

FOR SALE

817-819 East Willow Street  
Syracuse, New York 13203



Office/Church Building

## 11,514+ SF Office/Church Building with Parking

### Property Highlights

- Well maintained, 2.5 story building with 54± parking spaces on 0.6313± acre
- Sanctuary and fellowship area on two levels
- Small apartment on 3rd level with kitchen, living/dining room, full bath and two bedrooms
- All areas except apartment are ADA accessible via at grade entrances and elevator
- Multiple bathrooms, office and storage areas
- Kitchen has grease trap, ANSUL system and is sprinklered
- Lower level heated with furnace; upper level has heat/AC via roof top HVAC unit
- Zoned MX-1 allows residential, community and some commercial uses
- Located near highways, Downtown Syracuse, Syracuse University, Hospitals



Demographic	3 Mile	5 Miles	10 Miles
Population	145,891	226,219	383,163
Households	60,235	94,541	160,306
Average H.H. Income	\$67,907	\$79,050	\$94,958
Daytime Employees	112,283	176,080	228,928

Source: ESRI Business Analyst 2024

### Contact

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**Fellowship Hall**



**Fellowship Hall**



**Kitchen**



**Kitchen**



**Galley Serving Station**



**Sanctuary**



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**Sanctuary**



**Sanctuary**



**Sanctuary**



**Sanctuary**



**Side Entrance – ADA/Elevator**

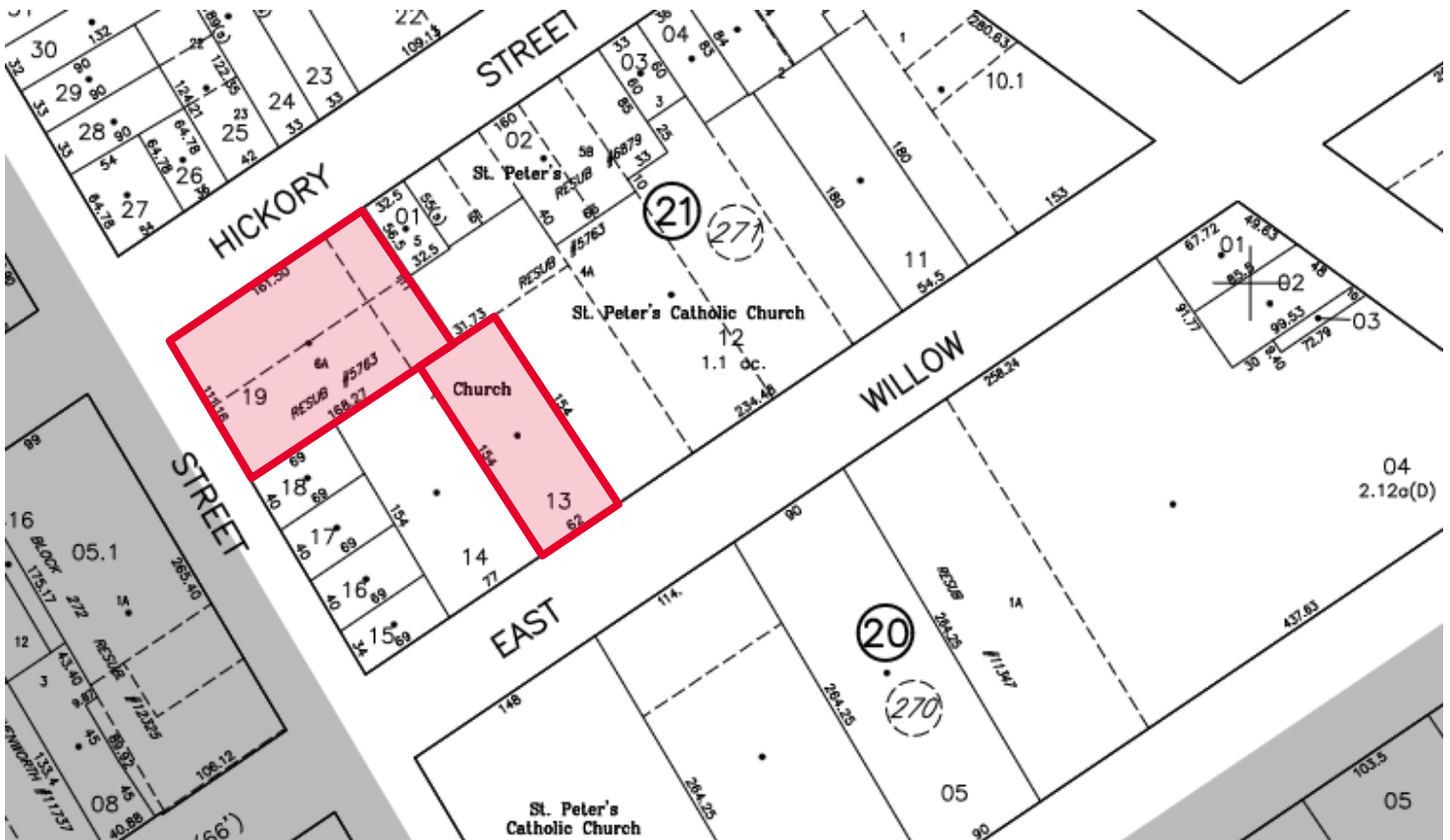


**Willow Street Entrance**



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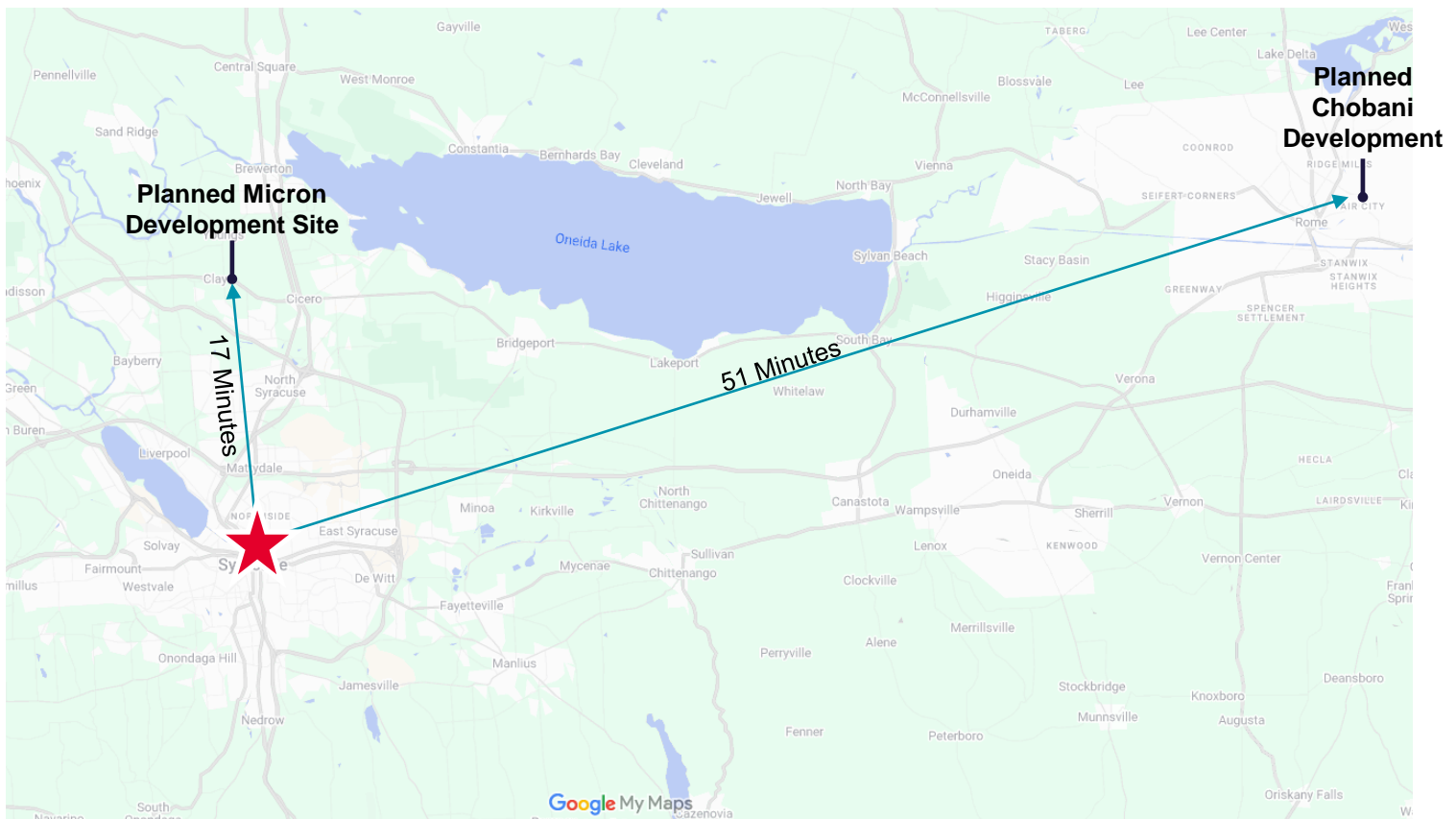
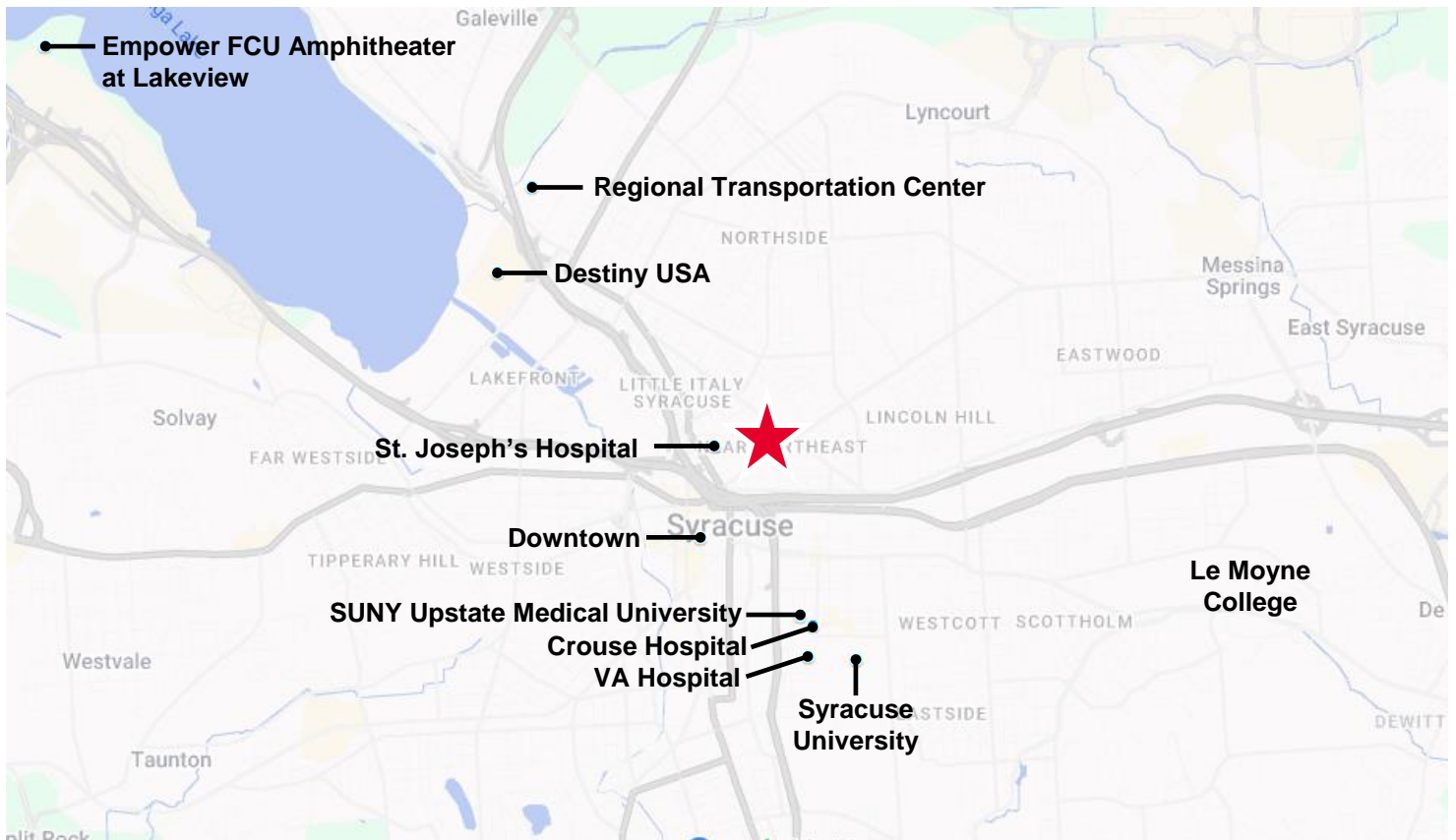
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