

# Popular Restaurant in Hamilton

ON THE FOODIE STRIP OF JAMES ST N

486 James St N, Hamilton ON, L8L 1J1



ASKING \$107,000



WELL-KNOWN ALL-DAY SPOT  
KNOWN FOR ITS DELICIOUS  
BRUNCH. RECENTLY RENOVATED &  
IMPECCABLY WELL MAINTAINED.

- 1,036 SQFT
- LICENSED COURTYARD PATIO
- NET MONTHLY RENT \$2,573.69
- TMI APPROX. \$600/MO
- LLBO FOR 30 INSIDE
- NEW LEASE CAN BE CREATED

PLEASE DO NOT GO DIRECT, PLEASE DO NOT SPEAK TO STAFF, YOUR DISCRETION IS APPRECIATED. CONTACT THE LISTING AGENT FOR MORE INFO AND A COMPLETE OFFER PACKAGE.



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