

# FOR LEASE

## BEAUTIFUL OFFICE AT INNOVATION CENTER OF VERMONT

128 Lakeside Avenue, Suite 235, Burlington, VT



Beautiful private office located on the second floor of the Innovation Center of Vermont. Great views of the courtyard gardens, space faces east and has wonderful natural light throughout the day. Current layout includes a private reception area, multiple private offices, a conference room, kitchenette, and two entry/exit points. 17' clear ceilings and wooden beams add to the presence of the space and pay homage to the history of the building as the Queen City Cotton Mill. Building offers geothermal cooling and state of the art energy controls, an on-site cafe and gym with locker rooms, and is located in the heart of Burlington's South End.

**SIZE:**

2,183 +/- SF

**USE:**

General office, medical

**PRICE:**

\$17.00/SF, NNN (\$8.89/SF, includes natural gas)

**AVAILABLE:**

Immediately

**PARKING:**

Ample free parking on-site

**LOCATION:**

South End Burlington

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:

YVES E BRADLEY

802-363-5696

yb@vtcommercial.com

208 FLYNN AVENUE, STUDIO 2i

BURLINGTON, VT 05401

www.vtcommercial.com







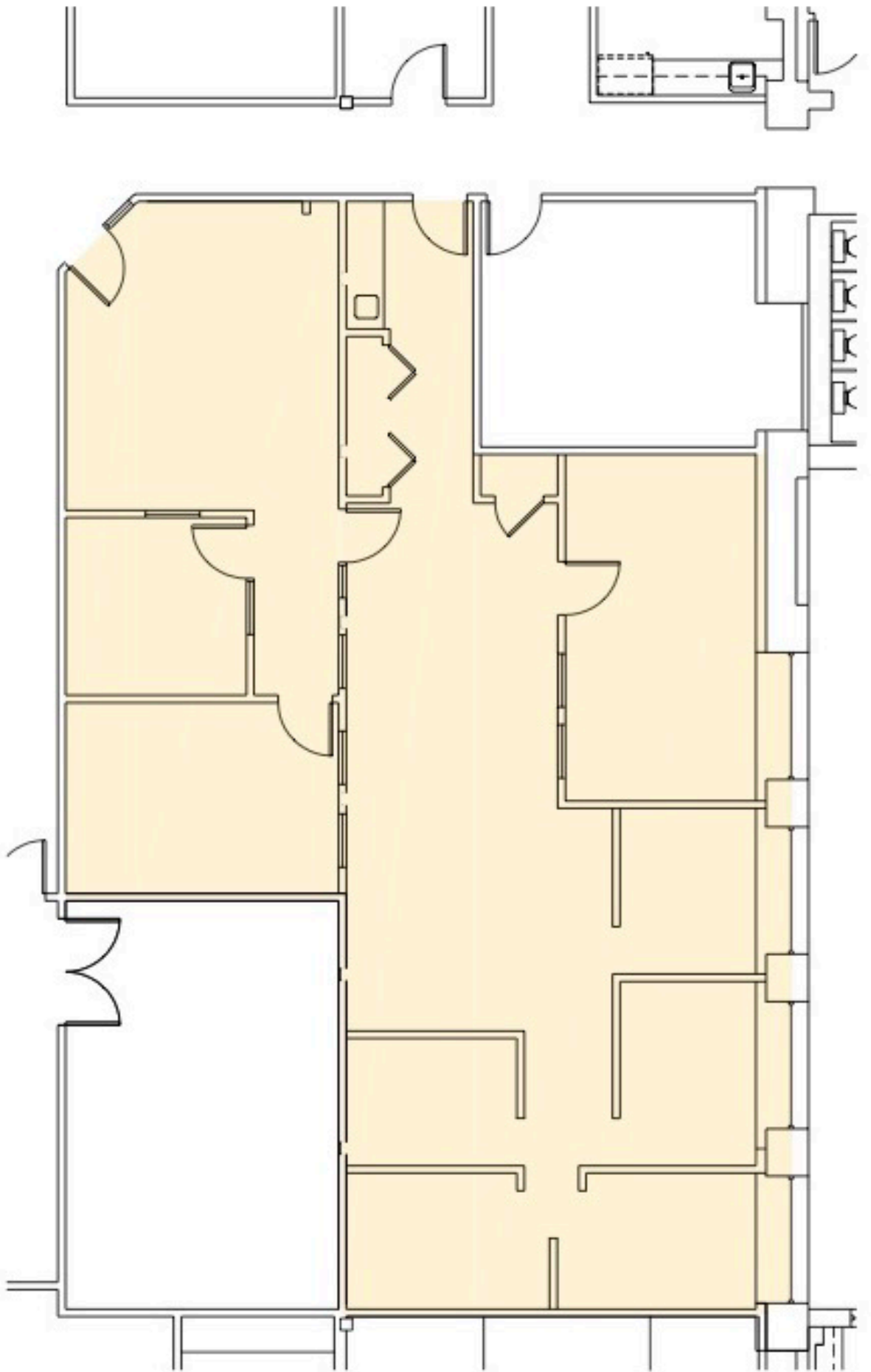


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INNOVATION CENTER OF VERMONT  
BUILDING 1 LEVEL 2

USEABLE: 1,875 SQ. FT.  
RENTABLE: 2,183 SQ. FT.

