



DONAHUE ASSOCIATES

COMMERCIAL REAL ESTATE ADVISORS

802-862-6880

302 Mountain View Drive, Colchester



Offices for lease in Vermont's Premier Office Park!



OVERVIEW

302 Mountain View Drive is a Class A office property in Vermont's premier office park with unparalleled views of Lake Champlain. These offices are bright, modern, well managed, and conveniently located directly off I89's Exit 16.

AVAILABLE TO LEASE

SUITE 100: 5,719 SF - This first floor suite boasts exceptional high speed connectivity and multiple service providers, making this space a perfect solution for a technology company, or any business which utilizes up-to-date technology.

Lease Rate: \$12 SF NNN (Est. \$11.12/SF) plus electric.

SUITE 201: 306 SF - The 2nd floor is largely occupied by Baystate Financial, a division of Mass Mutual Life Insurance Company. A small office space is available for lease with access to the building's western-facing balcony, allowing tenants to enjoy views of Lake Champlain and the Adirondacks.

Lease Rate: \$16 SF NNN (Est. \$11.12/SF) plus electric.

SUITE 301: 2,485—3,500 SF - This third floor suite boasts beautiful views of Lake Champlain and the Adirondacks, and has multiple offices. Option to expand the office space to 3500 SF.

Lease Rate: \$16.50 SF NNN (Est. \$11.12/SF) plus electric.

CONTACT US



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For Lease
Class A Office

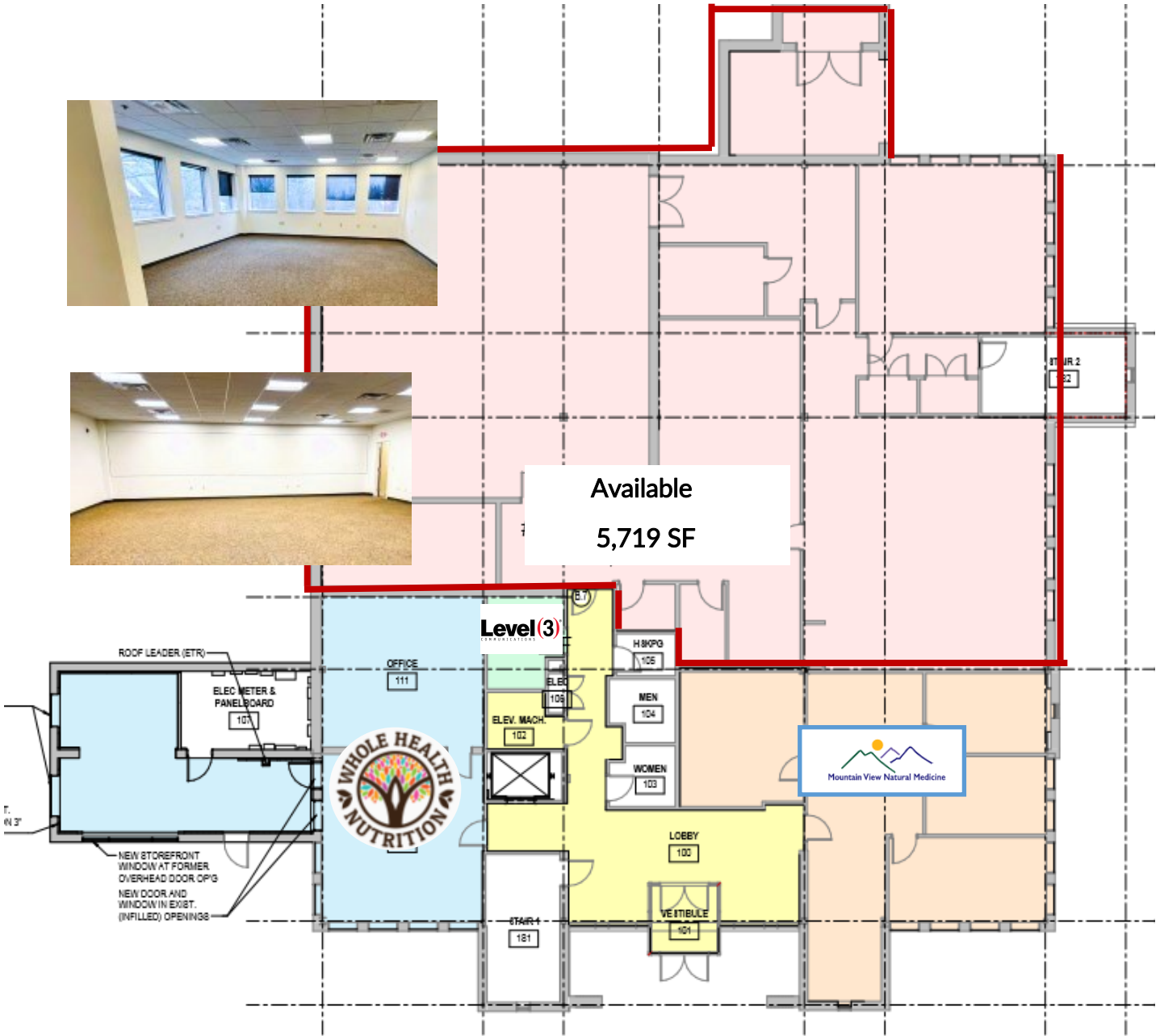
302 Mountain View Drive
Colchester, Vermont

LEVEL 1 FLOOR PLAN

Suite 100



Available
5,719 SF



WATER TOWER HILL
LEASABLE AREA PLANS
COLCHESTER, VERMONT

302 MOUNTAIN VIEW DRIVE
LEVEL 1

The data contained herein is for informational purposes only and is not represented to be error free. We have made every effort to obtain information regarding listings from sources deemed reliable. However, we cannot warrant the complete accuracy thereof subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. Notwithstanding, any attachments of scanned and signed documents to the contrary, nothing contained herein constitutes nor is intended to constitute an offer, inducement, promise, or contract of any kind. Only signed documents are adequate to enter into a con-



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For Lease
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LEVEL 2 FLOOR PLAN

Suite 201





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For Lease
Class A Office

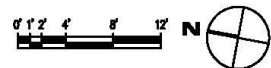
302 Mountain View Drive
Colchester, Vermont

LEVEL 3 FLOOR PLAN

Suite 301



Available:
2,485 SF
With option
to expand
to 3,500 SF





For Lease
Class A Office

302 Mountain View Drive
Colchester, Vermont

PHOTOS





For Lease
Class A Office

302 Mtn. View Drive
Colchester, Vermont

AREA MAPS

