



Size: 5,535 SF
-Subdivideable to 2,000 SF

Features:

- Located on the award winning Church Street Marketplace
- Showcase Windows
- Excellent Signage Opportunities
- Ceilings Heights: 10'6" - 11'
- Ample Lower Level Storage
- Public Garage Nearby

Lease Rate: \$24-28/SF NNN

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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Surrounding Retailers Include

Athleta	Urban Outfitters
Ben & Jerry's	Earthbound
Fjallraven	Banana Republic
Lululemon	Hatley
Fat Face	Free People
Helly Hansen	CVS
Homeport	Kru Coffee

Demographics

	3	10	15
Population	55,966	126,323	161,035
Average HH Income	\$58,829	\$75,490	\$77,509

Burlington Statistics

- University of VT:
13,000 Student
- Champlain College:
2,900 Students
- St. Michaels College:
2,000 Students
- Downtown employment:
>18,000



Floor Plan



FIRST FLOOR PLAN - OPTION 3

11-17 CHURCH STREET

BURLINGTON, VERMONT

Duncan
Wisniewski
ARCHITECTURE

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DESIGN & CONSTRUCTION
A PROFESSIONAL CORPORATION

DATE: 04.20.2021
DRAWN: DWP

A1-1.3

UVM: ~13,000 Students and Faculty
FAHC: ~7,150 employees



State of VT

CHASE

SITE

urban outfitters

CVS

gear.com

Hatley

NBT BANK

Simon Pearce

KeyBank

Danforth

Community Bank N.A.

Citizens Bank

VON BARGEN'S

City Hall

FLYNN CENTER

Bank

Hilton Garden Inn

Pine St

S Champlain St

Battery St

Battery Park Extension

Cherry St

Bank St

St. Paul St

Orchard Terrace

S Union St

S Winoski Ave

Markhams Ln

Church St

Burlington City Place
Redevelopment
270 Apartments
Hotel

Proposed Hotel

ups

City Market

ROXY

fat face

patagonia

Free People

EB Strongs

EB Strongs

EB Strongs

EB Strongs