

**Industrial/Warehouse for
Lease: 21,103 SF**

**Riverworks at 133 Elm Street,
Winooski, Vermont**
Flexible Layouts

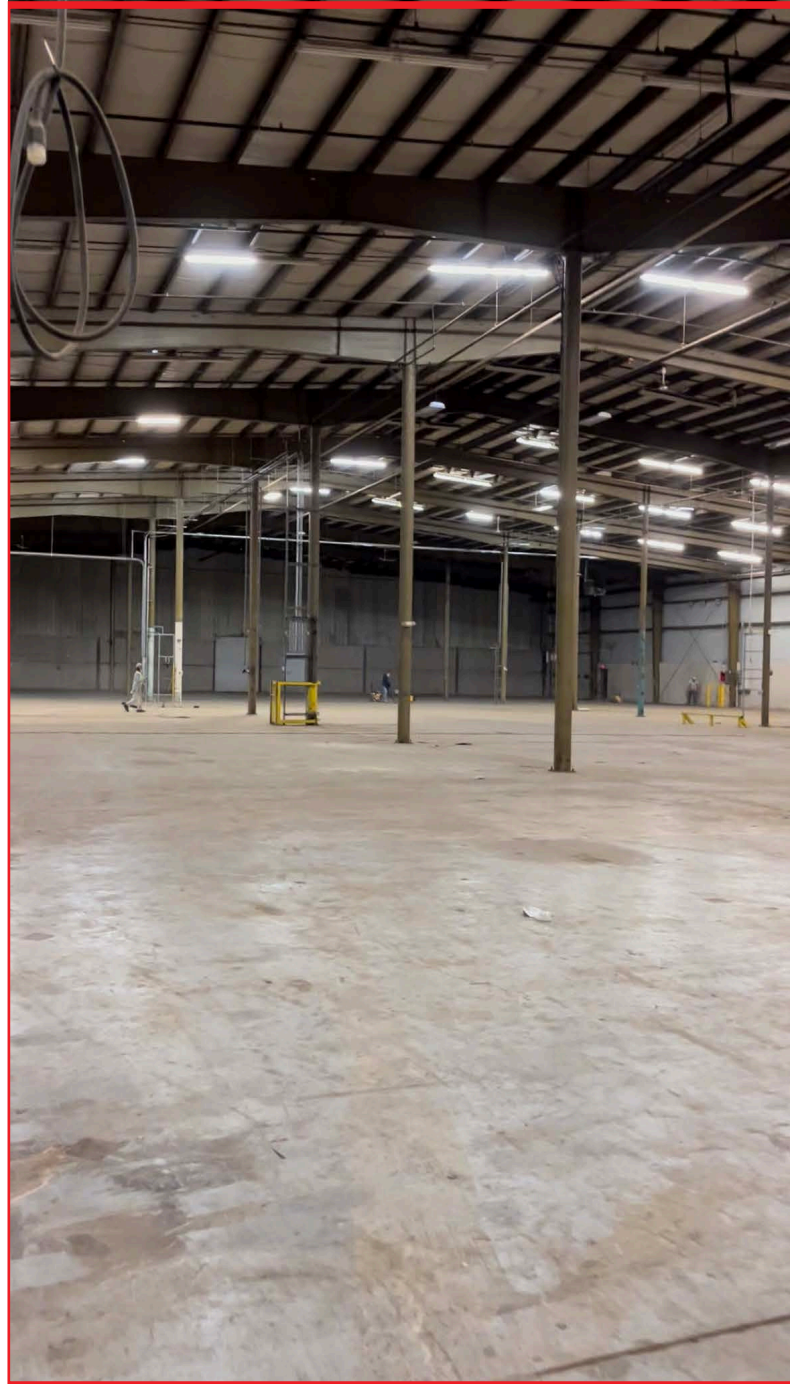
Open space featuring onside parking, 4 loading docks, 1 at grade doors, with 27'-35' high bay clearance. The building is surrounded by woods, just 5 minutes from interstate 89.

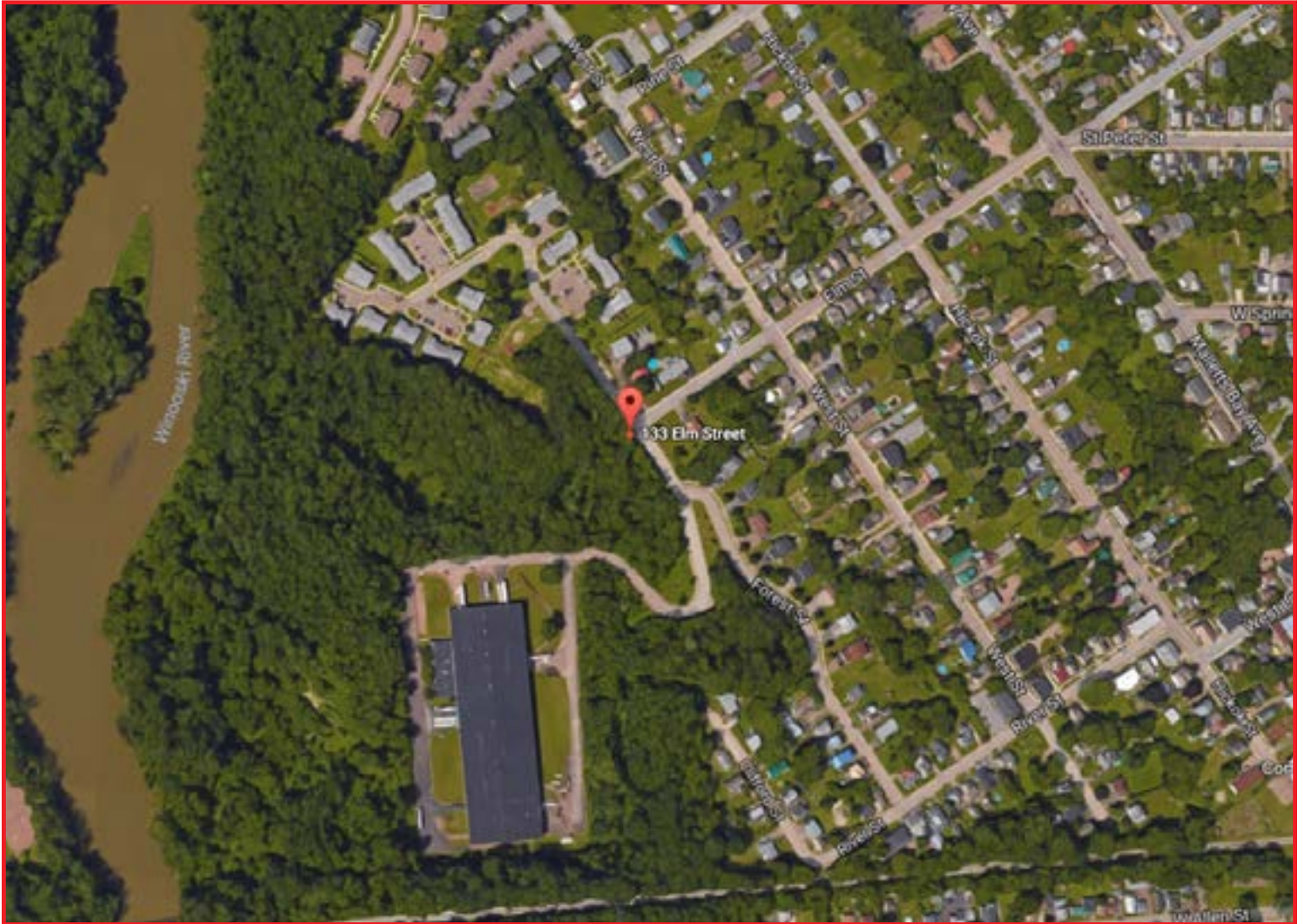
Offered

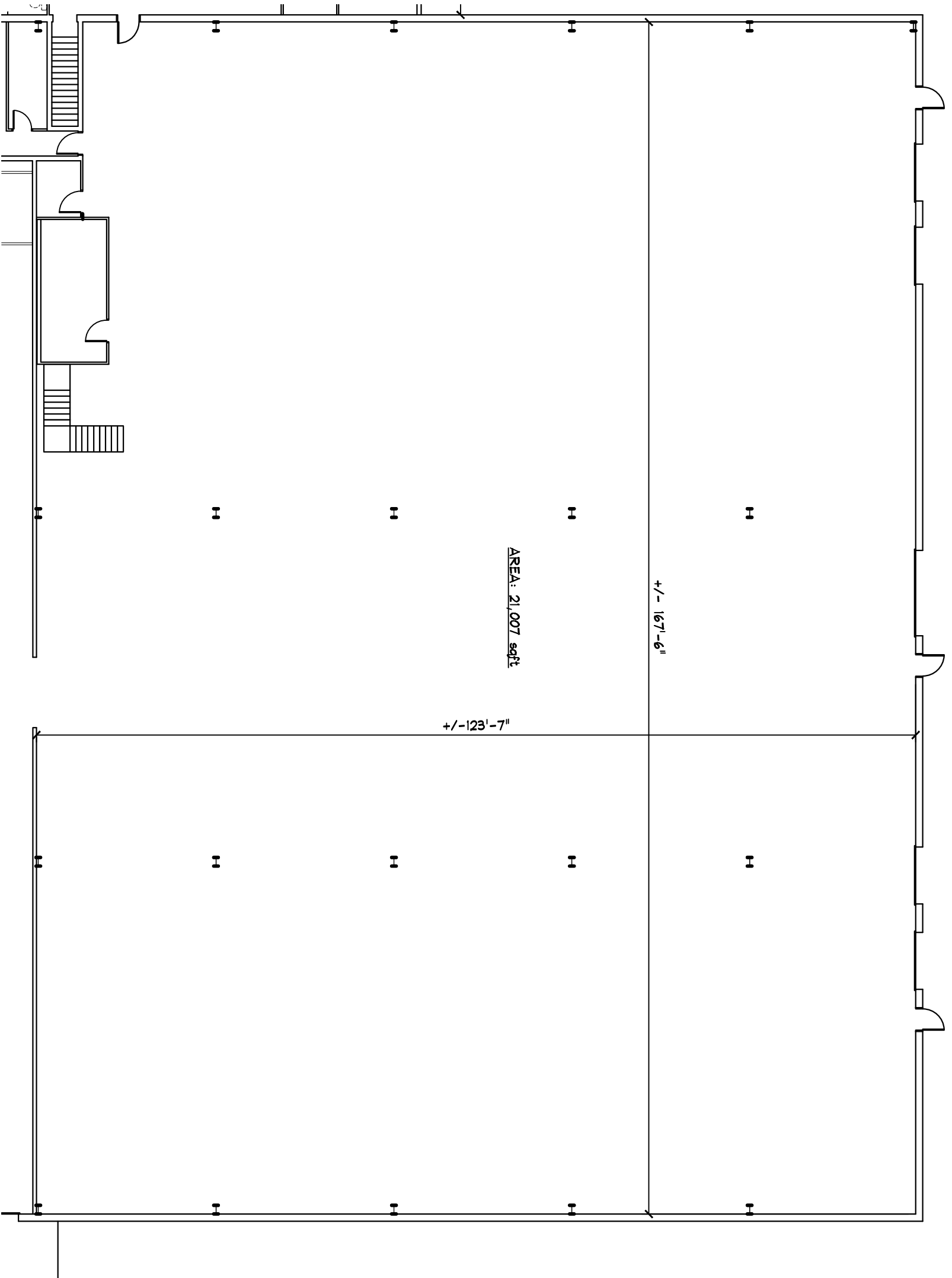
For Lease \$8.00/SF
NNN.....\$1.86/SF

Property Metrics

Property Type Office/Industrial
Square Footage 21,103±







FLOOR PLAN SCALE: 1/16" = 1'-0"

FOR REVIEW ONLY,
NOT FOR CONSTRUCTION

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RIVERWORKS
AS-BUILT CONDITIONS
4/19/2023

SHEET TITLE:
EXISTING
CONDITIONS

DRAWING NO:
A-5