

# OFFICE SPACE FOR LEASE 38 EASTWOOD DRIVE SOUTH BURLINGTON, VT



## Building Information

Size: 10,250 SF

### Features:

- Third Floor Suite
- Class A Professional Office Building
- Close access to I-89
- Walking distance to shopping and restaurants
- Access to bike path
- Close proximity to UVM and Medical Center

### Lease Rate:

\$14.00/SF NNN

### CAM:

\$6.55/SF including HVAC  
**CALL FOR DETAILS**



**NAI J.L. Davis Realty**

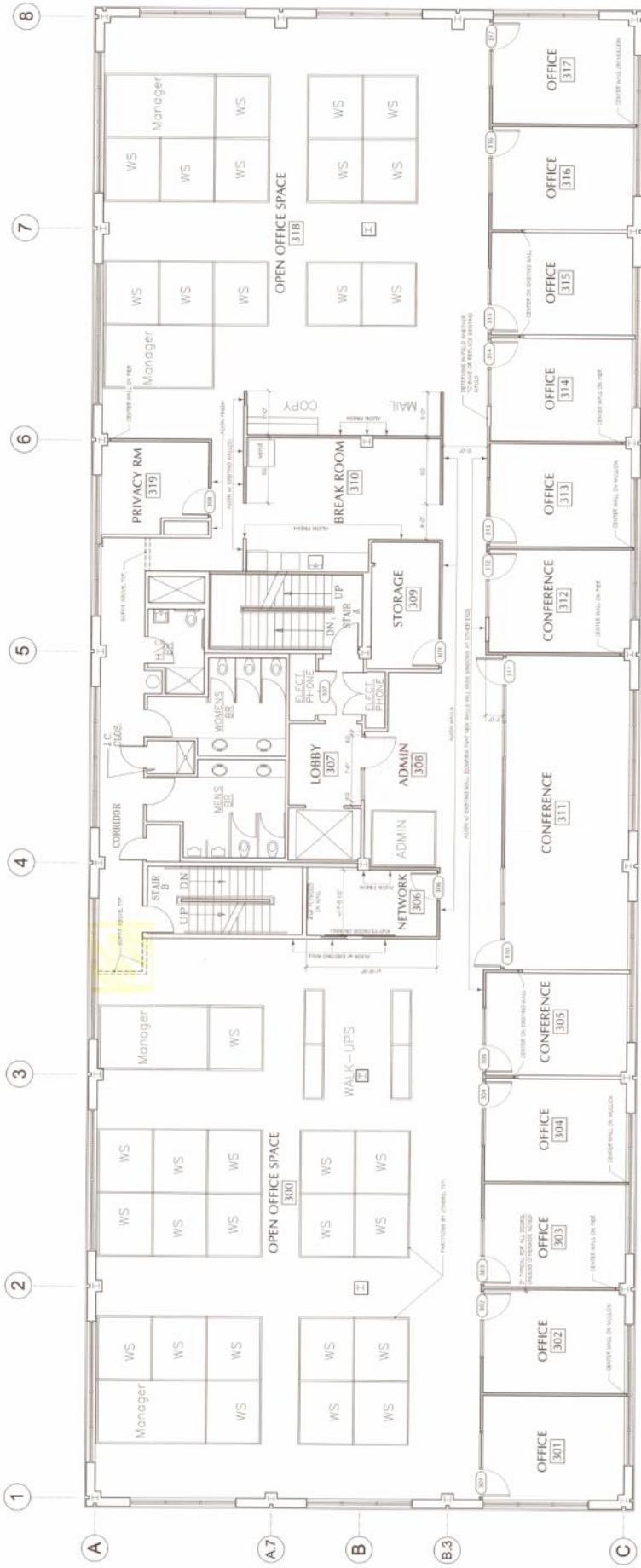
Commercial Real Estate Services, Worldwide.

The information contained herein has been given to us by the owner of the property or other sources we deem reliable; we have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

### Contact Information

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**NOTE:**  
 SEE EXISTING THIRD FLOOR PROJECTIONS  
 FOR ALL EXISTING WALLS AND LOCATIONS  
 OF ALL LIGHT FIXTURES

**CONSTRUCTION NOTES:**  
 ALL NEW WALLS SHALL BE 5/8" GYP BOARD ON STUDS  
 ALL FLOOR FINISH SHALL BE 20" X 20" TILES  
 FINISH FLOORING TO BE DETERMINED

THIRD FLOOR PROPOSED PLAN  
 SCALE: 3/16" = 1'-0"



# CERNER, 3rd Floor @ 38 Eastwood Drive

SOUTH BURLINGTON, VERMONT

**Duncan Wisniewski ARCHITECTURE**  
 205 SOUTH CHAMPAIN STREET  
 BURLINGTON, VERMONT 05401  
 T: 802.864.0903



PERMIT SET

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