

Commercial Development Opportunity
Vacant Land For Sale

921 Woodrow Avenue

Marion, OH 43302

Property Features

- 5,360 SF RELIGIOUS FACILITY
- PREVIOUS USE FIRST CHURCH OF GOD
- FIRST FLOOR | SANCTUARY, OFFICES, NURSERY & CLASSROOM-MEETING ROOM
- LOWER LEVEL | FELLOWSHIP HALL, KITCHEN AND CLASSROOMS
- HEATING | GAS FIRED BOILER (GOOD CONDITION)
- TWO NEW 5-TON LENNOX UNITS PROVIDE AIR CONDITIONING FOR SANCTUARY; WINDOW UNITS PROVIDE AIR CONDITIONING FOR THE REMAINDER OF THE BUILDING
- 21+ PARKING SPACES
- SANCTUARY WITH BAPTISTERY AND SEATING FOR 150±

Asking Price \$295,000

For more information:

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www.MarionChurchOG.com

Property Overview

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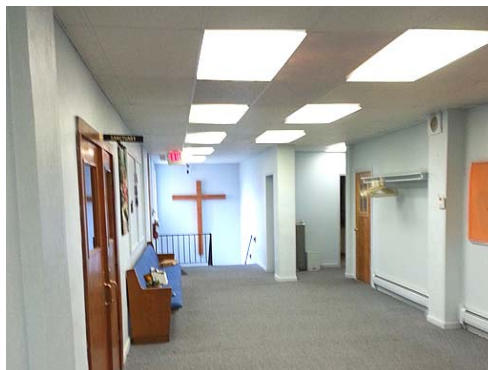
Previous Use:	First Church of God
Land:	0.53 Acre
Building:	5,360 SF
Year Built:	1956 – Brick Construction
Building Description:	First Floor Sanctuary, Offices, Nursery & Classroom-Meeting Room Second Floor Fellowship Hall, Kitchen & Classrooms
Heating:	Gas fired boiler (Good Condition)
Air-Conditioners:	Two NEW 5-ton Lennox units provide air conditioning for the sanctuary Window units provide air conditioning for the remainder of the building
Parking:	21+ spaces
Amenities:	Sanctuary with Baptistry and seating for 150± Fellowship hall with fully equipped kitchen Fellowship hall can be divided into 4 classrooms Chair lift and exterior ramp for handicapped access Audio equipment included in sale One restroom on first floor M/W restrooms lower level
Recent Improvements:	New roof, 2 new 5-ton Lennox AC units, New electric panel and parking lot resealed
Marion County PID's:	123280206700 & 123280206600
Tax Status:	No Taxes – Tax Exempt
Asking Price:	\$295,000

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Property Photos

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Siteplan

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Aerial Imagery

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