



Dear Friend,

Want to lease a part of historic downtown Springfield, VT? Springfield On The Move is actively seeking potential businesses to occupy 4 prime location street-level spaces (connectable/divisible) currently under renovation in the historic Woolson Block Building located on Main Street. These easily accessible spaces all have high renovated tin ceilings, large storefront windows facing Main Street (one corner spot is still available!), open concept, refurbished hardwood floors, and access to 10G Internet.

Your retail business caught our attention because we think it would be a great fit with our up and coming vibrant downtown district and with what our community has asked for. We have the capability to help you customize your new space with potential fit up money assistance as the renovation process for the spaces is currently underway.

Located in the heart of downtown and adjacent to the Black River, the Woolson Block Building is less than 4 miles from Interstate 91; has street and nearby public parking; a pedestrian-friendly downtown; a minute's walk from Springfield Cinemas, Comtu Cascade Park, Springfield Town Library, The Current Bus stop, and retail and office businesses.

Please feel free to give me a call to set up a meet and greet!

Sincerely,

Jessica

Jessica Martin

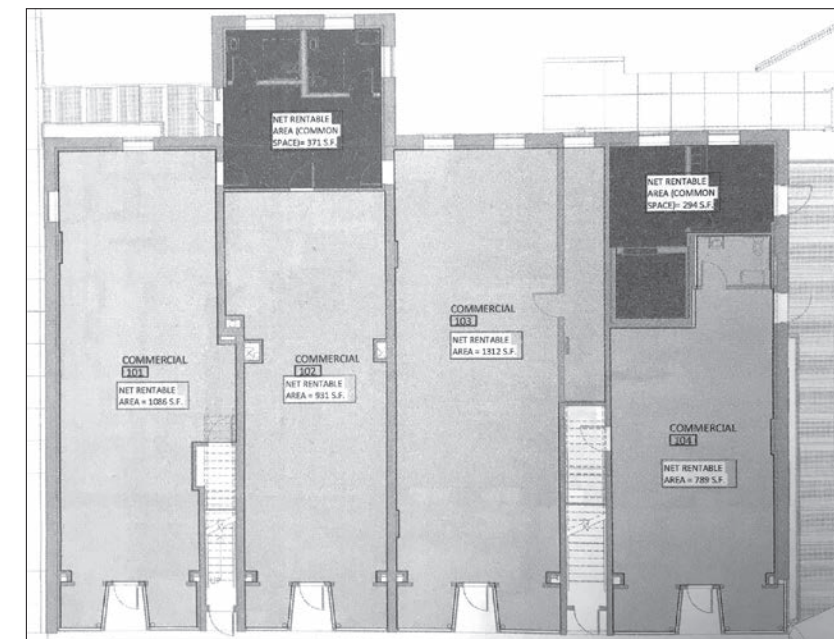
# THE WOOLSON BLOCK BUILDING



101 1,086sq ft	102 931sq ft	103 1,312sq ft	104 789sq ft
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## ABOUT THE BUILDING

- **The Woolson Block Building, circa 1868, is currently under a \$9M renovation with modernized spaces in a historic building**
- **Early bird incentives to help customize your space**
- **Available Fall 2020**
- **Generous street-facing store fronts**
- **Potential to combine two retail spaces**
- **Starting at \$7.50 sq ft/NNN with potential fit out assistance**
- **A great opportunity to become part of Springfield, VT's up and coming vibrant historic downtown district**
- **Access to 10G Internet**



[springfieldonthemove.net](http://springfieldonthemove.net)



## ABOUT THE AREA

- **Adjacent street and nearby lot parking**
- **Comtu Cascade Park located one block north**
- **Walkable downtown**
- **10,000 cars per day through the downtown area**
- **Adjacent to the beautiful Black River and Comtu Falls**

- **Located less than 4 miles from Exit 7 on I-91 on Main Street/Route 11**
- **Full-time local emergency services**
- **Local hospital**
- **Town population of 9,300**



**FOR MORE INFORMATION CONTACT:**  
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