



**DONAHUE ASSOCIATES**

COMMERCIAL REAL ESTATE ADVISORS

802-862-6880

www.donahueassociatesvt.com

**FOR LEASE  
RETAIL SPACE**

**160 College Street,  
Burlington, VT 05401**



**SUMMARY**

**Retail Space Available—2,880 SF**

**Lease Price:** \$28.86/SF NN (est. \$9.34/SF) plus utilities  
Basement office, storage, kitchenette and breakroom included.

**Overview:** High exposure College Street retail space with multiple levels of finished space for retail or other uses. Overlooks City Hall Park and is steps away from Burlington’s award winning Church Street Marketplace.

**Parking:** On street and in nearby public garages.

**Frontage:** 21’ of College Street frontage.

**Zoning:** FD6 Downtown Core

**Bathrooms:** 1 **Kitchen/Breakroom—**1

**Large Conference/Other =** 1 (includes built in cabinet with sink)

**CONTACT US**



**Steve Donahue**  
Steve@DonahueAssociatesVt.com



**Meg McGovern**  
Meg@DonahueAssociatesVt.com  
(802) 862 -6880

Office Phone (802) 862 -6880

WebSite—WWW.DonahueAssociatesVt.com



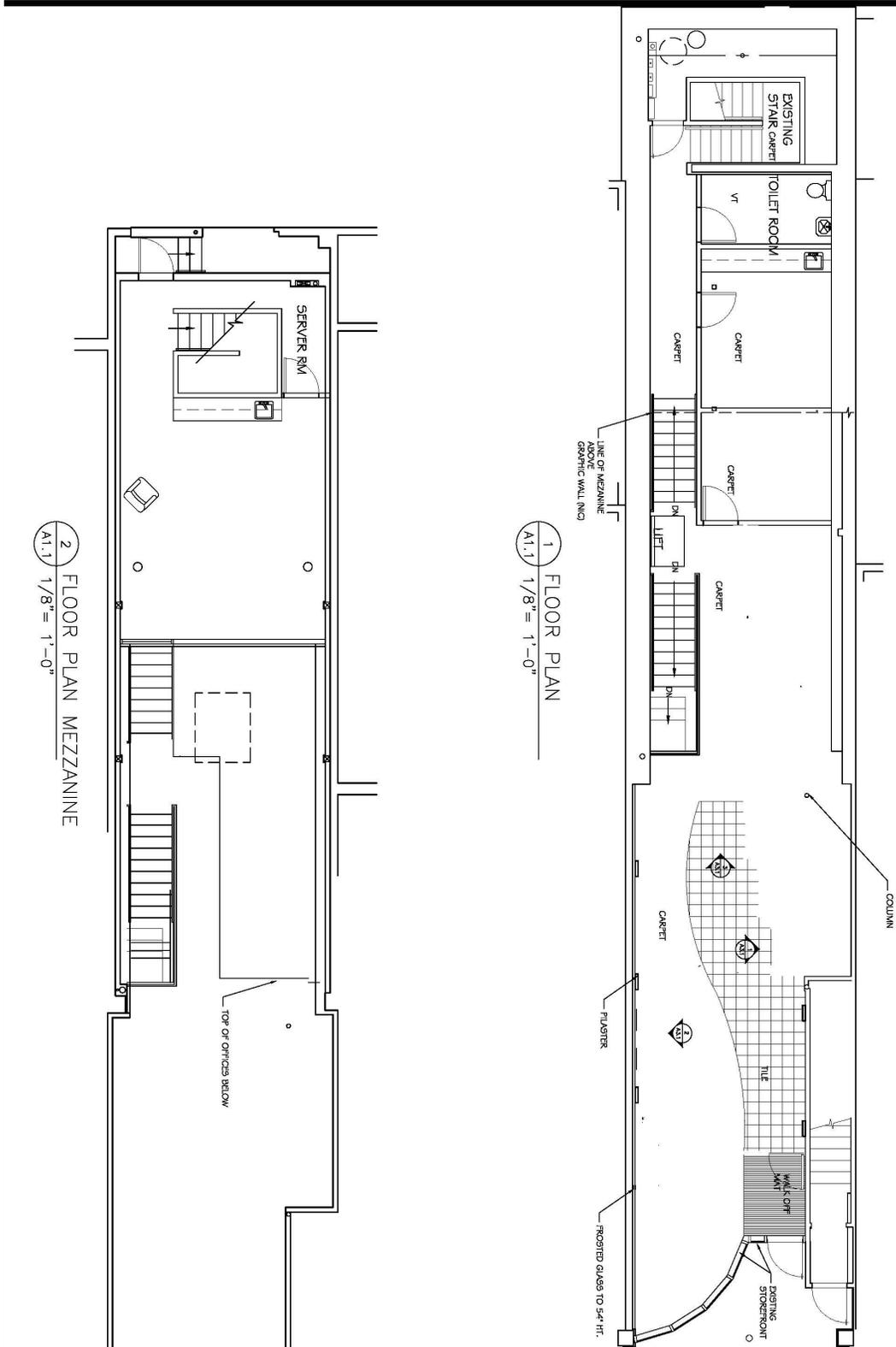
**DONAHUE ASSOCIATES**  
COMMERCIAL REAL ESTATE ADVISORS

**FOR LEASE**

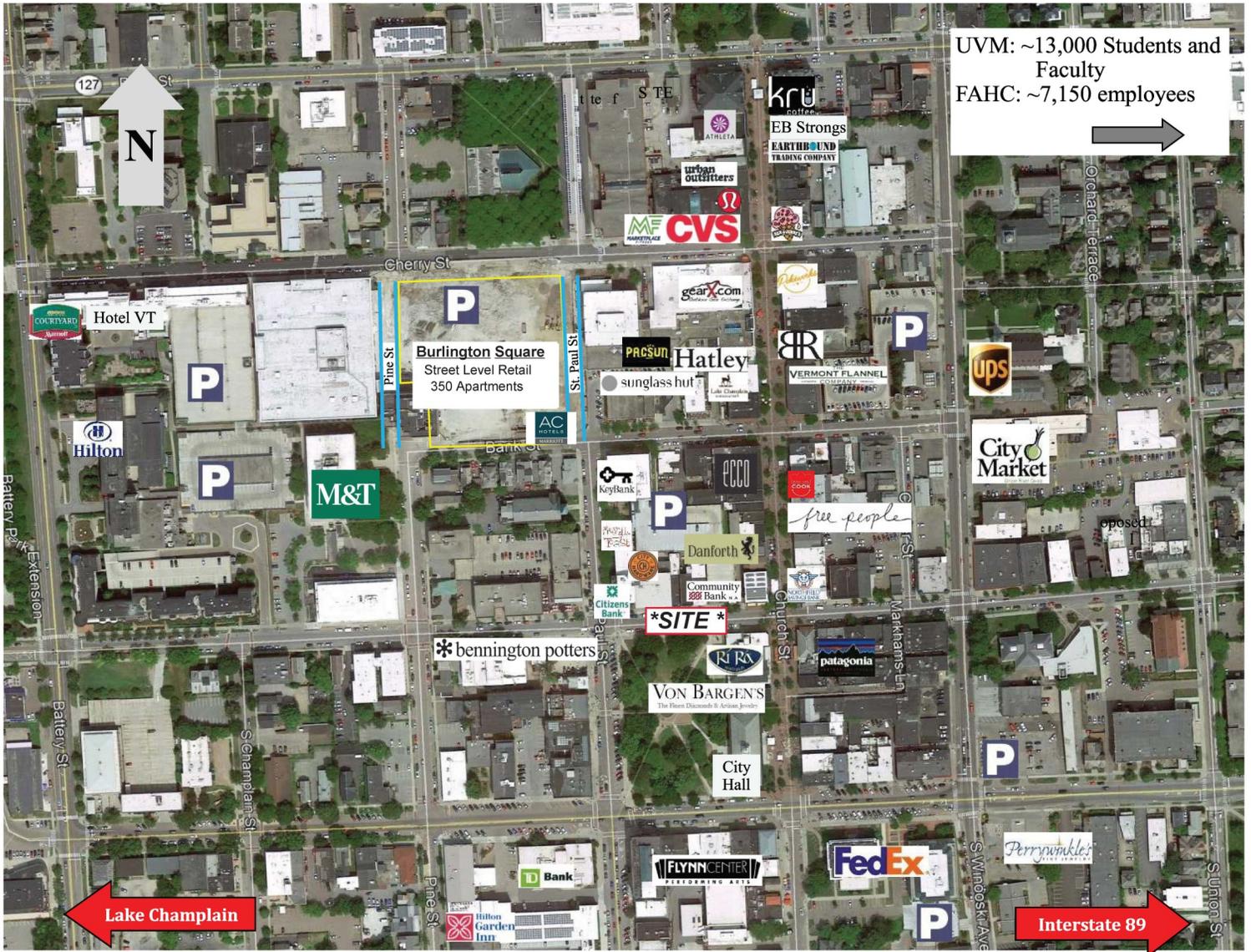
**RETAIL SPACE**

**160 College Street  
Burlington, VT 05401**

**FLOOR PLANS**



**Ariel View Downtown Burlington**



UVM: ~13,000 Students and Faculty  
FAHC: ~7,150 employees



**Burlington Square**  
Street Level Retail  
350 Apartments

**\*SITE\***

Lake Champlain

Interstate 89



# FOR LEASE RETAIL SPACE

## 160 College Street Burlington, VT 05401

### LOCATION OVERVIEW



Church Street Marketplace is a vibrant outdoor pedestrian mall in the center of downtown Burlington. A wonderful mix of soft good retailers, restaurants, shops and others creating a lively and busy shopping experience. Church Street and the downtown are hubs for tourists, students and locals alike. With several nearby large scale redevelopments in process Church Street will continue to thrive and be a destination entertainment and shopping experience.



**Major Downtown Redevelopment**—The redevelopment of the former Burlington Square Mall into a new multi story residential tower with over 300 residential units a recently opened Marriott AC Hotel and street level retail shops and eateries are adding revitalized energy to the downtown core. In addition to the new Burlington Square development there will be 400+ units developed on the 2 acre site at 20 Pine Street, 500+ on the 108 Cherry Street site, all benefitting from the reconnection of St Paul Street and Pine Street to Bank and Cherry Street creating pedestrian and vehicle flow throughout the downtown core.

