Shelburne Vineyard Real Estate for Sale

6308 Shelburne Rd, Shelburne, VT

POMERLEAU REAL ESTATE

PROPERTY: 13.47 Acres

BUILDING SIZE: ± 4,554 SF

SALE PRICE: $1,900,000

HIGHLIGHTS:

- Situated along the scenic Shelburne Road corridor, this distinctive 13-acre property offers a rare opportunity to acquire an established vineyard and event space in one of Chittenden County's most desirable communities.
- The property features approximately 4,554 SF of building space surrounded by picturesque vineyard grounds, with inviting outdoor patio areas and a setting well-suited for wine tastings, private gatherings and other special events.
- Current tenant will agree to long-term sale-leaseback.
- Desirable Shelburne location along the Route 7 corridor, just south of Burlington.





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About Shelburne Vineyard

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SHELBURNE VINEYARD BUSINESS:

Founded in 1998, Shelburne Vineyard has established itself as a recognized destination in Vermont's wine and hospitality industry. Known for its award-winning wines, sustainable vineyard practices, and scenic Champlain Valley setting, the property offers a unique combination of winemaking and hospitality.

The LEED-certified winery and tasting room feature a custom cherry-wood tasting bar, rustic architectural finishes, and an upper-level loft overlooking the main tasting area.

Outdoor patios, expansive lawns, and picturesque vineyard and sunset views provide an inviting setting for tastings, private gatherings, and special events.



ACCOLADES:

- Voted Best Vermont Winery by Seven Days readers
- A leader in establishing the Champlain Valley of Vermont AVA
- 2023 Wine Business Monthly Winemaker of the Month
- Multiple awards from the Eastern Winery Exposition and Cold Climate Wine Awards, with 4+ ratings on Vivino

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Shelburne Vineyard: Taste the Place

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Shelburne Vineyard: Transform & Enjoy

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