

\$399,900 - 701 - 36 James Street S, Hamilton (central)

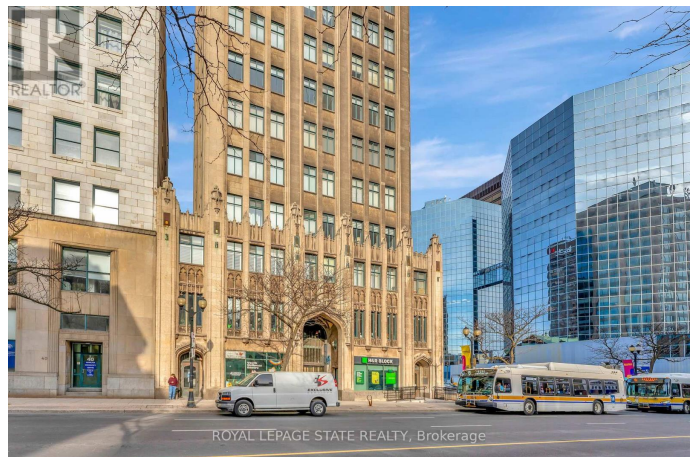
MLS® #X12385610

\$399,900

2 Bedroom, 1.00 Bathroom,
Single Family

Central, Hamilton (central), Ontario

Step into a timeless piece of Hamilton's history at the prestigious Pigott Building (circa 1929), located in the heart of downtown at Main & James. This beautifully designed 2-bedroom condo (converted to 1+ den) provides a seamless blend of old-world charm and contemporary style, making it ideal for professionals, creatives, and urban lifestyle seekers. Upon entry, the sun-filled living space greets you with stunning city and escarpment views, accentuated by large windows that bathe the home in natural light. The open concept living, dining, and kitchen area features a modern, neutral palette, stainless steel appliances, and a convenient breakfast bar, perfect for casual dining or entertaining. The spacious primary bedroom provides comfort and privacy, while the versatile den/home office grants flexibility for remote work or creative use. A 4-piece bath, in-suite laundry (with a stylish barn door enclosure), and ample storage complete the thoughtfully designed interior. Building amenities include a party room with billiards, a well-equipped gym, and secure underground parking with a private storage locker. With a Walk Score of 98., you are mere steps from GO Transit, major bus routes, the Hamilton Farmers' Market, shopping, and a dynamic selection of restaurants, cafes, and entertainment venues. Don't miss this opportunity to own a piece of Hamilton's history while enjoying the convenience of modern urban living. (id:6289)



Essential Information

Listing #	X12385610
Price	\$399,900
Bedrooms	2
Bathrooms	1.00
Type	Single Family
Sub-Type	Condominium/Strata

Community Information

Address	701 - 36 James Street S
Subdivision	Central
City	Hamilton (central)
Province	Ontario
Postal Code	L8P4W4

Amenities

Amenities	Hospital, Public Transit, Exercise Centre, Party Room, Visitor Parking, Storage - Locker
Features	Elevator, In suite Laundry
Parking Spaces	1
Parking	Garage, Underground
# of Garages	1
View	City view
Has Pool	Yes
Pool	Indoor pool

Interior

Appliances	Water Heater, Dishwasher, Dryer, Microwave, Stove, Washer, Window Coverings, Refrigerator
Heating	Other
Cooling	Central air conditioning

Exterior

Exterior	Concrete
Foundation	Poured Concrete

Listing Details

Listing Office	ROYAL LEPAGE STATE REALTY
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Listing information last updated on October 26th, 2025 at 8:16am PDT