

Watervliet Campus Opportunity

For Sale By Owner

2-Story School + Attached Sanctuary &
4,600 SF Multi-Unit Potential Rectory

Commercial / Multi-Family / Institutional Campus / Adaptive Reuse

PROPERTY OVERVIEW:

Situated on **0.62 acres**, this contiguous multi-structure campus in Watervliet consists of **three adjacent parcels** (1511, 1513, 1515 6th Ave).

The campus features a **2-story brick school building**, a **church sanctuary**, and a massive **4,600 sq. ft. attached residential rectory**.

*The campus is **zoned R2** and there is a 16-space **parking lot** in between the two parcels.*



1515 6th Ave rectory
45' x 100' (4,500 sq. ft.)
5-7 bedrooms, 3 1/2 Bathrooms
Breezeway (connecting church with rectory)
31' long



1513 6th Ave church
58' x 105' (6090 sq. ft.)



1511 6th Ave 2 floors
42' x 105' (8,820 sq ft on 2 floors)

For more info, call (518) 221-6470 or 518 210-3430
or email info@redemptionchristianacademy.org