



WHITE CAP BUSINESS PARK

426 INDUSTRIAL AVENUE
WILLISTON, VERMONT 05495



LEED CERTIFIED — SILVER (EST.)



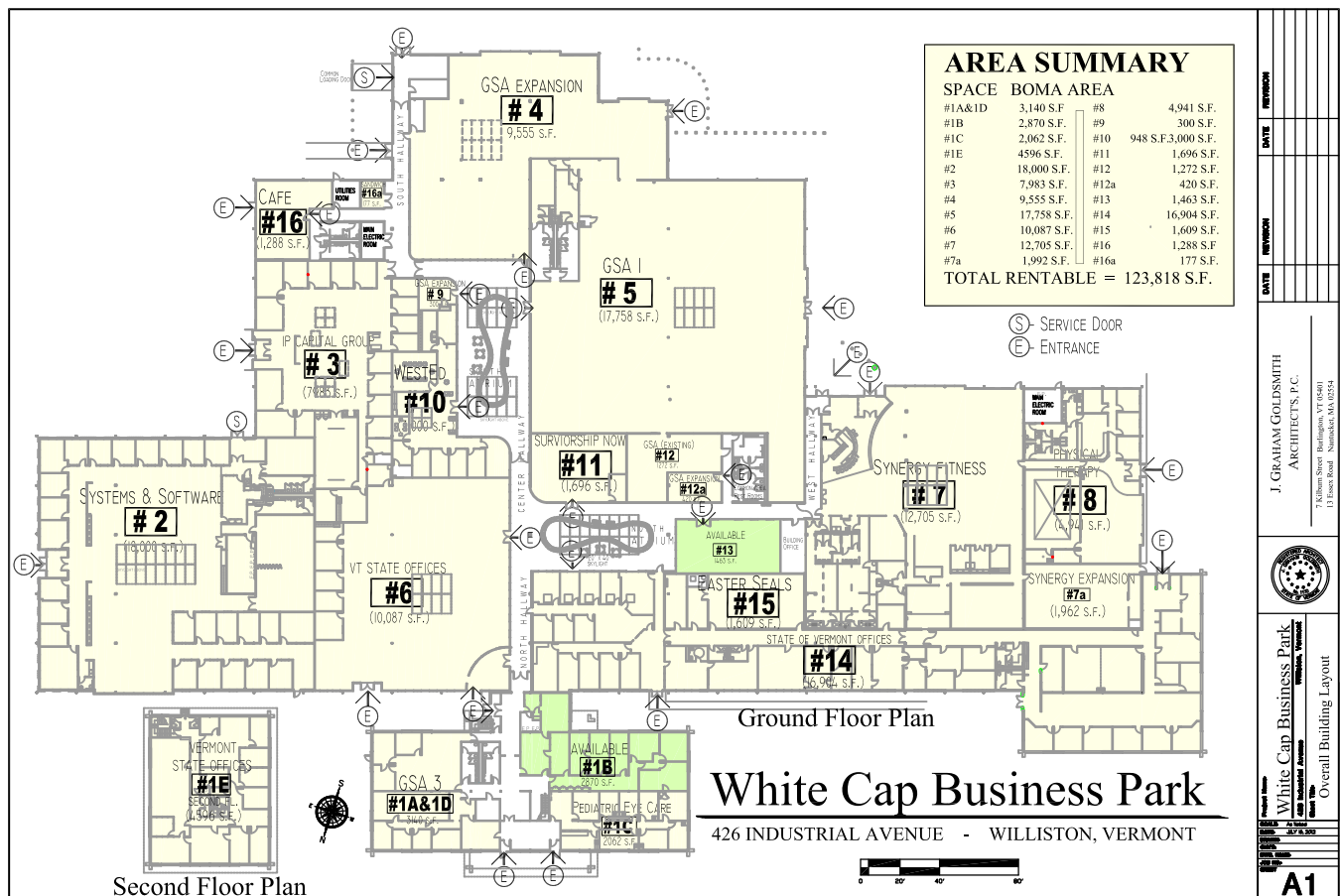
I. Leasing Information:

Available Space: 1,463 SF - 2,870 square feet

Available Units: #13 - 1,463 sf
#1B - 2,870 sf

Pricing: \$11.00 - \$16.00 psf NNN

CAM: \$3.50 psf (2011 estimated)



Building Size: 142,000+/- SF

Land Area: 17.12 Acres

Parking Spaces: 446 +/-

*White Cap Business Park – 426 Industrial Avenue – Williston, Vermont 05495
Contact Yves Bradley (802)-863-8210 ext. 14 or Steve Donahue (802)-862-6880 ext. 11*

III. Building Advantages

- LEED Certified Building with Highly Efficient HVAC Units resulting in lower operating costs for tenants and lower CAM charges
- Back-Up Generator That Services:
 - i. Life Safety Systems: Fire Alarms, Emergency Lighting, Etc.
 - ii. Interior Atrium Lighting
 - iii. Exterior Parking Lot Lighting
 - iv. Sewer Pumps
- Tenant Installed CCTV System Covering All Entrances and Parking Lots
- Lower Tenant Energy Consumption Due to Efficient Lighting and Increased Insulation Ratings
- On-Site Parking
- On-Site Cafe
- On-Site Fitness Center
- Building atriums provide for interior botanical gardens and water features to enhance the buildings environment and atmosphere
- Highly Efficient Single Story Structure with no loss of usable space due to Stairwells, Elevators, or corridors.
- Convenient Location with Easy Access to I-89, 189, the Burlington International Airport, Tafts Corners, and Downtown Burlington
- Natural Beautiful Wooded Business Park
- Level site with porous soils providing easy expansion possibilities for both parking and structures
- One story structure allows for multiple handicap accessible exterior entrances for individual tenants as well as internal common area access
- Custom fit up for specific tenant requirements is available
- Improved air quality due to the use of LEED certified low VOC building materials