



OFFICE AND STUDIO HIGHLY DESIREABLE HOWARD ST. LOCATION

Brand New Construction!

The Howard Space Center is constructing a new mixed-use building in the heart of the Burlington, VT's South End Arts District. Available Spring of 2019, the new building will feature a mix of small studios and office space. Also included in the building are 2 residential units. Don't miss out on this exciting opportunity in arguably the hottest district in Burlington!



**Studios/Small Office
\$540-\$850 Gross**

**1,000-6,000+ sf
Office \$17-\$18/ft NNN**

**The Heart of the Arts
District. Close to all
"Pint St."
destinations!**

**Historic Pine St.
Complex**

**Vibrant arts and
Business
community**

UNSWORTH PROPERTIES

28 Howard St., Ste. 302
Burlington, VT 05401

Unsworthproperties.com

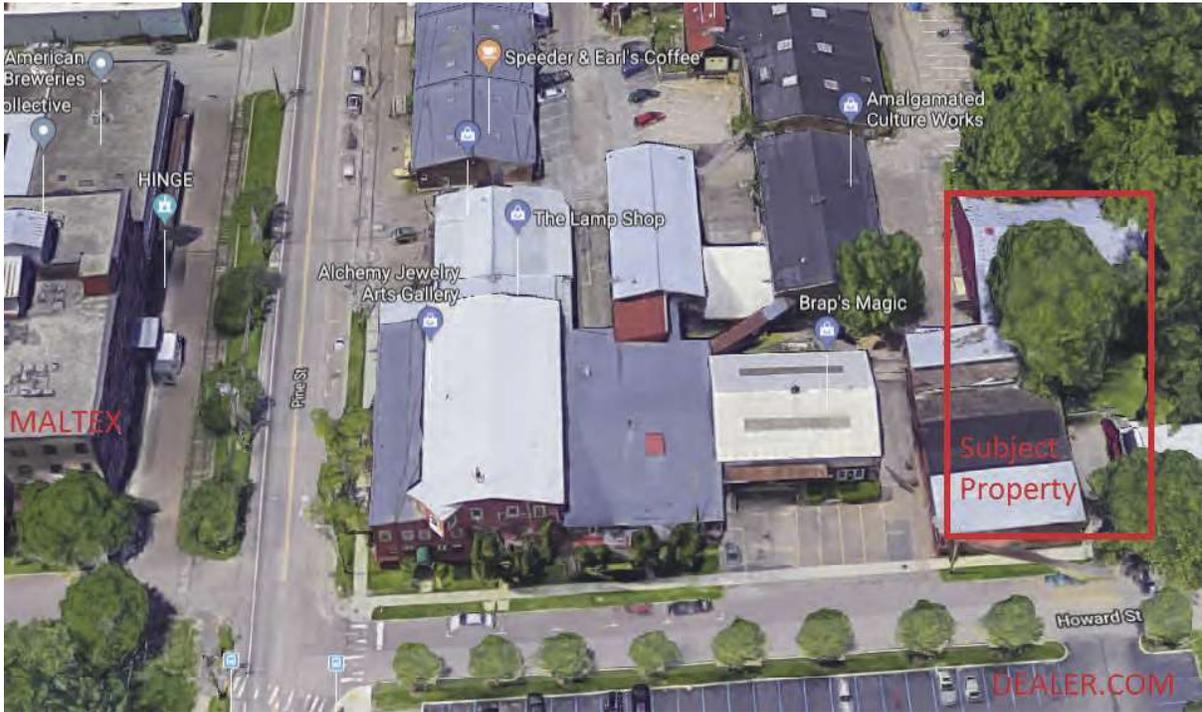
(802) 879-4504

James@Unsworthproperties.com

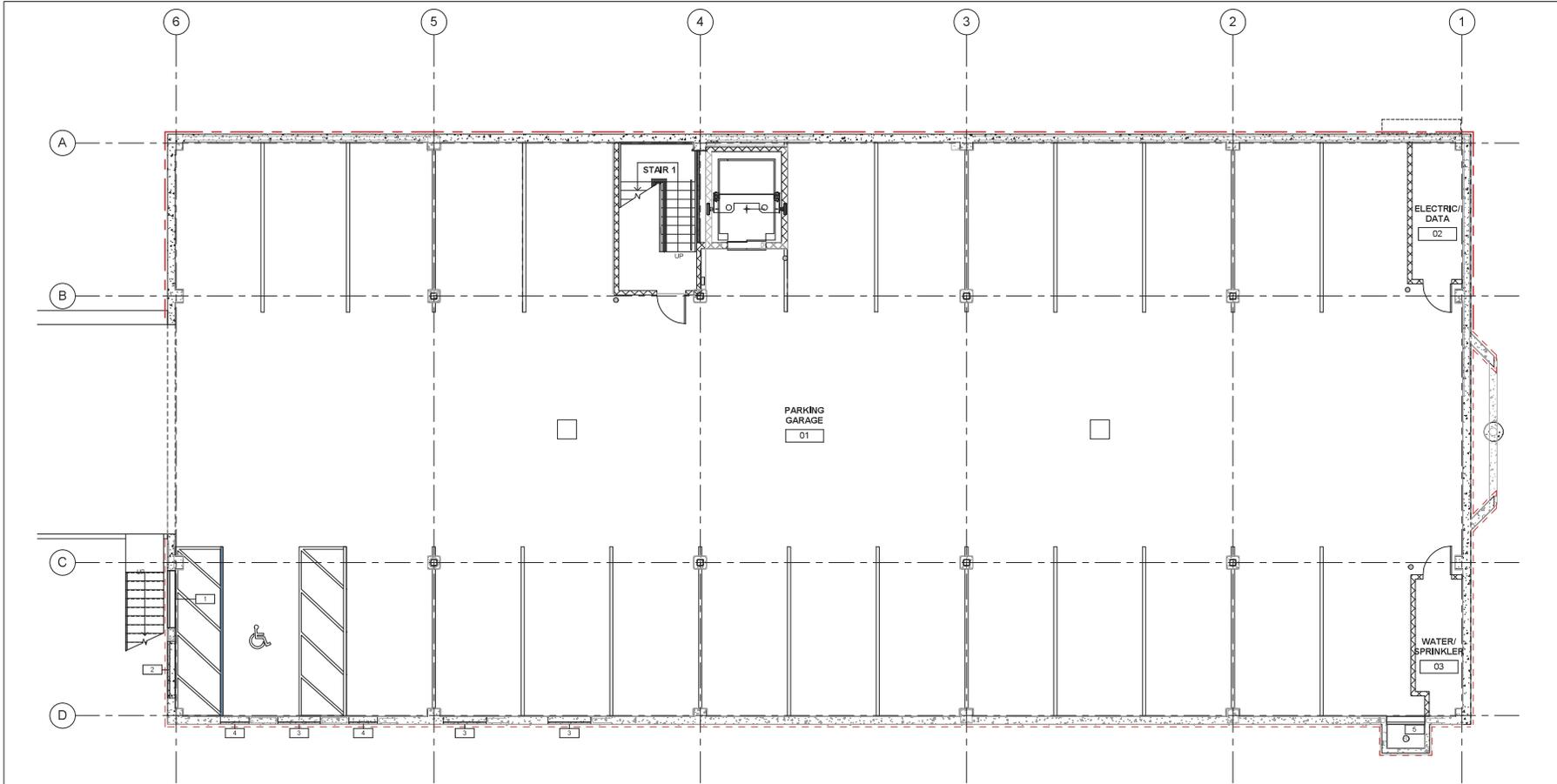
SUITE NUMBER	RATE/TERMS	Utilities Included
101	\$17/SF NNN	Water/Sewer
102	LEASED	LEASED
103	LEASED	LEASED
104	LEASED	LEASED
105	LEASED	LEASED
106	LEASED	LEASED
107	LEASED	LEASED
108	LEASED	LEASED
201	LEASED	LEASED
202	LEASED	LEASED
203	LEASED	LEASED
204	LEASED	LEASED
205	LEASED	LEASED
206	LEASED	LEASED
207	\$820/Month Gross	All, Excluding Data
208	\$850/Month Gross	All, Excluding Data
209	LEASED	LEASED
211	\$17/SF NNN	Water/Sewer
301	\$18/SF NNN	Water/Sewer
302	LEASED	LEASED
Apartment #1	Contact Listing Agent	Water/Sewer
Apartment #2	Contact Listing Agent	Water/Sewer

NNN's to include

1. Prorata Insurance (Approximately \$0.26/ft)
2. Prorata Real Estate Property Taxes
(approximately \$3/ft TBD by City Assessment)
3. Prorata Electric and Gas (each floor individually metered. Based on rented SF and to be billed monthly)



PLOT DATE & TIME: 4/10/2018 4:42:27 PM



① GARAGE PLAN
 3/16" = 1'-0"
 FOOTPRINT 8484 SF
 HEATED SPACE 128 SF

HOWARD ST. FRONTAGE

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MEP ENGINEER
 Hillborn Associates Inc.
 38 Eastwood Dr #300
 South Burlington, VT 05403

THE VAULTS
 20 HOWARD STREET, BURLINGTON, VT
 GUBLIOT-VIVIAN-HERBERT, ARCHITECTS, INC. - BURLINGTON, VT 05401-0951

ISSUED FOR CONSTRUCTION 3/29/18

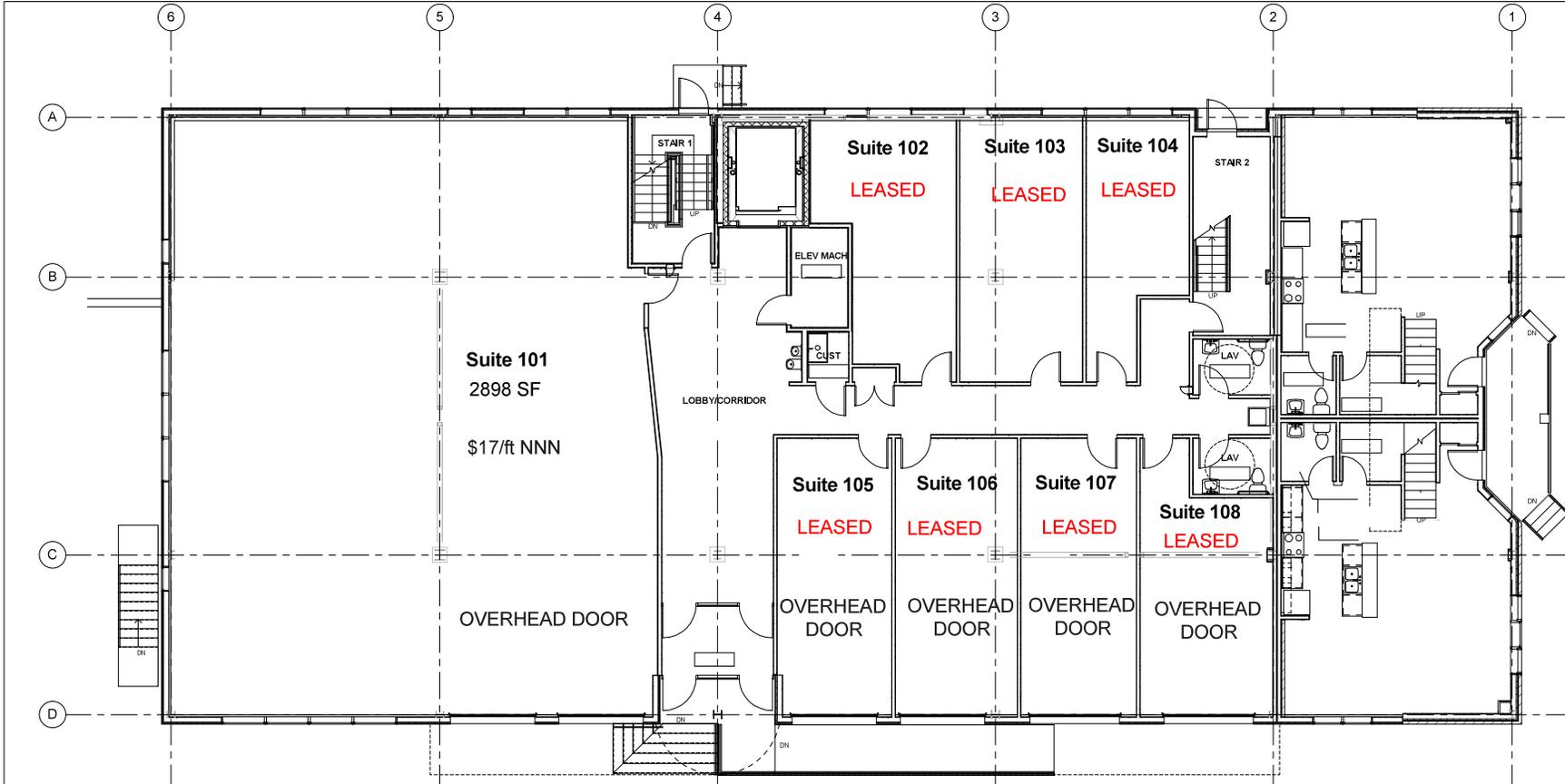
DATE: 01/29/18
 REVISED:

SCALE:
 3/16" = 1'-0"

DRAWING:
 GARAGE PLAN

SHEET:
A1.1





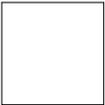
HOWARD ST. FRONTAGE

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THE VAULTS
 20 HOWARD STREET, BURLINGTON, VT
 GULLOTTI WYNN VERHANN ARCHITECTS, INC., BURLINGTON, VT 05402-6268

1 FIRST FLOOR PLAN
 3/16" = 1'-0"

FOOTPRINT 8382 SF

1/4" = 1'-0"

ISSUED FOR CONSTRUCTION 3/29/18

DATE:	07/05/18
REVISED:	
1	02/14/18
2	03/29/18
5	07/05/18

SCALE:
 As indicated

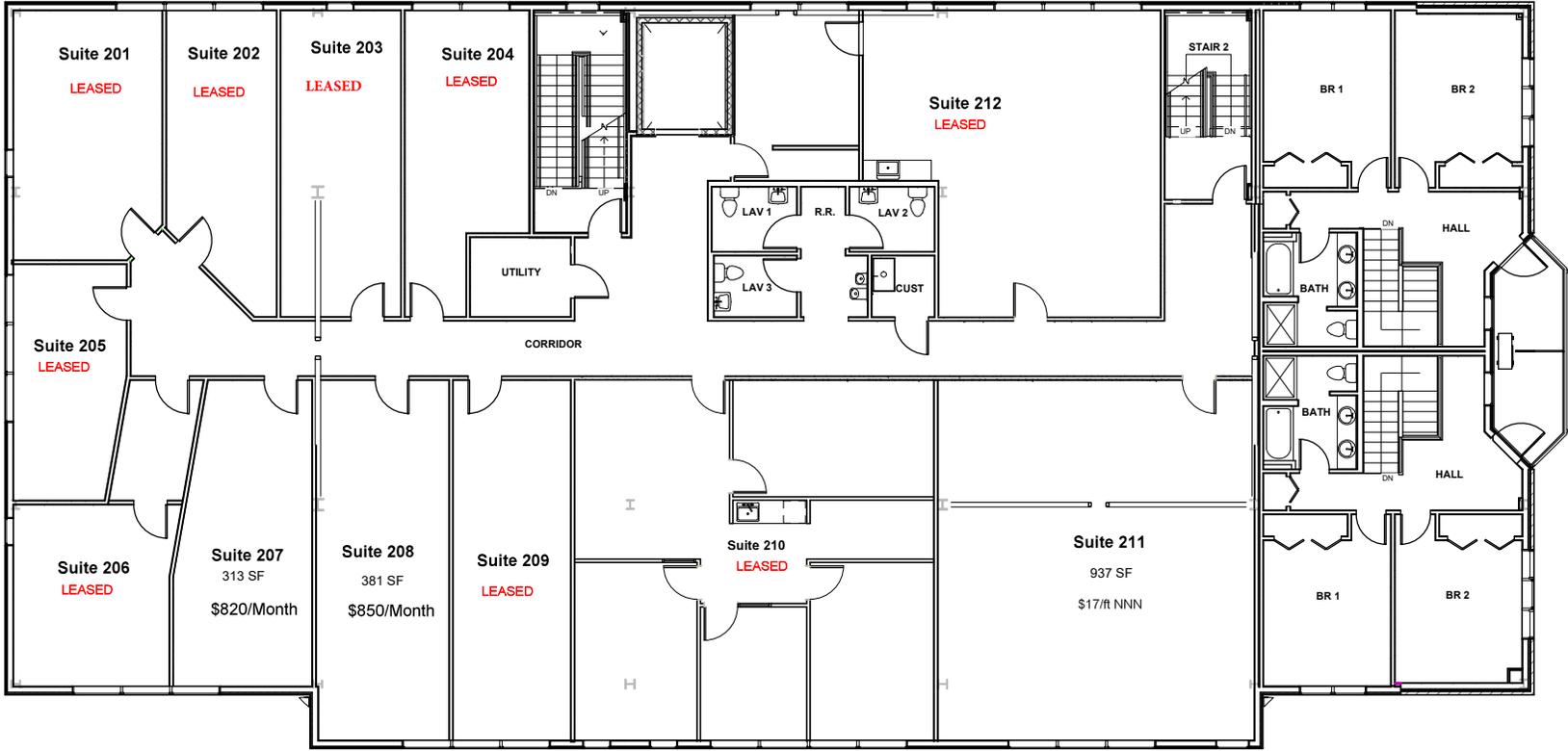
DRAWING:
FIRST FLOOR PLAN

SHEET:
A1.2

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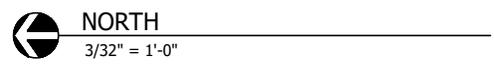
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NOTES:



HOWARD ST. FRONTAGE

1 SECOND FLOOR PLAN

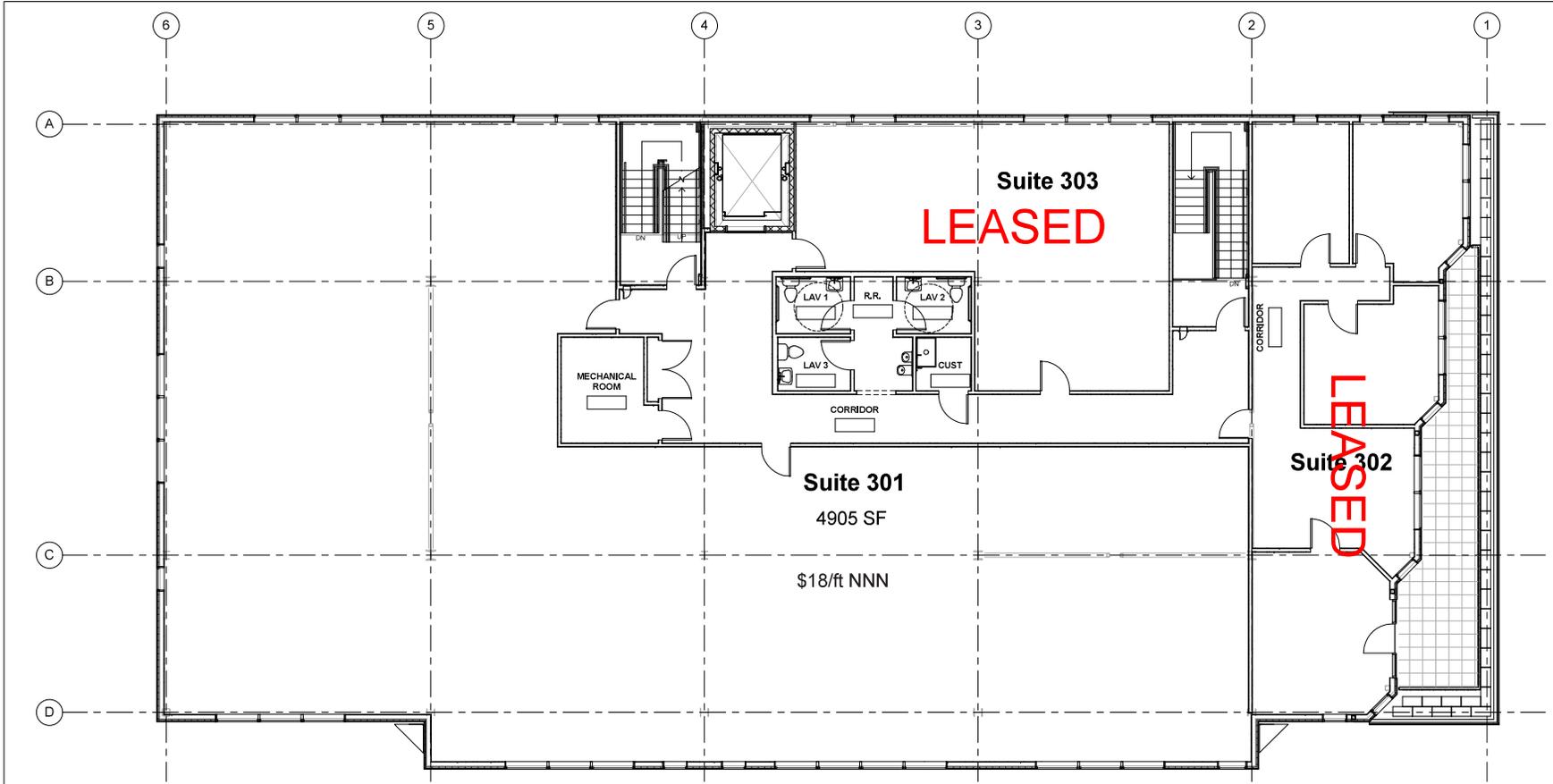


DATE: 25 JUL 19
 REVISED: 6 SEPT 19

SCALE:
 3/32" = 1'-0"

DRAWING:
 VAULTS SECOND
 FLOOR PLAN

SHEET:
A1.2



1 THIRD FLOOR PLAN
 3/16" = 1'-0"
 FOOTPRINT 8527 SF

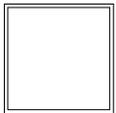
HOWARD ST. FRONTAGE

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ISSUED FOR CONSTRUCTION 3/29/18

DATE:	07/05/18
REVISED:	
1	02/14/18
2	03/29/18
4	05/27/18
6	01/02/19

SCALE:
 As indicated

DRAWING:
 THIRD FLOOR PLAN

SHEET:
A1.4