

OFFICE BUILDING FOR SALE

146 State Street
Montpelier, Vermont



- 146 State Street is located at the corner of Bailey Avenue and State Street.
- It is a single story structure with a finished basement, built in 1966.
- GMP service, municipal water and sewer, frontage on Bailey Ave and State Street with access from State Street.
- This property is ideal for an owner user or for redevelopment.

Exclusively offered by **WHITE + BURKE Real Estate Advisors, Inc.**

For more information call **TIM BURKE** at **(802) 862-1225 x14**

www.whiteandburke.com



white + burke

REAL ESTATE ADVISORS

whiteandburke.com

146 State Street
Montpelier, Vermont



LOCATION: 146 State Street

LAND: 0.29 acres

BUILDING SIZE: 2,416 SF (2,352 SF basement)

PRICE: \$350,000

PARKING: 18 spaces

INFRASTRUCTURE:

New roof 2021

New boiler 2011

ZONING: Urban Center —1

FLOOD IMPACT ON BUILDING: See Attached letter from City of Montpelier.

Information contained herein was provided by sources considered generally reliable, but is offered without any warranty, either explicit or implied.

