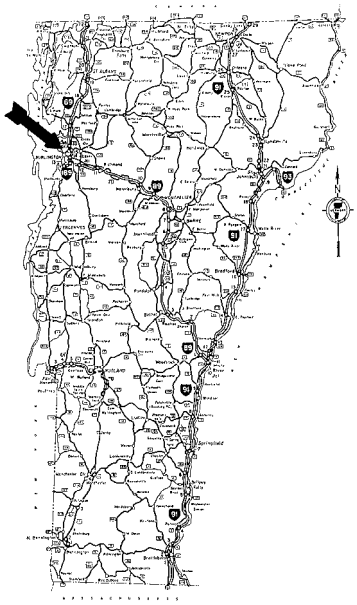
EXCLUSIVELY LISTED FOR LEASE
2,078 SF COMMERCIAL SPACE

Ethan Allen Shopping Center - North Ave

Space Available:	2,078 SF
Total GLA:	139,500 SF
Road Frontage:	Approximately 740'
Zoning:	Commercial
Utilities:	Municipal Water and Sewer; Burlington Electric; VT Gas
Traffic Signal:	Center is serviced by a traffic light
Tenants Include:	Hannaford Supermarket U.S. Post Office UPS Store 802 BWS Ace True Value Hardware Key Bank Gadue's Dry Cleaning Burlington Telecom
Traffic Count:	<u>2013 Average Daily Trips (ADT)</u> 18,300 ADT VT 127 to Ethan Allen Parkway 13,400 ADT Ethan Allen Parkway to Ethan Allen Shopping Center 13,300 ADT Ethan Allen Shopping Center to Shore Road



Ethan Allen Shopping Center is perfectly situated on North Avenue, the main traffic artery in the northern part of Burlington. This is the only mixed use command shopping center serving this part of the city.

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For more information call **TIM BURKE** at **(802) 862-1225 x14**
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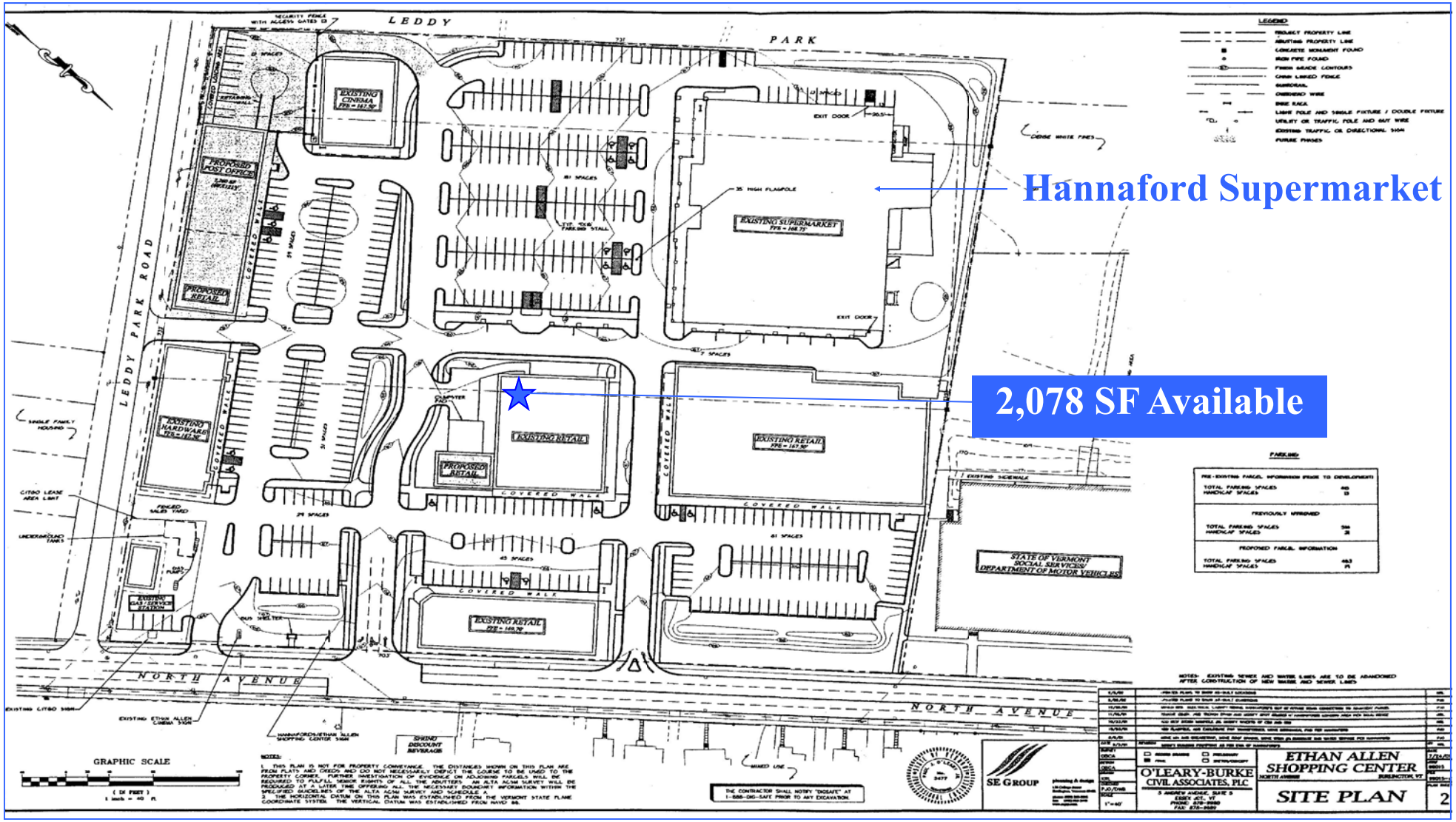
Information contained herein is believed accurate but is not warranted



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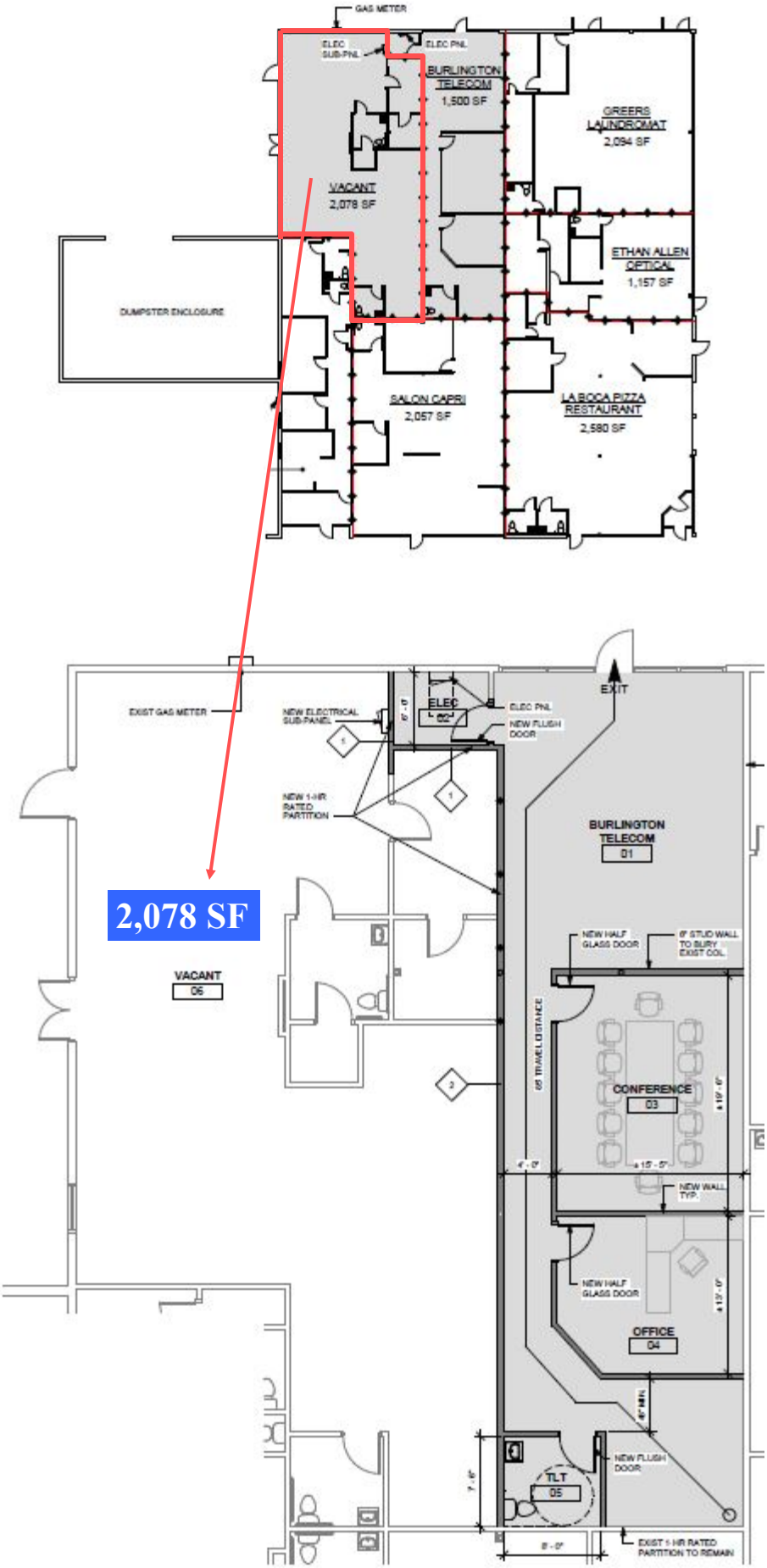

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