

FOR LEASE

BEAUTIFUL HISTORIC MILL OFFICE SPACE IN WINOOSKI

110 West Canal Street, Winooski, Vermont



VT Commercial is pleased to introduce you to 110 West Canal Street in Winooski. The building is a historic mill along the Winooski River that has been converted to office space. We have a total of approximately 6,475 SF of beautifully designed, light filled, and nicely fit-up space available for lease. The available suite consists of two-thirds of the top floor of the building, with easy access at grade via a short, covered walkway from the free on-site parking. The rental rate and NNN charges are competitive, and the building offers beautiful natural views of the Winooski River. Come enjoy the shops and restaurants that Winooski offers in a quiet, safe and clean environment.

AVAILABLE SPACE:

6,140 +/- SF

USE:

General office, medical, service retail

PRICE:

\$16.50/SF, NNN; (\$7.93/SF)

AVAILABLE:

Immediately

PARKING:

Ample, on-site

LOCATION:

110 West Canal Street, Winooski

Information contained herein is believed to be accurate, but is not warranted. This is not a legally binding offer to sell or lease.

For more information, please contact:

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208 FLYNN AVENUE, STUDIO 2i

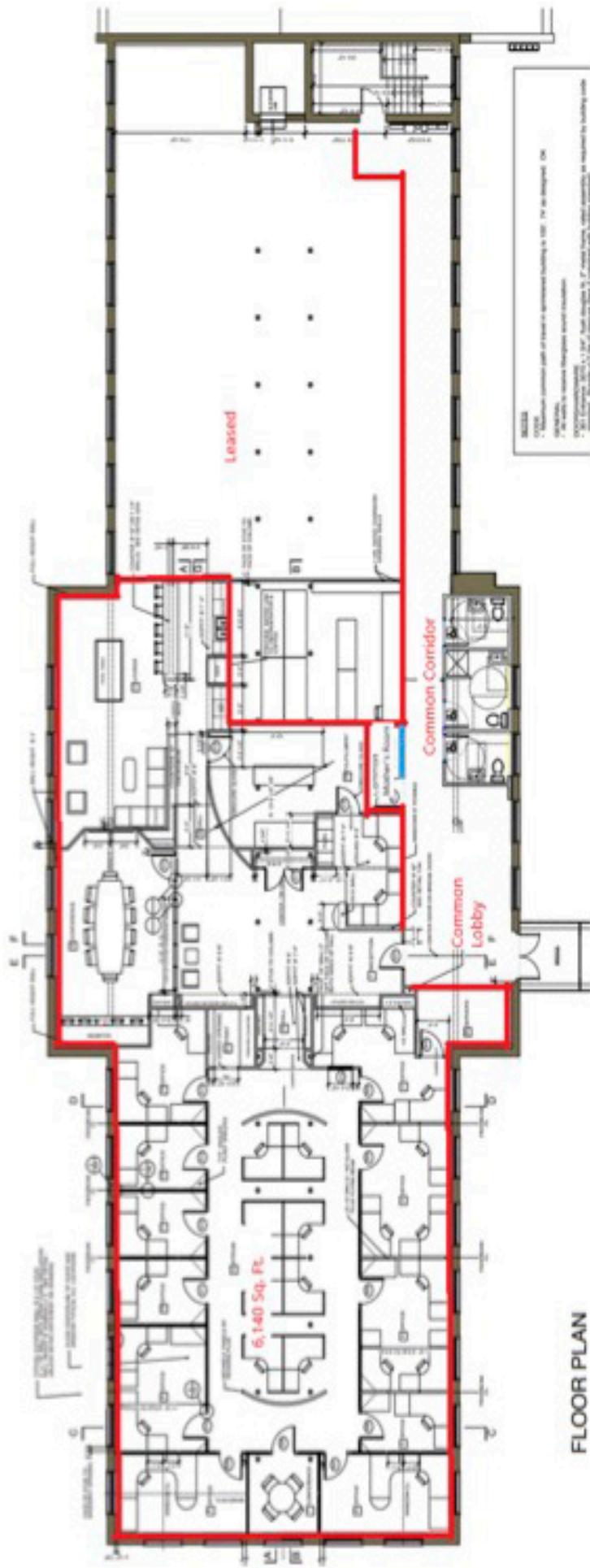
BURLINGTON, VT 05401

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FLOOR PLAN

The logo for VT Commercial, featuring the letters 'Vt' in a large, bold, white serif font inside a dark green square, with the word 'COMMERCIAL' in a smaller, white, sans-serif font below it.