Total Area	26,882 SF
Office Ratio (%)	5%
Rental Rate	\$15.95 PSF
Additonal Rent	\$5.17 PSF (2025)
Clear Height	24'
Shipping	1 TL 1 DI
Power	400 Amps
Occupancy	September 1, 2026

Unit 5

Total Area	35,580 SF
Office Ratio (%)	5%
Rental Rate	\$15.95 PSF
Additonal Rent	\$5.17 PSF (2025)
Clear Height	24'
Shipping	7 TL 1 GL
Power	400 Amps
Occupancy	March 1, 2026

M2/M3 Zoning Permitted Uses

M2 General Business Park

M3 Prestige Business Park

- > Alcohol Production Facility
- > Artist Studio
- > Animal Shelter
- > Aquaponics
- > Building and Lumber Supply Establishment
- > Building or Contracting Supply Establishment
- > Cannabis Growing and Harvesting Facility
- > Commercial Motor Vehicle Sales, Rental and Service Establishment
- > Communications Establishment
- > Contractor's Establishment
- > Conference of Convention Centre
- > Contractor's Establishment
- > Courier Establishment
- > Craftsperson Shop
- > Dry Cleaning Plan
- > Equipment and Machinery Sales, Rental and Service Establishment
- > Greenhouse
- > Industrial Administrative Office
- > Laboratory
- > Labour Association Hall
- > Landscape Contracting Establishment

- > Manufacturing
- > Motor Vehicle Collision Repair Establishment
- > Motor Vehicle Service Station
- > Office
- > Private Power Generation Facility
- > Production Studio Repair Service
- > Surveying, Engineering, Planning or Design Business
- > Private Power Generation Facility
- > Repair Service
- > Research and Development Establishment
- > Restaurant
- > Surveying, Engineering, Planning or Design Business
- > Trade School
- > Tradesperson's Shop
- > Transport Terminal
- > Transportation Depot
- > Warehouse
- > Waste Processing Facility
- > Waste Transfer Facility

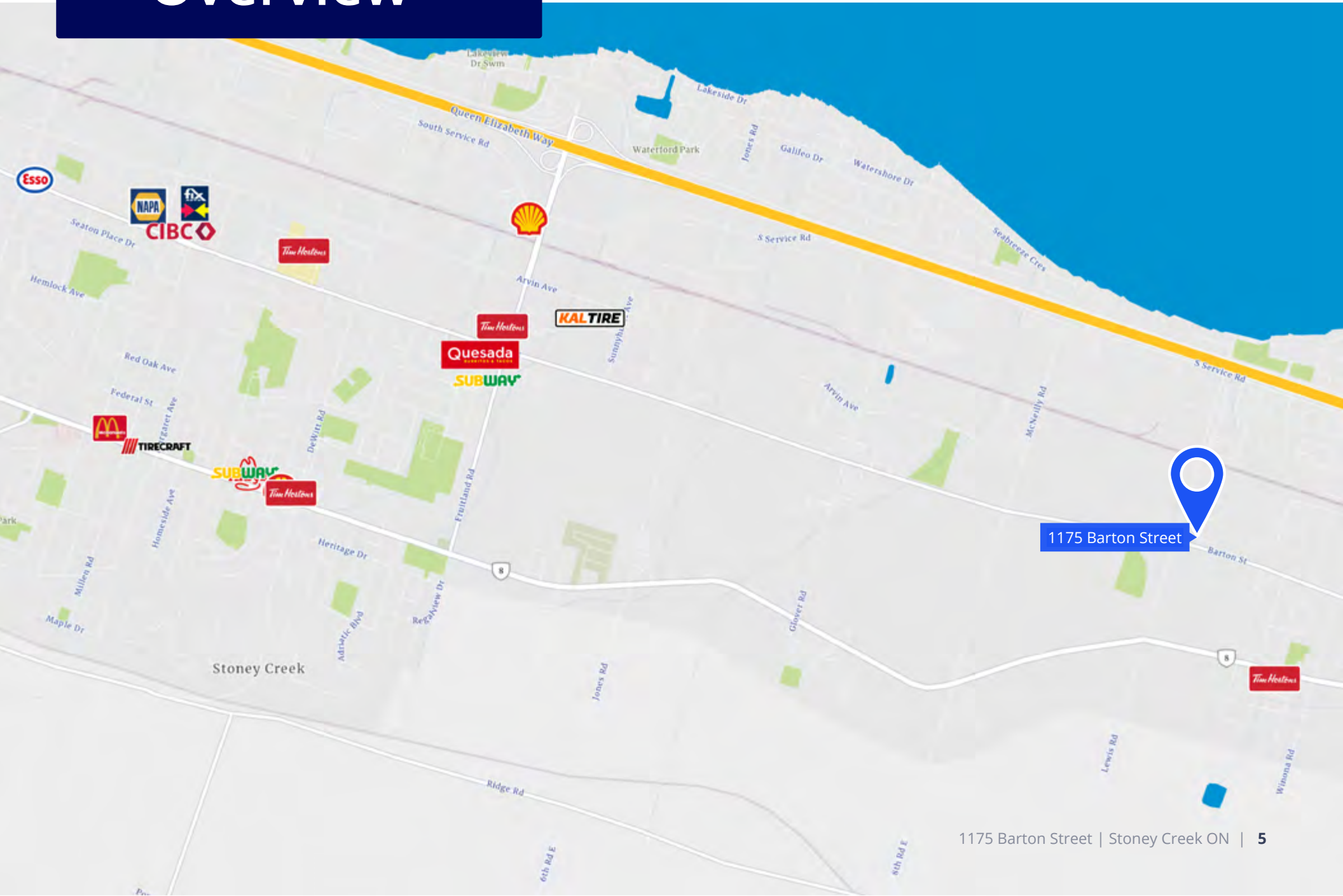
M2 Zoning Learn More ►

M3 Zoning Learn More ►

Property Photos



Location Overview





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