

**For Lease - 2700 Sf Retail Space In Hannaford Center 240 Hannaford Sq Bennington, Vt - \$3,600.00/Month or \$1.33/SF/Month  
240 Hannaford Square, Bennington, Vermont 05201**



#### **Listing Contact - 1**



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**TITAN Commercial Realty Group LLC**



#### **Description**

BENNINGTON IS THE MOST POPULATED TOWN IN SOUTHERN VERMONT, THE THIRD LARGEST TOWN IN VERMONT, AND THE 6TH LARGEST MUNICIPALITY IN VERMONT INCLUDING BURLINGTON, SOUTH BURLINGTON, AND RUTLAND. OTHER RETAILERS IN BENNINGTON INCLUDE: WALMART, DOLLAR TREE, CHILI'S, OCEAN STATE JOB LOT, LABEL SHOPPER, ALDI SUPERMARKET, STARBUCKS, MCDONALD'S, ETC. AVAILABLE SPACE: 2,700 SQUARE FEET, 3,000 SQUARE FEET 3,120 SQUARE FEET, 8,152 SQUARE FEET.

PARKING: SHOPPING CENTER HAS APPROXIMATELY 379 PARKING SPACES NOT COUNTING THE HAMPTON INN HAS AN ADDITIONAL 115 SPACES. ASKING: \$16.00 PSF NNN. NNN'S: \$3.00 PSF (CAM: \$1.58 PSF, TAX: \$1.11 PSF, INS: \$0.31 PSF). PAD SITE AVAILABLE.

Basic Information	
Lease Price:	\$1.33
Property Type:	Retail
Property Subtype:	Anchored Shopping Center
Available Space:	2700.0 SF
Total Building:	70,000 SF
Lot Size:	7.0 Acres
REC Listing ID:	COM67

Details			
Listing Details		Structure Details	
Lot Size:	7.0 Acres	Stories:	1
Street Frontage:	200.0	Units:	5
Ceiling Height:	12 Feet	Loading Docks:	0
Year Built:		Overhead Doors:	1
Parking Spaces:	379	Elevators:	0
Zoning:	COMMERCIAL	HVAC:	Natural Gas
Sign on Property:	Yes	Power Amps:	200
		Power Phase:	3
		Heat:	Gas
		Sprinkler:	None
		Roof:	Rubber
		Sanitary System:	Sewer
		Water:	Public
		Condition:	Very Good

\*No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein, and same is submitted subject conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s). As applicable, we make no representation as to the condition of the property (or properties) in question.