

# FOR LEASE

## CENTRALLY LOCATED SPACE W/ MOUNTAIN VIEWS

30 Kimball Ave, Suite 102, South Burlington, VT



This building is conveniently located on Kimball Avenue within 10 minutes of downtown Burlington, less than 5 minutes to the airport and Interstate 89. The office suites are flooded with light from the large windows, which can be opened. The building has recently had its HVAC systems replaced to be high efficiency. Importantly, there is plenty of parking on site. This suite has it's own private entrance.

**SIZE:**

1,000-3,300 +/- SF

**ZONING:**

Office

**PRICE:**

\$14/SF NNN (Est. \$7.00 - includes gas)

**AVAILABLE:**

Immediately

**PARKING:**

Ample On Site

**LOCATION:**

Kimball Avenue

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:

JOHN A. BEAL

802-864-2000

[jb@vtcommercial.com](mailto:jb@vtcommercial.com)

208 FLYNN AVENUE, STUDIO 2i

BURLINGTON, VT 05401

[www.vtcommercial.com](http://www.vtcommercial.com)









