

Special Use Property For Sale

8159 Standifer Gap Rd Chattanooga, TN 37421



Property Description

Well-maintained $\pm 4,200$ -square-foot church facility located off Standifer Gap Rd. in one of Chattanooga's growing East Brainerd communities.

The main sanctuary also provides, two restrooms, a fully equipped kitchen, and a separate standalone building currently utilized as a youth facility, providing additional flexibility for classrooms, children's ministry, offices, meetings, or community programming.

Property Highlights

- $\pm 4,200$ SF church facility
- Standalone youth/fellowship building
- Full kitchen
- Two (2) restrooms
- Ample on-site parking
- Minutes from Hamilton Place and I-75 in Established E. Brainerd Area
- Strong Traffic Counts
- Excellent Visibility
- Surrounded by established and growing demographics

Offering Summary

Sale Price:	\$550,000
Lot Size:	1.0 Acres
Building Size:	4,200 SF

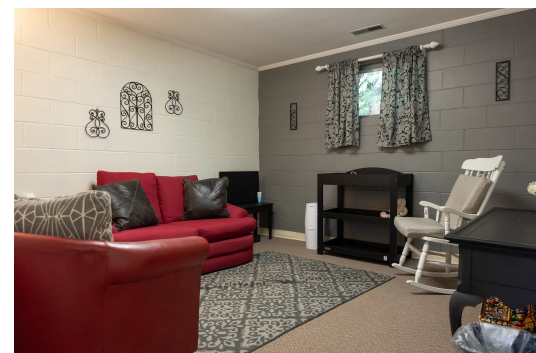
Demographics	1 Mile	3 Miles	5 Miles
Total Households	1,801	15,407	33,783
Total Population	5,575	39,611	83,334
Average HH Income	\$124,395	\$120,610	\$111,228

Heather Loveless

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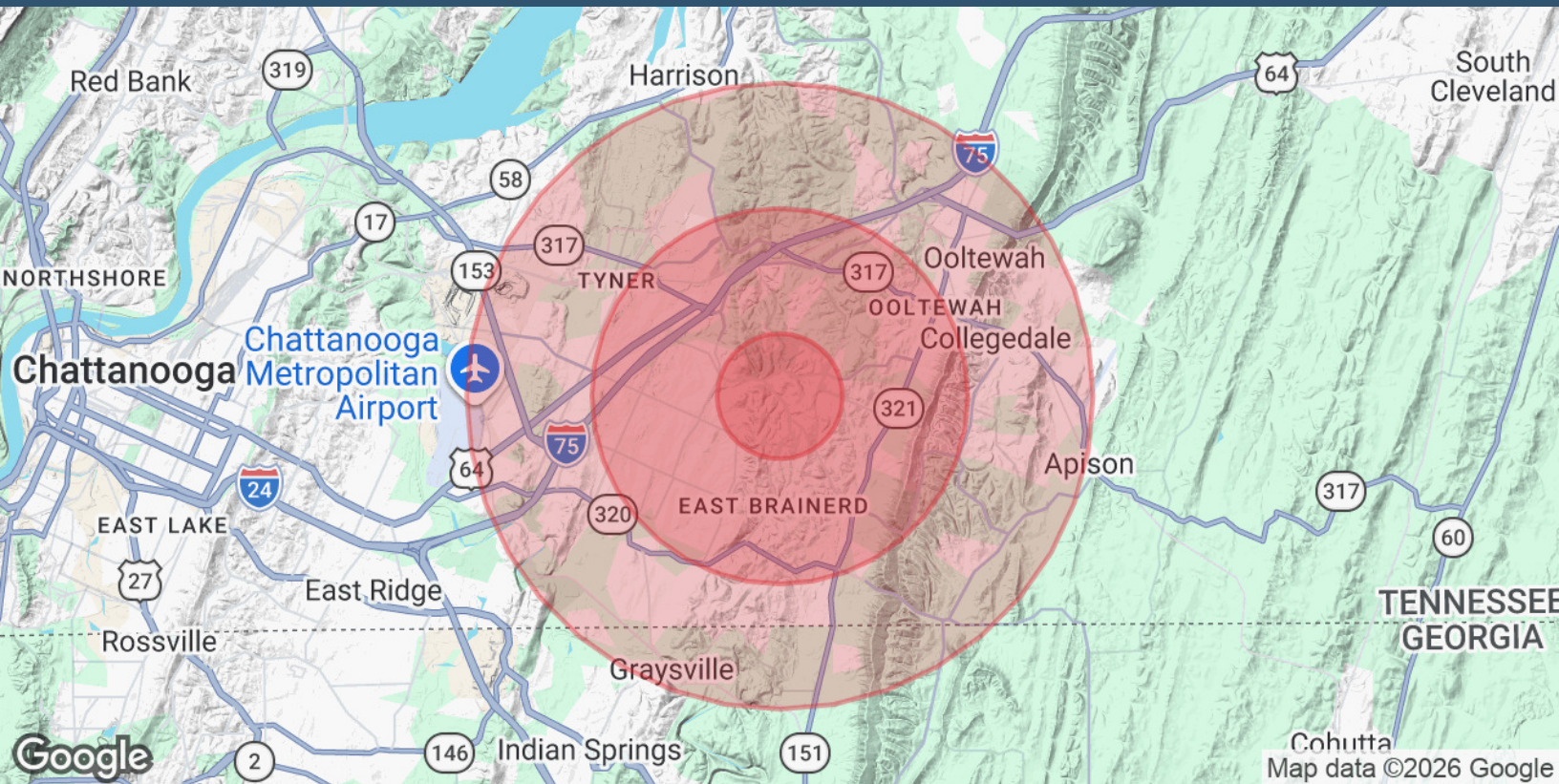
Additional Photos

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Demographics

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Population	1 Mile	3 Miles	5 Miles
Total Population	5,575	39,611	83,334
Average Age	39.7	42.3	41.9
Average Age (Male)	37.0	41.2	40.8
Average Age (Female)	43.4	43.5	43.2

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	1,801	15,407	33,783
# of Persons per HH	3.1	2.6	2.5
Average HH Income	\$124,395	\$120,610	\$111,228
Average House Value	\$363,299	\$353,930	\$343,715

2023 American Community Survey (ACS)

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