



216 NW Arden Ave , Winlock 98596

List Price: **\$475,000**

Excellent opportunity to own a stunning historical 1935 commercially zoned church in charming Winlock WA. This stunning 3 level Spanish mission style bldg. has been lovingly restored to its former glory. Upper level provides a sweeping view of the original intact gorgeous stain glass windows & refinished original wood flooring. Main level is set up as a church/venue. Lower level has a full com. kitchen, large gathering area, 1 full & 1/2 bthrms, 2 bdrm/office areas & 2 doors to a large lawn area on this 2 parcel listing that abuts the clear waters of Olequa Creek. Building not in a flood zone. An easy drive to I-5. Winlock is growing a community. Tax parcels (006073001002 & 006144006000) provide additional potential.

Directions : I-5 Exit 63 to City of Winlock, from E Walnut St turn right onto Arden. Property is on the right.

MLS# :	2261390	Exterior:	Stucco, Wood
Year Built :	1935	Tax Expense:	
Sub Type:	Commercial Industrial	Topography.:	LevelSloped
Tax ID:	006144006000	General Zoning Class:	Commercial
Map Coordinates:		Zoning Jurisdiction:	City
County:	Lewis	Energy Source(heat):	Electric
Community:	Winlock	Heating/Cooling:	
Possession:	Closing	Floor Covering:	Hardwood
Style Code:	61 - Comm Bldg Ovr 10K	Total Covered Prkg:	0
Approx Bldg SF:	5,000 sf	Features:	
Potential Terms:	Cash Out, Conventional	Water Source:	Public
Sewer:	Sewer Connected	Water Company:	Winlock Water Department
Roof:	Composition	Power Company:	Lewis County PUD
		Sewer Company:	Winlock Sewer Department

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