

**FOR LEASE** AVAILABLE IMMEDIATELY



**ST ALBANS, VERMONT**

# 5 LEMNAH DRIVE

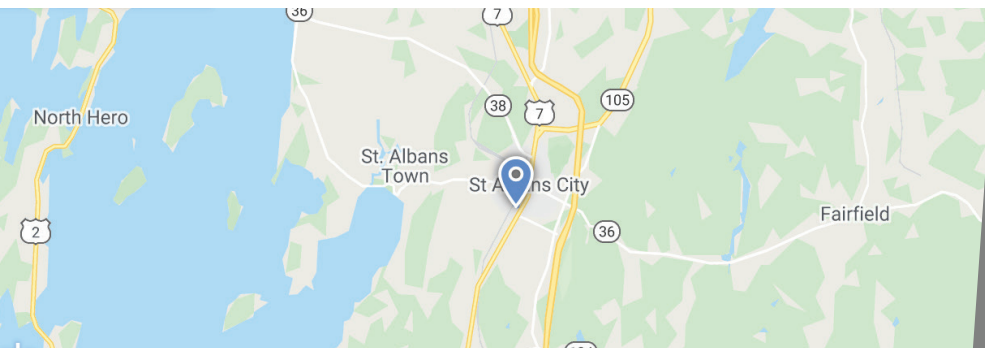
## 4,200 SF of High Bay Warehouse

Currently configured as office and classroom space. Landlord willing to reconfigure to accommodate the highly sought after warehouse user.

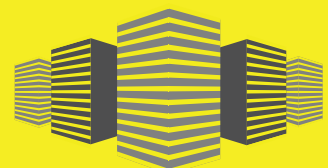
- 18' ceiling height
- Loading dock and/or drive-in door available
- Plenty of parking
- Conveniently located 1.3 miles from Exit 19 of I-89
- Available Immediately

**\$5,000/MO**  
+ HEAT/ELECTRIC

PETER YEE  
802.598.0006  
PETER@YELLOWSIGNVT.COM



DISCLAIMER: INFORMATION CONTAINED HEREIN IS BELIEVED TO BE ACCURATE, BUT IS NOT WARRANTED.



**YELLOW SIGN**  
COMMERCIAL

18 DOVER ST • SOUTH BURLINGTON • VT • 05403

**YELLOWSIGNVT.COM**