



**185-187 KING Street E #1, Hamilton, L8N 1B3**

Commence Dt: **02/22/2024**

Status: **Active**

MLS®#: **H4184290**

Alt. MLS®#:

Neighbrhd: **Beasley (140)**

Ownrshp Type:

Property Type: **Residential**

Sub Type: **Freehold**

Fronting On: **South**

Taxes: **/**

Cross Street: **Mary**

Directions: **Between Mary & Walnut**

Prev Price:

Region: **Hamilton**

Municipality: **Hamilton Centre**

(14)

Lot Frontage: **11.89 Feet**

Lot Depth: **99.14 Feet**

Lot Shape: **Rectangular**

Lot Irregularities:

Sq Ft / Src: **600 / 3rd Party**

MAge: **100+ Years**

Status: **Active**

Price: **\$1,995**

DOM: **0**

Price Code: **Per Month**

Rooms: **3**

Bedrooms: **1 (1 + 0)**

2 pc Baths: **0**

3 pc Baths: **1**

4 pc Baths: **0**

5+ pc Baths: **0**

**Property Details**

**Exterior**

Accessible:

VisitAble:

Soil Type:

Type: **Apartment Unit** Foundation: **Unknown**

Style: **3 Storey**

Location: **Urban**

Year Built:

Sq Ft/Src: **600/3rd Party**

**Measuring Service**

Exterior Finish: **Brick**

Driveway/Park Spcs: **0.0**

Parking Type:

Driveway/Parking: **Gravel**

Garage Spaces: **0.0**

Garage/Parking: **None**

Pool: **None**

Waterfront:

Water Meter:

Water Type:

Acres: **less than .50**

Roof Type: **Flat**

Shingles Rplc:

Water Source: **Municipal**

Sewers: **Sewer**

Zoning:

Recreational Use:

Retirement Community:

**Interior**

Basement Size: **Full**

Basement Finish: **Unfinished**

Basement Features:

Rental Items: **None**

Inclusions: **Appliances**

Exclusions: **N/a**

Fireplace:

FP Stove:

Heat Source: **Gas**

Heat Type: **Forced Air**

A/C Type: **Central Air**

Elevator:

Laundry Access: **None**

Pets Permit:

UFFI:

Room Name

Level

L/W/H Imperial

L/W/H Metric

Room Features

**Living Room**

**2**

**11'3" x 16'1"**

**3.43 x 4.9**

**Kitchen**

**2**

**5'9" x 7'1"**

**1.75 x 2.16**

**Bedroom**

**2**

**16'9" x 11'3"**

**5.11 x 3.43**

**Bathroom**

**2**

**6'6" x 7'7"**

**1.98 x 2.31**

**3-Piece**

Listing Brokerage: **Keller Williams Complete Realty, Brokerage**

Included In Fees: **None**

Locker:

**Lease/Rental Information**

Buy Option: **No**

Credit Check: **Yes**

Deposit Required: **Yes**

Included in Lease Costs: **None**

Employment Letter: **Yes**

Lease Agreement: **Yes**

Min Lease Term: **1 Year**

Payment Freq: **Monthly**

Payment Method:

Private Entrance: **No**

References Required: **Yes**

Rental Application Required: **Yes**

Directions:

**Between Mary & Walnut**

Public Remarks:

**Stunning 1-Bedroom Home in the Heart of Hamilton's International Village. Discover urban living at its finest in this beautifully renovated, 600+ sq ft, 1-bedroom residential unit, perfectly situated right on the newly approved Light Rail Transit (LRT) route. This gem of a home is "move-in" ready, offering a seamless blend of modern amenities and charming architectural details. As you step inside, you'll be greeted by the warmth and elegance of hardwood floors, complemented by the unique character of exposed brick walls that add an urban loft feel to the space. The open-plan living area is bathed in natural light, highlighting the sleek granite countertops and stainless steel appliances that make the kitchen a cook's dream. Convenience is key, and this unit delivers with an ensuite washer/dryer and a separate HVAC system, ensuring your comfort in every season. The bedroom, a cozy retreat, continues**

**the theme of modern luxury and comfort, making it the perfect place to unwind after a busy day exploring the vibrant surroundings of the International Village. This area is experiencing a renaissance, with a growth of retail shops, gourmet restaurants, essential services, and residential buildings, placing you right in the heart of Hamilton's most dynamic neighborhood.**

**Prepared By: Andrew Bridgman**

**Client Full Report**

**Date Printed: 02/22/2024**