



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

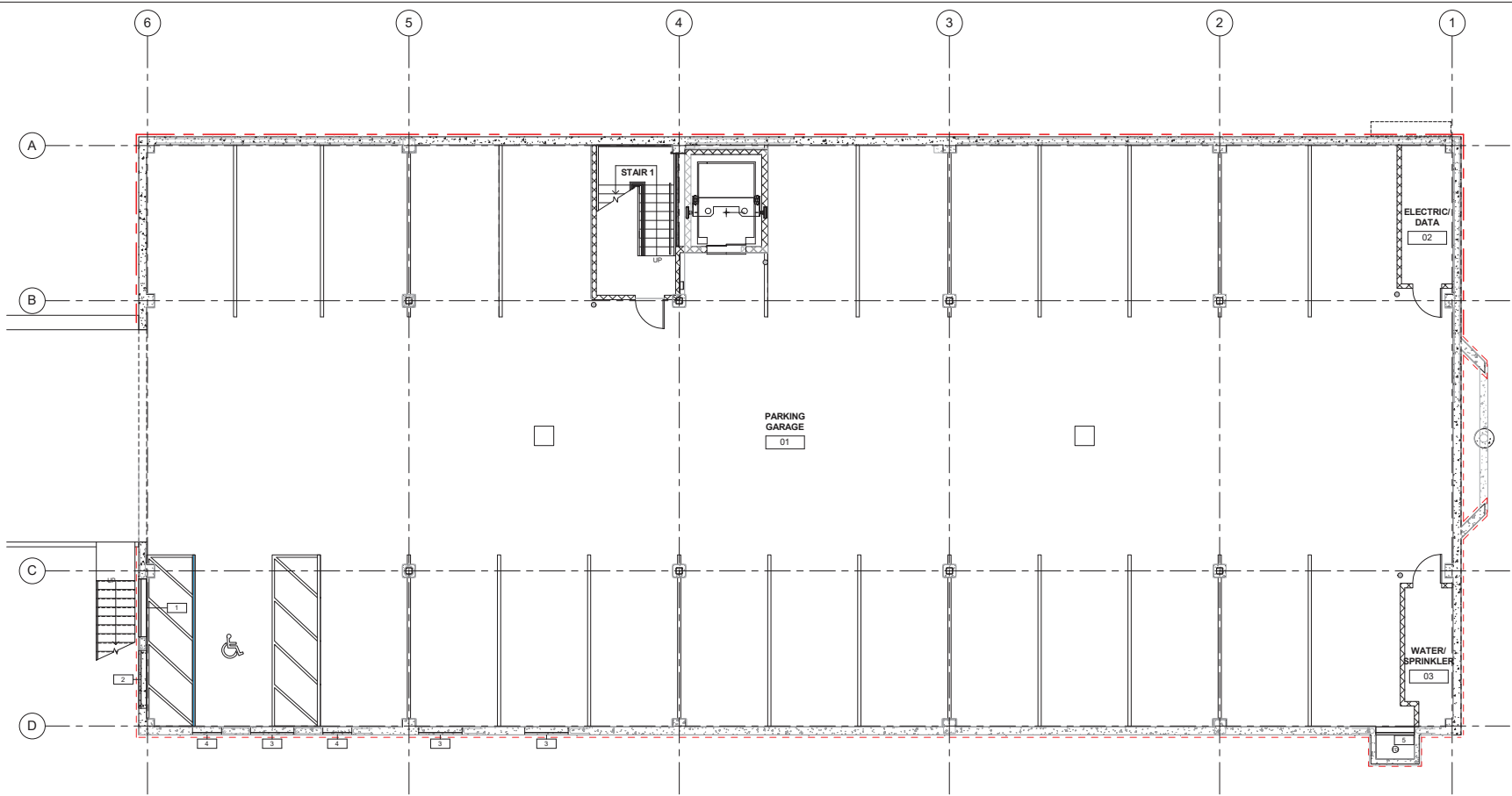
SUITE NUMBER	RATE/TERMS	Utilities Included
101	\$17/SF NNN	Water/Sewer
102	LEASED	LEASED
103	\$660/Month Gross	All, Excluding Data
104	LEASED	LEASED
105	\$800/Month Gross	All, Excluding Data
106	LEASED	LEASED
107	\$800/Month Gross	All, Excluding Data
108	LEASED	LEASED
201	LEASED	LEASED
202	LEASED	LEASED
203	\$610/Month Gross	All, Excluding Data
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
210	\$17/SF NNN	Water/Sewer
301/303	\$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 8494 SF
 HEATED SPACE 128 SF

HOWARD ST. FRONTAGE

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MEP ENGINEER
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 South Burlington, VT 05403

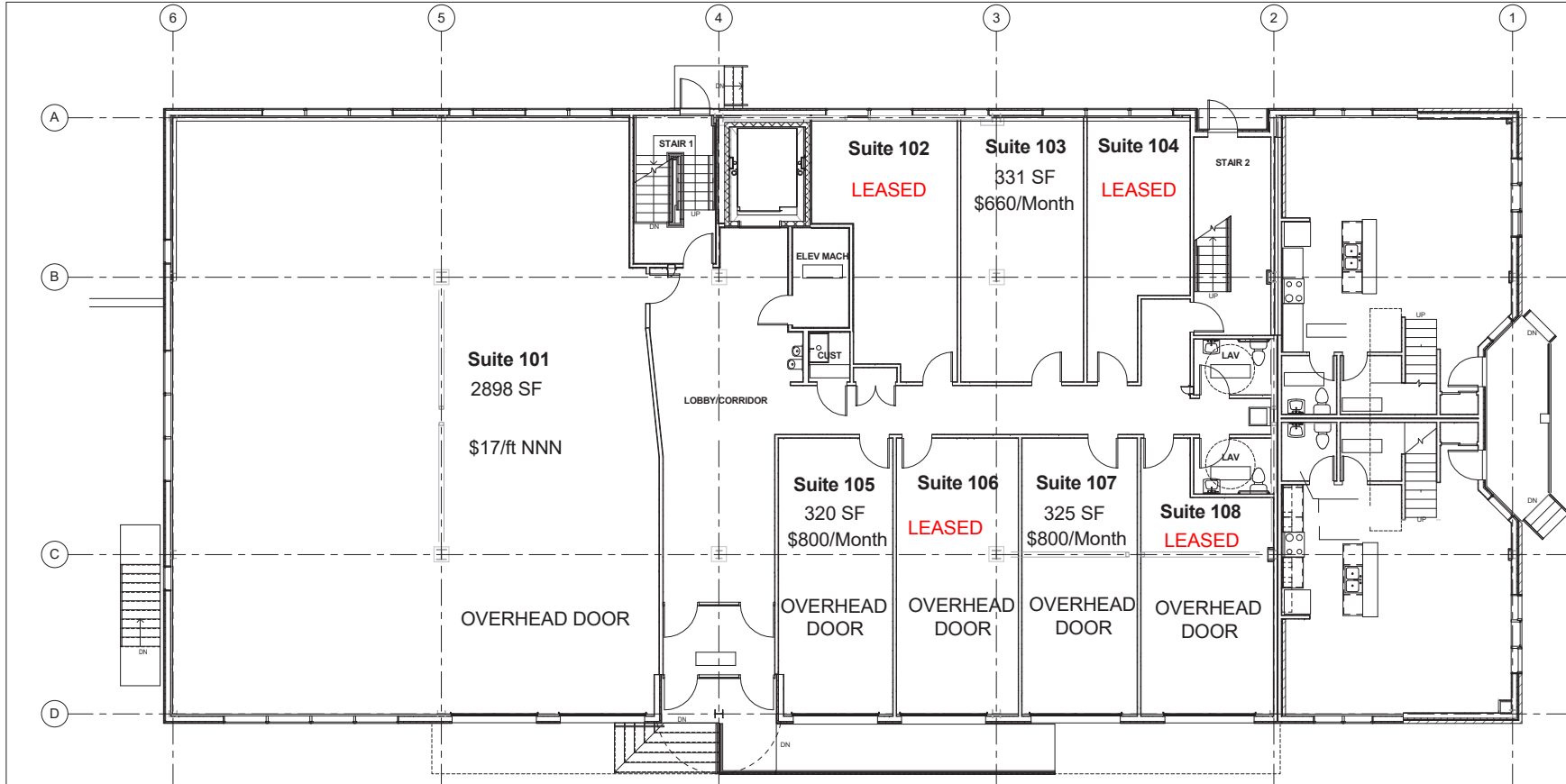


THE VAULTS
 20 HOWARD STREET, BURLINGTON, VT
 GILBERT MANN ARCHITECTS, INC. BURLINGTON, VT 05408-6381

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

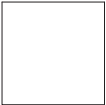
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1 FIRST FLOOR PLAN
 3/16" = 1'-0"

FOOTPRINT 8382 SF

1/4" = 1'-0"

ISSUED FOR CONSTRUCTION 3/29/18

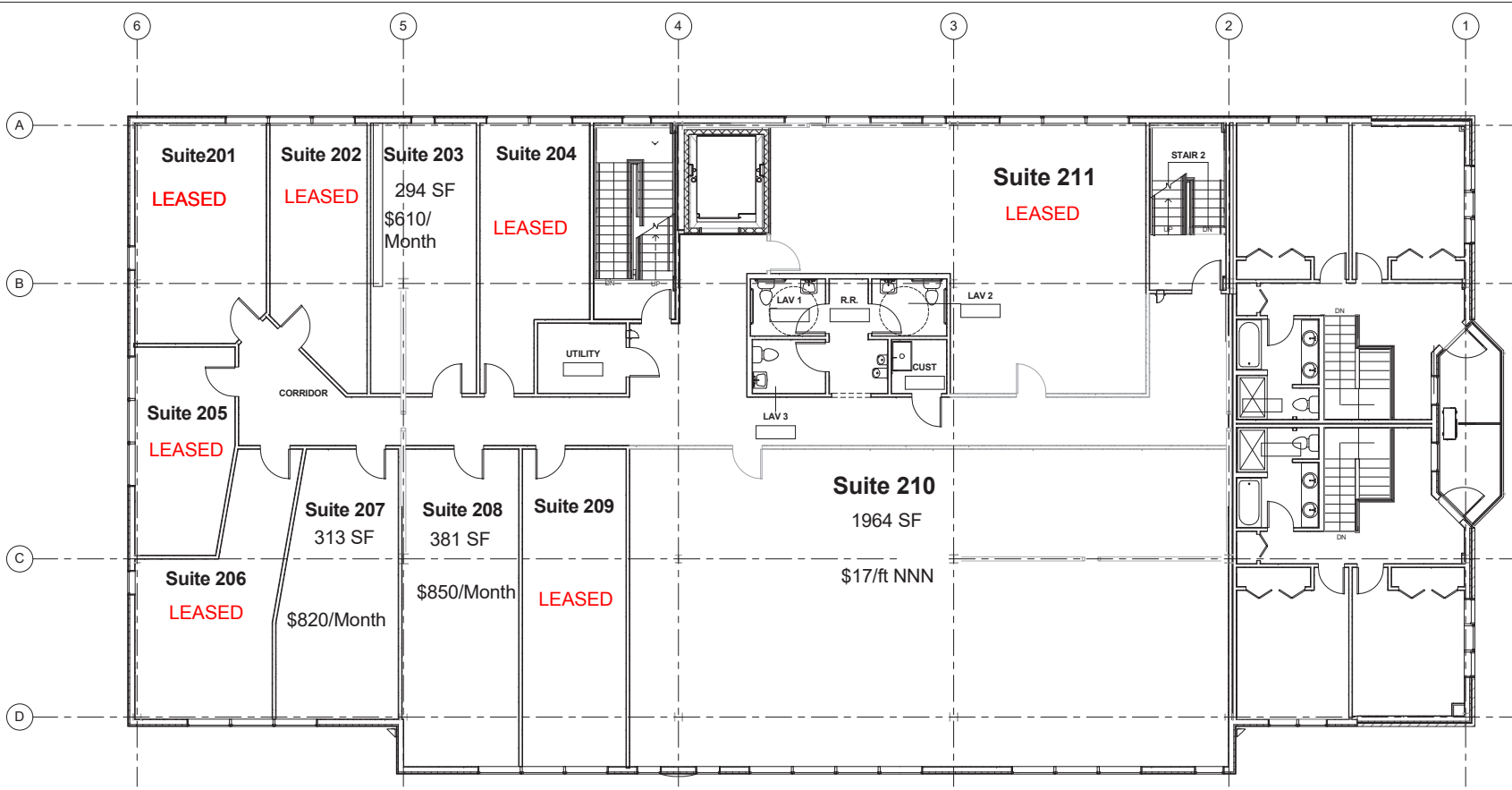
DATE:	07/05/18
REVISED:	
1	02/14/18
2	03/29/18
5	07/05/18

SCALE:
As indicated

DRAWING:
FIRST FLOOR PLAN

SHEET:
A1.2

PLOT DATE & TIME: 1/20/2019 11:49:23 AM



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

HOWARD ST. FRONTAGE

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3/29/18

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

SCALE:
As indicated

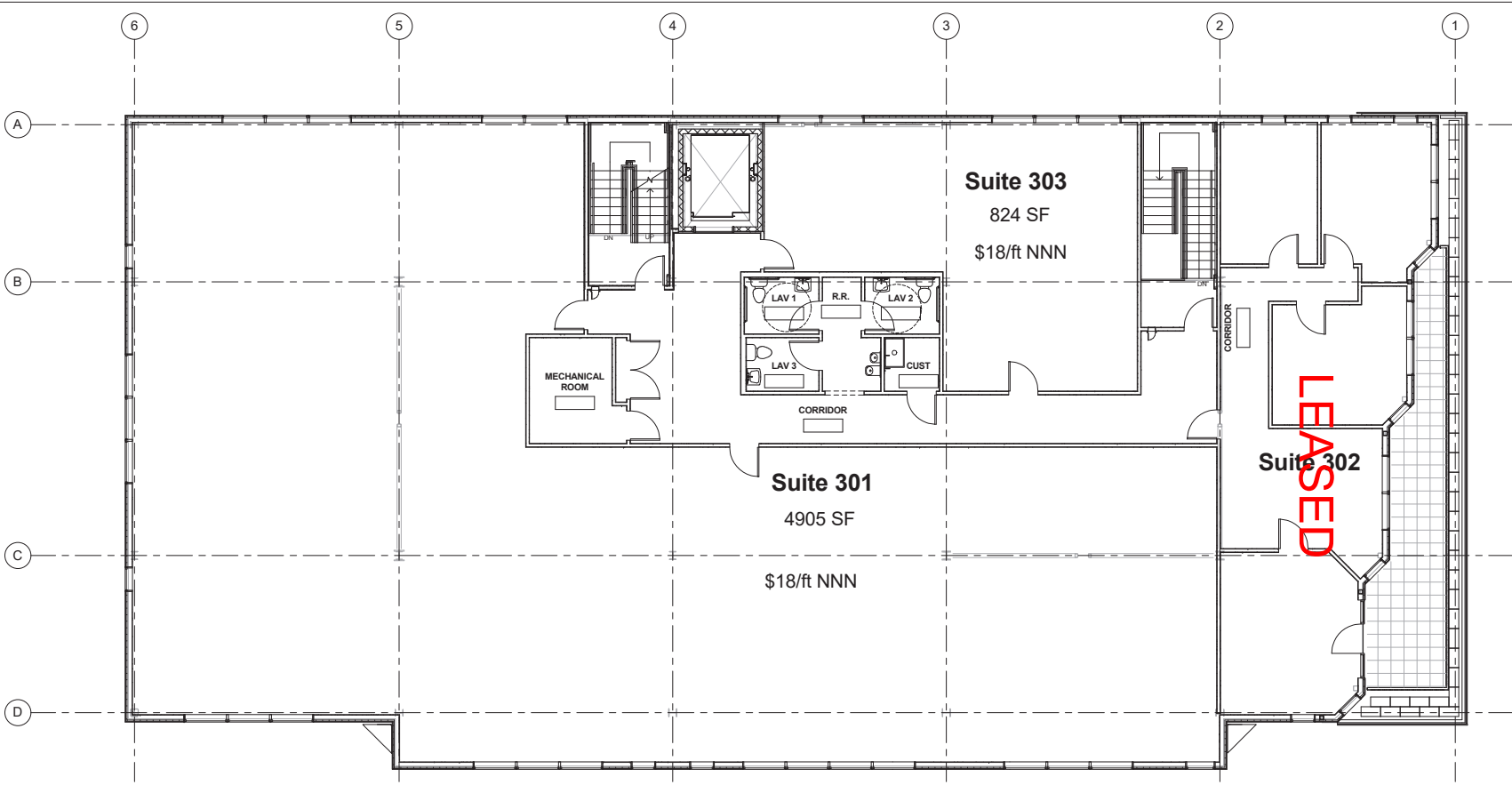
DRAWING:
SECOND FLOOR PLAN

SHEET:
A1.3

DIMENSIONS ARE FROM FRAMING-TO-FRAMING, UNLESS NOTED OTHERWISE.
ALL WALLS TO UNDERSIDE OF DECK ABOVE.
ACOUSTIC SEAL WALLS TO FLOOR & DECK ABOVE.



PLOT DATE & TIME: 1/20/2019 2:20:44 PM



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

HOWARD ST. FRONTAGE

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DATE:	07/05/18
REVISED:	
1	02/14/18
2	03/29/18
4	06/27/18
6	01/02/19

SCALE:
 As indicated

DRAWING:
 THIRD FLOOR PLAN

SHEET:
A1.4

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