



EXCLUSIVELY LISTED FOR LEASE

Premier Office Space with Loading Dock at Rear

310 Hurricane Lane, Suite 4, Williston, VT

Location:	Near I-89, Exit 12	Available:	Immediately
Use:	Office	Parking:	On-site
Sizes:	3,775 +/- sf	Price:	\$12.75/sf NNN "as-is" \$3.47/sf CAM

- Office space with light manufacturing space and loading dock
- 3,775 +/- Square Feet
- Lease rates:
 - Base Rent: \$12.75 per square foot "as is"
 - CAM: \$3.47 per square foot
- T1 service available throughout the building, Comcast also available.
- Ample parking included
- Easy access to Interstate 89 at Exit 12 and located across from Marriott Courtyard
- 9 offices, conference room, bullpen area, kitchenette, lab space, reception area

Call or email **Linda I Letourneau** or **John Beal** for more information:
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Information contained herein is believed to be accurate, but is not warranted.
This is not a legally binding offer to sell or lease.



Scale: 1/8" = 1'-0"