

OUTDOOR STORAGE LAND WITH OFFICE AVAILABLE

# 600 NEBO ROAD

HAMILTON, ON



**0.71 ACRES OF OUTDOOR STORAGE LAND  
2,215 SF OFFICE SPACE**





## ABOUT THE BUILDING

Rare opportunity for gated and secured outdoor storage land with dedicated ingress/egress and 2,215 SF of professional office space in the Red Hill Business Park. The land is fully lit with 100 amp hydro access. Half of the premises is compacted gravel with the other half being a dedicated paved parking area or additional storage. 2,215 SF of professional second floor office space in great condition with its own dedicated entrance and complete with a private office, two washrooms, open work area and lunchroom. The office has abundant natural light with large windows overlooking Nebo Rd. and the outdoor storage yard. Conveniently located with very quick access to the LINC & Red Hill Valley Parkway. Occupancy December 1, 2026.



# PROPERTY DETAILS

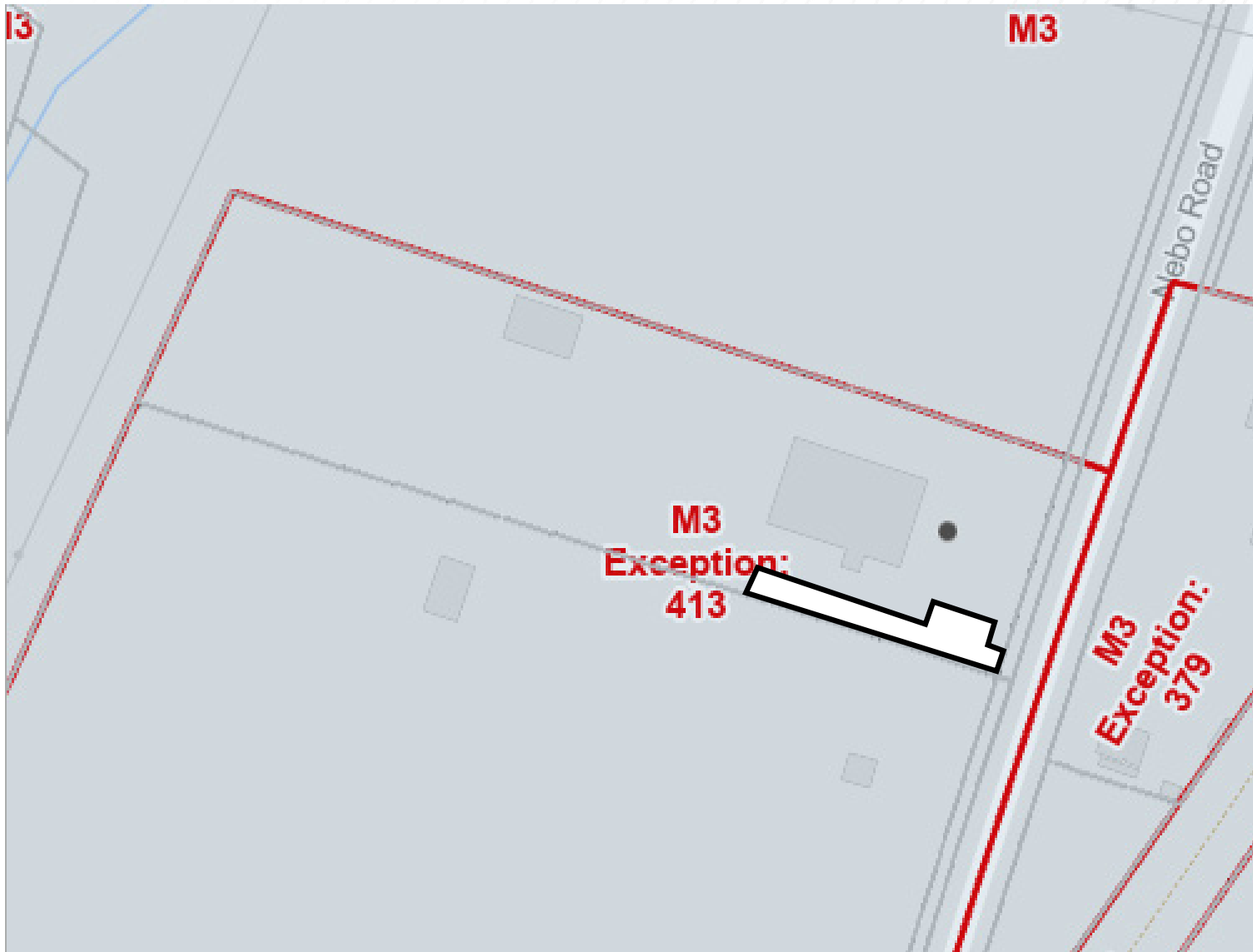


	TOTAL SIZE	ZONING	LEASE RATE	COMMENTS
<b>OFFICE</b>	2,215 SF	M3 exc. 413	\$15.00 PSF Gross	<ul style="list-style-type: none"> <li>Professional second floor office space in great condition</li> <li>Dedicated entrance</li> <li>Functional layout: 1 x pvt. office, 2 x washrooms, open work area and lunchroom</li> <li>Office overlooks the outdoor storage yard</li> </ul>
<b>LAND</b>	0.71 Acres	M3 exc. 413	\$4,000.00 Month Gross	<ul style="list-style-type: none"> <li>Fenced, gated, secured with dedicated ingress/egress and parking</li> <li>Fully lit with 100 amp hydro service and 16 x 20 amp/120 volt receptacles</li> <li>Half compacted gravel and half paved</li> <li>Fronts directly on Nebo Rd.</li> </ul>

# PROPERTY PHOTOS



# ZONING



[CLICK FOR ZONING INFO](#)

# LOCATION MAP



**FOR MORE INFORMATION, PLEASE CONTACT:**

**KYLE KERR**

Associate Vice President  
+1 905 501 6406  
kyle.kerr@cushwake.com

**CLIFF LEE**

Senior Associate  
+1 905 501 6414  
cliff.lee@cushwake.com

1 Prologis Blvd., Suite 300  
Mississauga, ON L5W 0G2  
+1 905 568 9500  
**cushmanwakefield.ca**



©2026 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.

