



DONAHUE ASSOCIATES
COMMERCIAL REAL ESTATE ADVISORS

802-862-6880

www.donahueassociatesvt.com

**FOR LEASE/
OFFICE & RETAIL
SPACE**

**34 Blair Park,
Williston, VT 05452**



SUMMARY

Available Suites:

First Floor: 1,500 SF of studio, retail or office space
Second Floor: 2,374 SF of office space.
Single office options available.

Overview:

Beautifully renovated high ceiling, studio space, with high capacity air conditioning, sound room, with 2nd floor offices overlooking studio.

Great opportunity for recording studio, TV production, or live performance space or utilize as retail space with exposure and signage. Large open area with good potential for retail floor in high exposure location. Potential loading dock. Great opportunity for high exposure signage on facade.

Lease Price: \$13.00-15.00/SF NNN (estimated at \$3.52/SF)

Single Offices: Range from \$350–\$600/month

Parking: Ample on-site

Zoning: Business Park Zoning District. Approved uses include, but are not limited to, General Office, Retail, Professional Business Services, Scientific, and Technical Services.

CONTACT US

Donahue & Associates

(802) 862-6880

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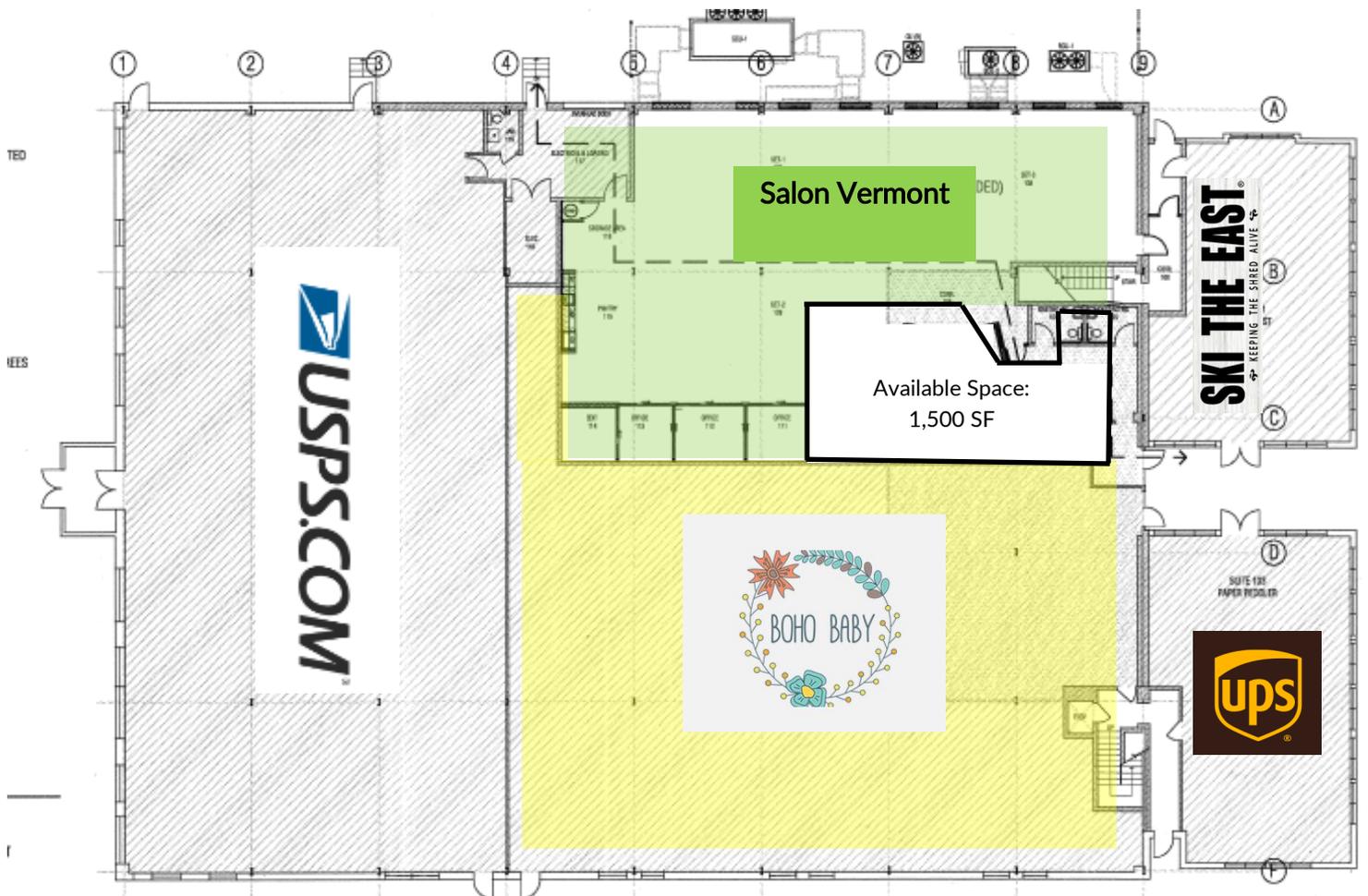


Steve Donahue

Steve@donahueassociatesvt.com

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FLOOR PLAN—1st

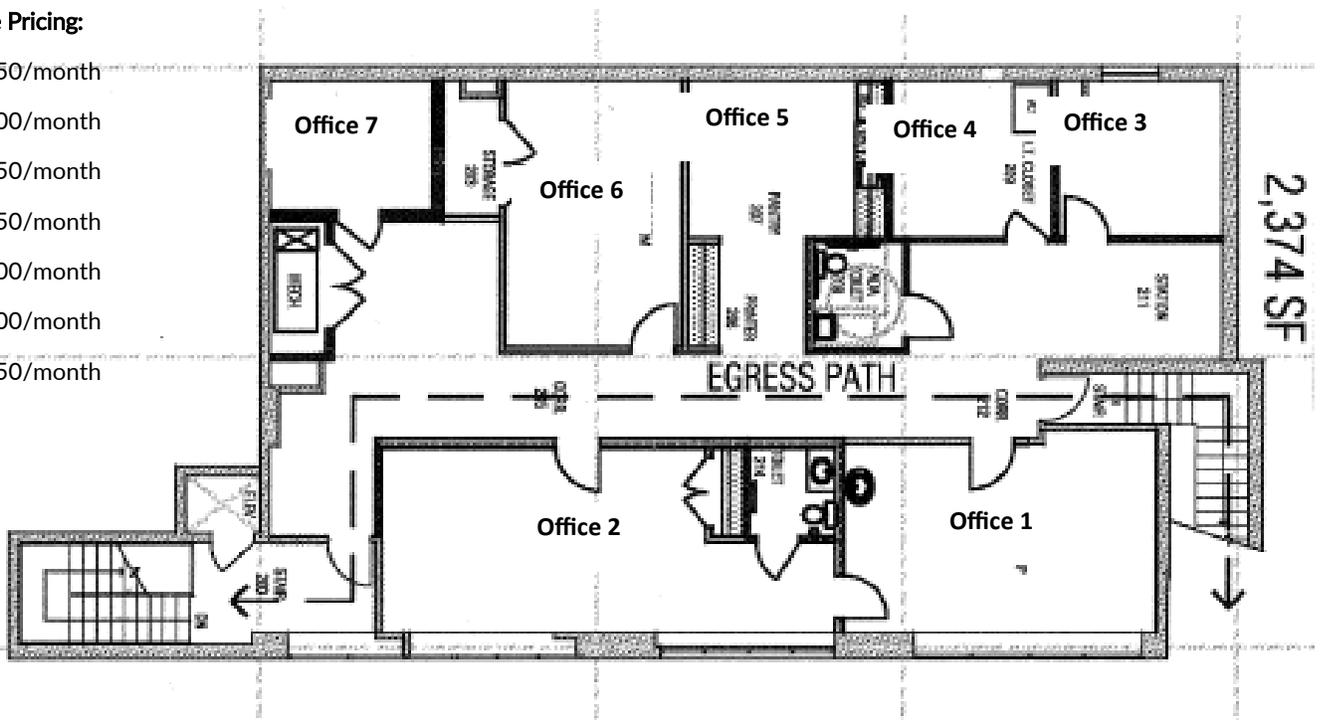


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FLOOR PLAN—2nd

Single Office Pricing:

- Office 1: \$550/month
- Office 2: \$600/month
- Office 3: \$350/month
- Office 4: \$350/month
- Office 5: \$500/month
- Office 6: \$500/month
- Office 7: \$350/month





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Map



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