

FOR LEASE

Office/Flex Space In Shelburne Commons

2,690 SF



4066 SHELBURNE ROAD
SHELBURNE, VERMONT



FERNANDO CRESTA

O: 802.222.0607

C: 802.343.1305

E: FCRESTA@NEDDERE.COM

JAEGER NEDDE

O: 802.735.0753

C: 802.777.0732

E: JNEDDE@NEDDERE.COM

OVERVIEW

Retail/Flex space off Route 7 in Shelburne available for immediate occupancy. Approximately 2,690 SF including a loft space with a Private bathroom, private entrance, easy access in and out, ample parking and great neighbors in this quaint Shelburne complex. Other tenants in the building include Archie's Grill and The Scoop Shop, a popular food destination, Heart works, and All Souls Interfaith Gathering.

RATE AND SIZE(S)

SIZE

2,690 SF

LEASE RATE

Negotiable (please call to discuss)



SHELBURNE COMMONS | 4066 SHELBURNE ROAD, SHELBURNE, VERMONT

NEDDE REAL ESTATE

747 PINE ST., SUITE 501, BURLINGTON, VT 05401
802.651.6888 | [NEDDEREAL ESTATE.COM](https://www.nedderestate.com)

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JAEGER NEDDE | JNEDDE@NEDDERE.COM | 802-777-0732

PHOTOS



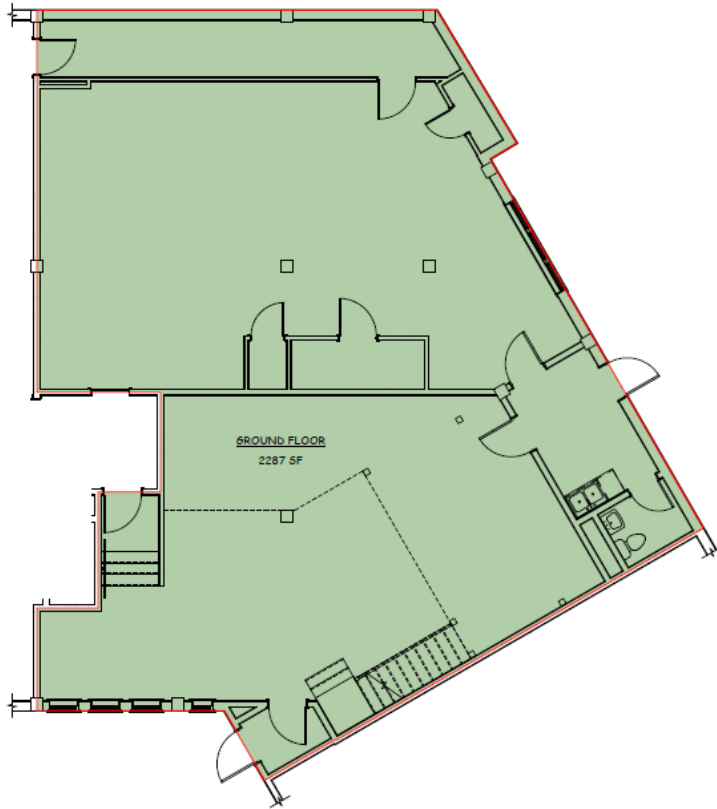
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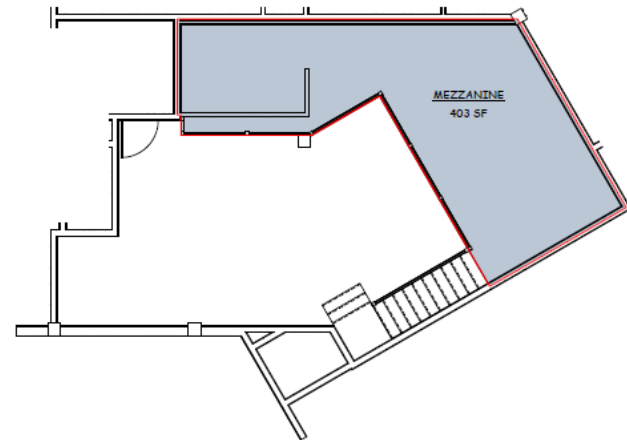
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FLOORPLANS



① GROUND FLOOR AREA PLAN
3/16" = 1'-0"

NOTE
ALL EXISTING AREAS ARE +/- AND SHALL BE VERIFIED PRIOR
TO ORDERING OF MATERIALS OR CONSTRUCTION

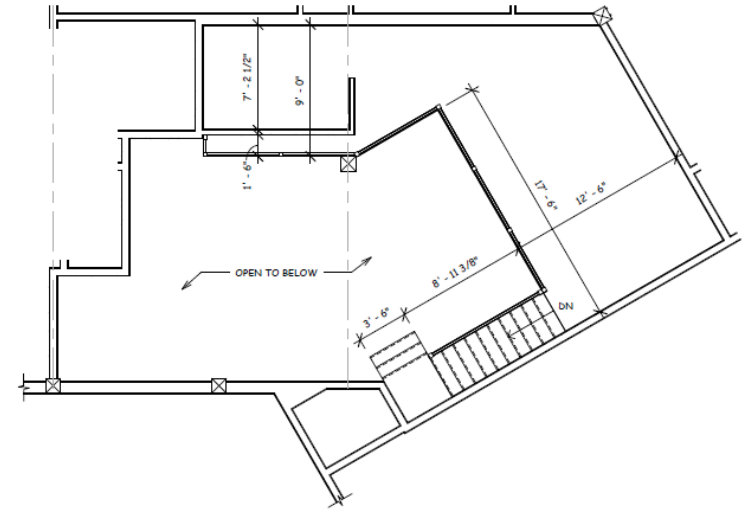
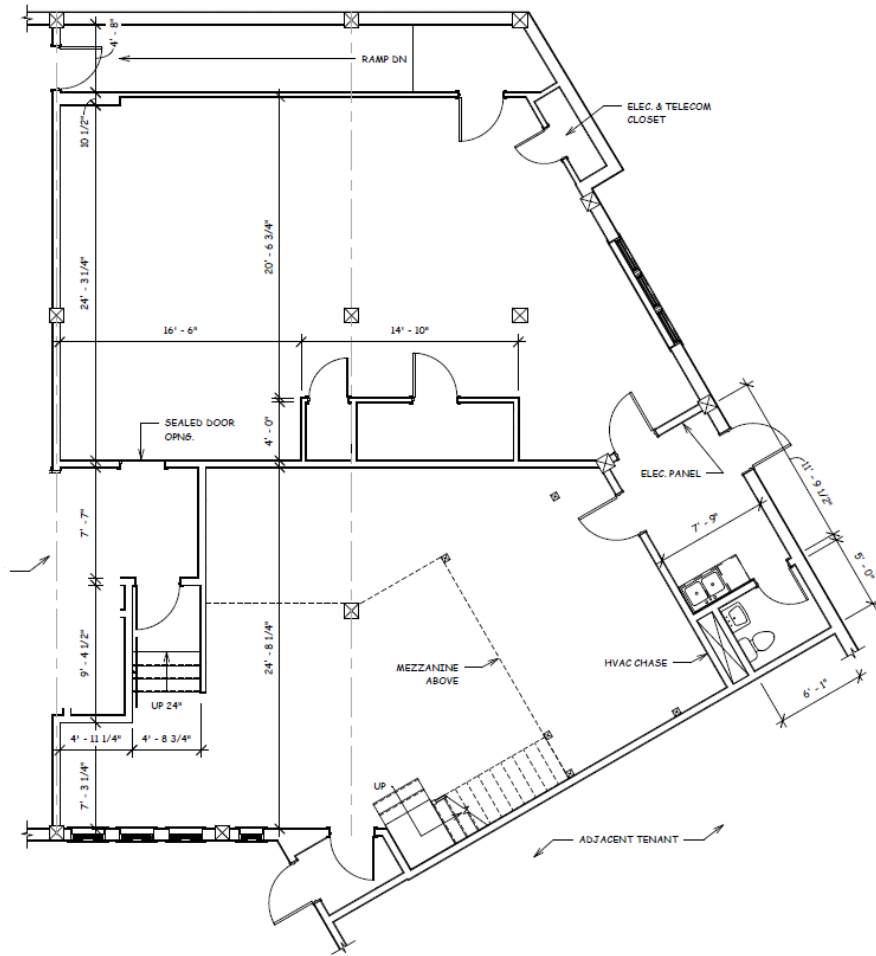


② MEZZANINE AREA PLAN
3/16" = 1'-0"



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