



**DONAHUE
ASSOCIATES**

COMMERCIAL REAL ESTATE ADVISORS

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FOR LEASE
Office/Retail

22 Merchants Row
Williston, VT 05456



FOR LEASE—1st and 2nd Floor Retail and Office Suites

- 1,000 SF first floor retail space
- 3,000 SF second floor office space

SUMMARY—22 Merchants Row, Williston, VT

Overview: These two suites consist of a 1,000 SF first floor office and reception area and a 3,000 SF second floor office space on the easily accessible and highly exposed corner of St George Road/Route 2A and Marshall Ave entrance to the Taft Corners Business Park.

The Neighborhood: Located just off Interstate 89's Exit 12 22 Merchants Row enjoys one of the busiest intersections in Vermont. In close proximity to Panera Bread, Casa Grande, Hannaford's, REI, Staples, Dicks SG, Majestic 10, Walmart, Home Depot and more in the busy Taft Corners area of Williston.

Parking: Ample on-site

Suite Pricing:

1st Floor: 1,000 SF @ 18/SF NNN

2nd Floor: 3,000 SF @ \$14/SF NNN

CAM is estimated at \$8.50/SF + Utilities

CONTACT US



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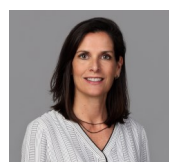
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INTERIOR PHOTOS OF EXISTING SPACE



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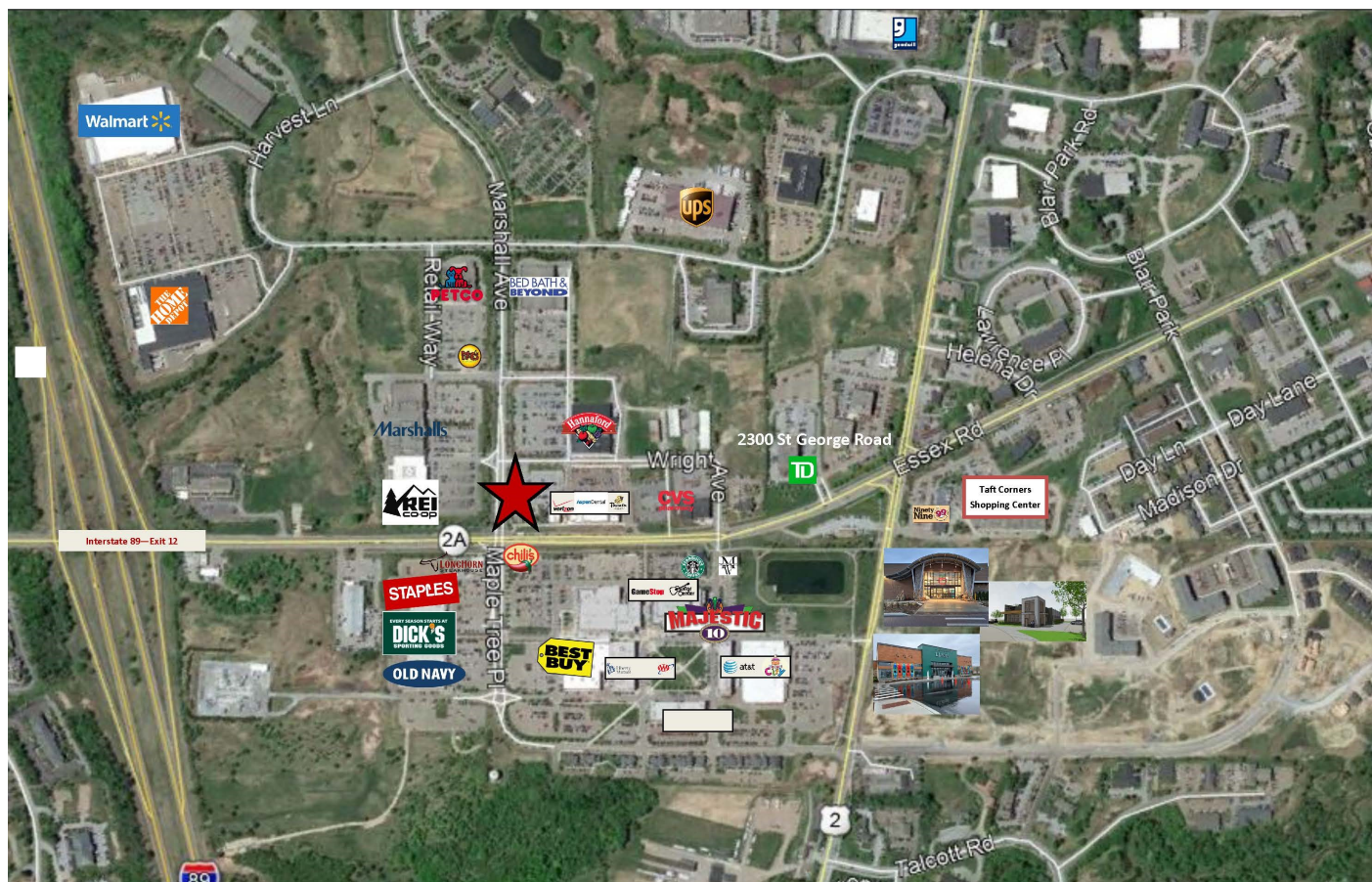


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Area Map—Williston Taft Corners



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