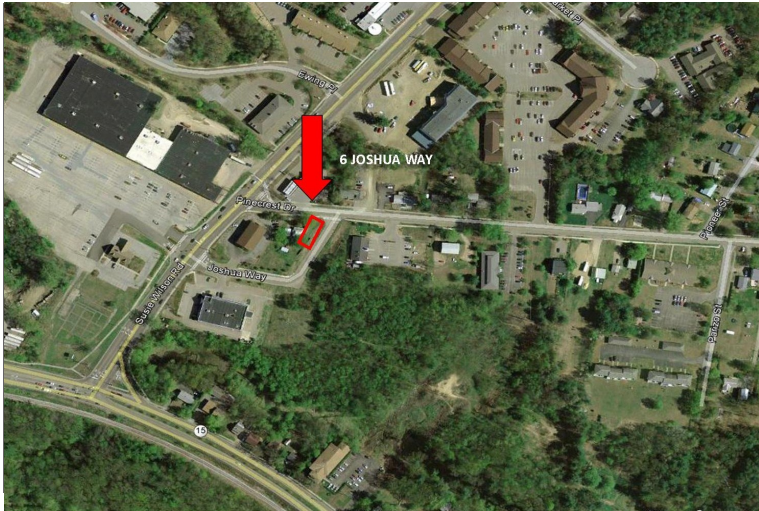




OFFICE SPACE FOR LEASE
Pinecrest Corners
6 Joshua Way
Essex, VT



Size: 2,900 SF

Features:

- **New Construction**
- **Professional office environment**
- **Fit-up includes a mixture of private offices, open office space, conference room, reception area, and private bathrooms**
- **On-site parking**
- **Close proximity to Susie Wilson Road, restaurants, shops and banks**
- **Easy access to Interstate 89, exit 15**

Lease Rate: \$14.00/SF NNN

CALL FOR DETAILS

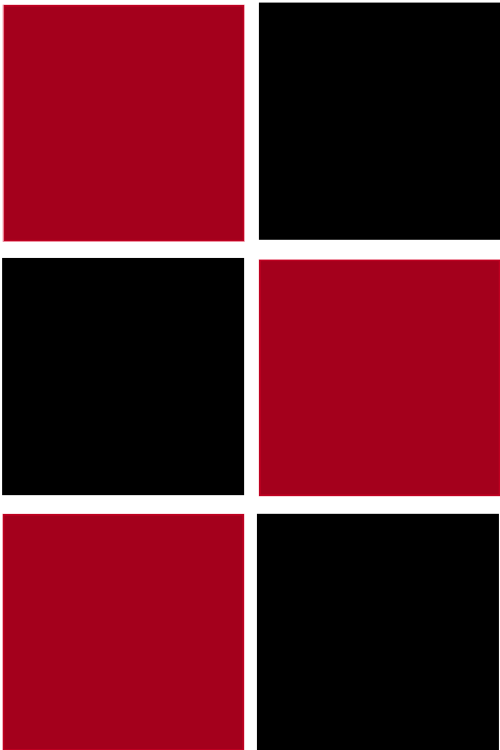
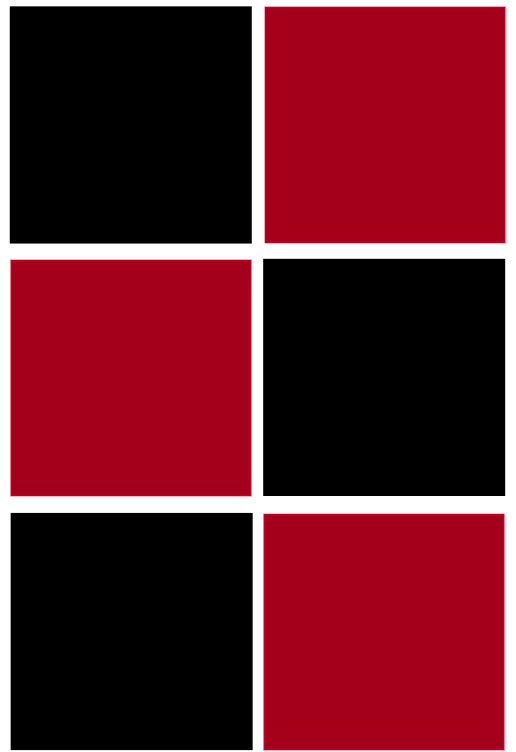
NAI J.L. Davis Realty

Commercial Real Estate Services, Worldwide.

Contact Information:

Rick Harrison
NAI / J.L. Davis Realty
Office (802) 878-9000 x240
Fax (802) 879-0553
Email rickh@jldavisrealty.com
www.jldavisrealty.com







6 JOSHUA WAY

© 2012 Google

Google earth

Imagery Date: 4/30/2004

44°30'18.29" N 73°08'05.63" W elev 333 ft

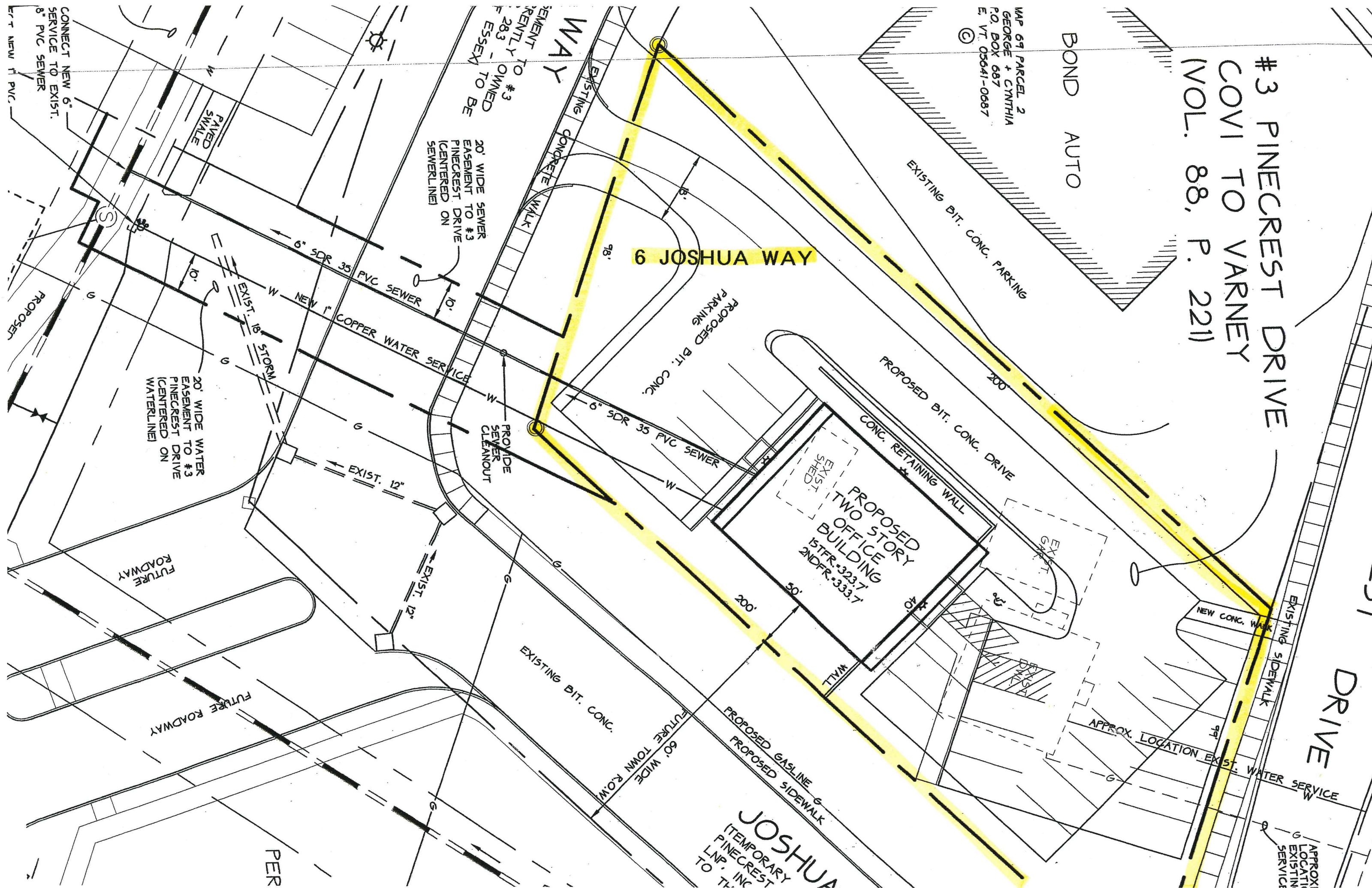
Eye alt 2285 ft

3 PINECREST DRIVE
COVI TO VARNEY
(VOL. 88, P. 221)

BOND AUTO

MAP 69 PARCEL 2
GEORGE + CYNTHIA
P.O. BOX 687
E. VT. 05641-0687
©

6 JOSHUA WAY



EMENT
RENTLY OWNED
3
ESSEX TO BE

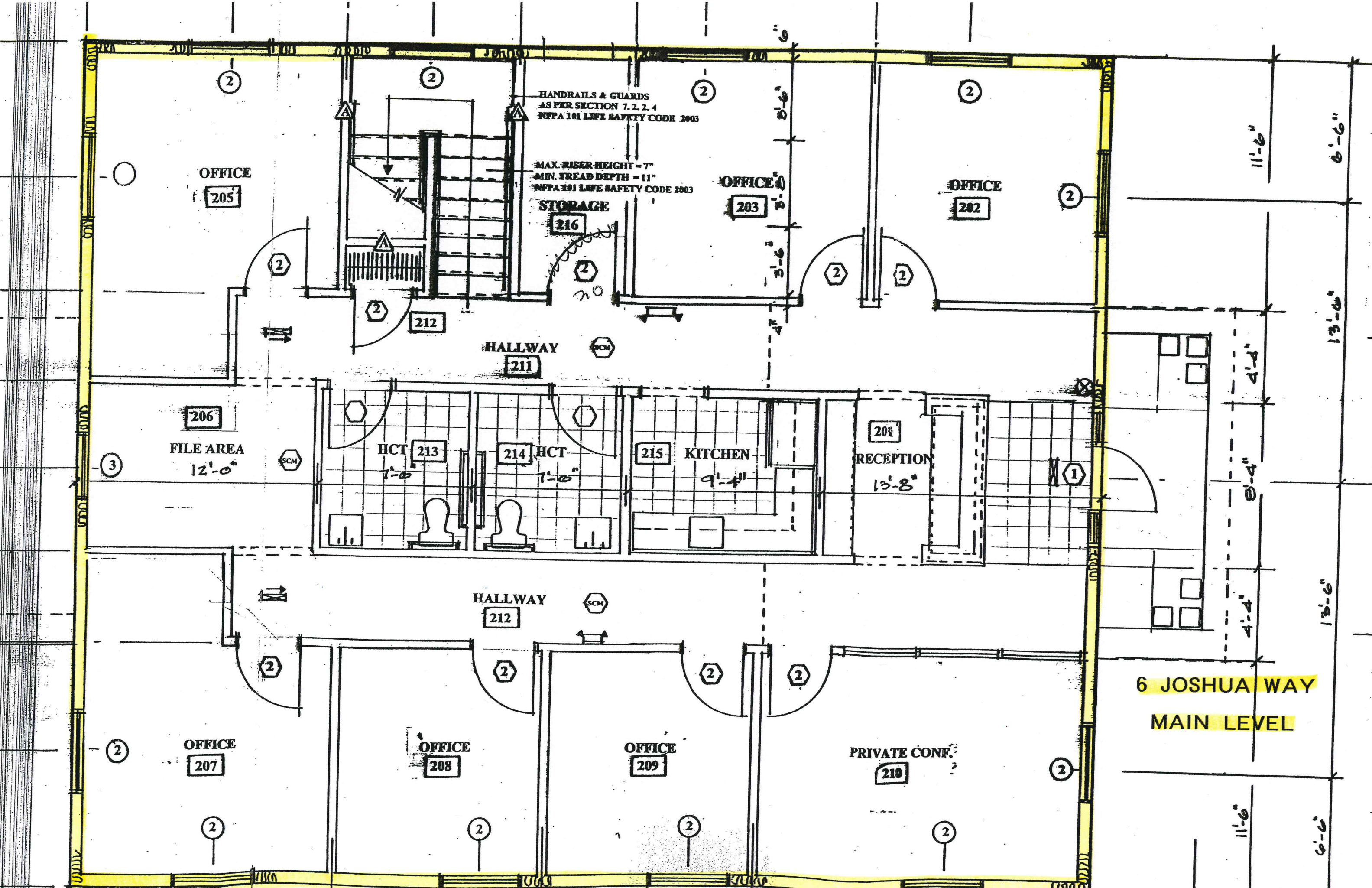
20' WIDE SEWER
EASEMENT TO #3
PINECREST DRIVE
(CENTERED ON
SEWERLINE)

20' WIDE WATER
EASEMENT TO #3
PINECREST DRIVE
(CENTERED ON
WATERLINE)

CONNECT NEW 6"
SERVICE TO EXIST.
8" PVC SEWER

JOSHUA
(TEMPORARY
PINECREST
LNP, INC
TO TH

PER



HANDRAILS & GUARDS
AS PER SECTION 7.2.2.4
NFPA 101 LIFE SAFETY CODE 2003

MAX. RISER HEIGHT - 7"
MIN. TREAD DEPTH - 11"
NFPA 101 LIFE SAFETY CODE 2003

STORAGE

OFFICE
205

OFFICE
203

OFFICE
202

HALLWAY
211

206
FILE AREA
12'-0"

HCT 213
7'-0"

214 HCT
7'-0"

215 KITCHEN
9'-4"

201 RECEPTION
13'-8"

HALLWAY
212

OFFICE
207

OFFICE
208

OFFICE
209

PRIVATE CONF.
210

6 JOSHUA WAY
MAIN LEVEL

11'-6"

6'-6"

13'-6"

4'-4"

8'-4"

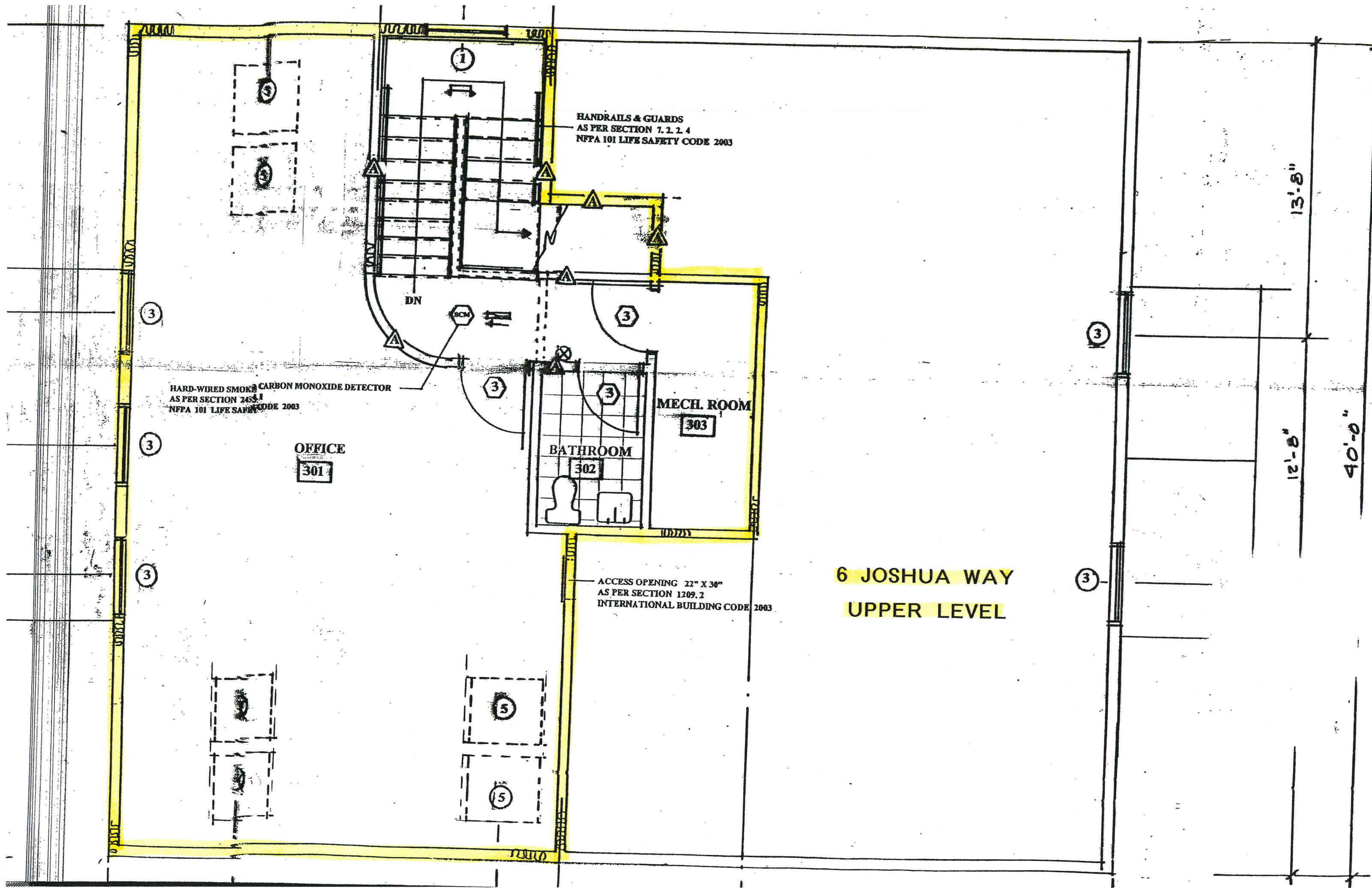
4'-4"

13'-6"

11'-6"

6'-6"

15'-0"



6 JOSHUA WAY
UPPER LEVEL

13'-8"

12'-8"

40'-0"