



DONAHUE ASSOCIATES
COMMERCIAL REAL ESTATE ADVISORS

802-862-6880

www.donahueassociatesvt.com

FOR LEASE—RETAIL

Highgate Commons Shopping Center St. Albans, Vermont



SUMMARY

SHOPPING CENTER DESCRIPTION

This 28 Unit, 224,058 square foot shopping center is Northern Vermont's largest strip shopping center. Located at the intersection of Route 7, 207 and I89, the center enjoys accessibility, visibility, and exceptional regional drawing capacity to the area's strongest retailing corridor.

AVAILABLE RETAIL SPACES

With units ranging from 1,200 - 25,432 SF, this plaza has multiple options available to accommodate businesses of various sizes.

ANCHOR TENANTS

Hannaford, TJ Maxx, Ocean State Job Lot, Maurice's, TD Bank, Pizza Hut, Rent-A-Center, Aaron's Furniture, Lenny's Shoe and Apparel, and AT & T.



LEASE PRICE

\$10.00-13.00/SF NNN (\$4.00/SF +/-) plus utilities.

PARKING: Ample on-site.

ZONING: Commercial

TRAFFIC SIGNAL: Traffic light at Route 7 entrance.

CONTACT US



Steve Donahue

Steve@donahueassociatesvt.com

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FOR LEASE/RETAIL SPACE

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SITE PLAN



Space #	Tenant
1	Pizza Hut
2	AT&T
3	Available—1,200 SF
4	89 Nails Salon
5	Maintenance Office
6	Aaron's
10	Available-6,030 SF
11	Available—2,000 SF
12	Maurice's
13	Ocean State Job Lots
14	TJ Maxx
15	Pie in the Sky

Space #	Tenant
17	LEASED—2,400 SF
18	Available-4,000 SF
19	Guardian Cards
20	Hannaford Supermarket
21	Available —25,432 SF
22	Rent-A-Center
23	Electric Dance
24	Lenny's Shoe and Apparel
25	Available —7,000 SF
27	Handy Toyota
28	Worth Repeating
29	Available—10,080 SF
30/31	NECANN Cannabis
32	TD Bank



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INTERSTATE 89—AREA MAP



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