

ASKING PRICE: \$950,000

# RECIION

Commercial Real Estate

461 KING ST  
LITTLETON, MA 01460

SALE PACKAGE



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# PROPERTY OVERVIEW

Region Commercial is pleased to exclusively offer 461 King Street in Littleton, MA for sale. Situated on approximately 0.33 acres, the property features a 7,706 square foot church building with a layout well suited for assembly, community, or gathering uses.

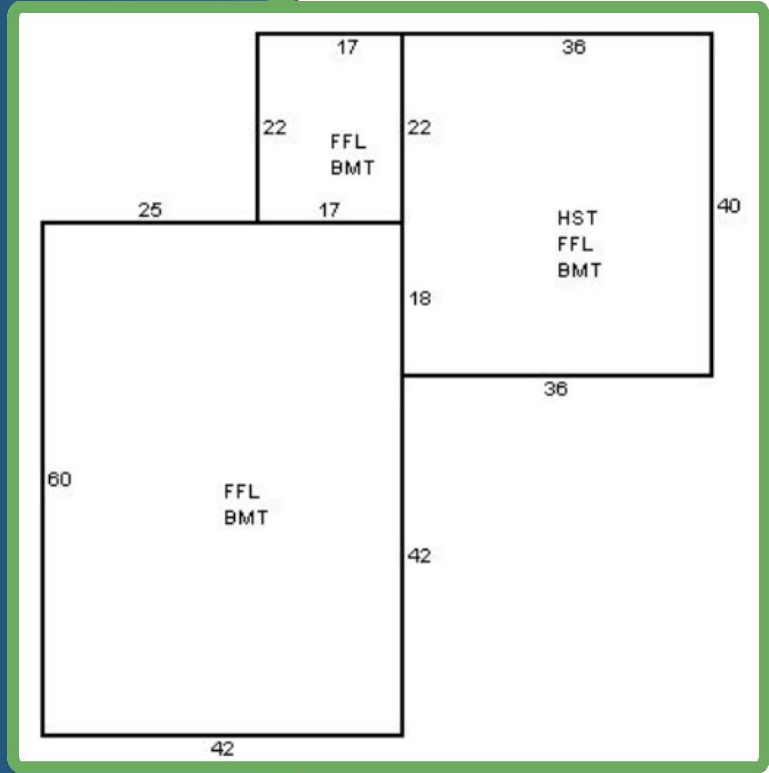
The existing space lends itself naturally to a place of worship or similar community focused organization, with an open, welcoming interior that can accommodate congregational seating, events, and shared programming. Upstairs you will find a beautiful sanctuary space with elevator access and upwards of 100 seats. Downstairs are additional gathering spaces, a well maintained commercial kitchen, newly renovated restrooms, as well as office and tenant spaces.

Positioned along King Street (Route 2A), the property benefits from excellent visibility at the corner of the Littleton Common, with on-site parking available and ample street parking nearby. Its proximity to Interstate 495 and Route 2 provides easy access for future users and occupants of this beautiful building.

# BUILDING & SITE DETAILS

Square Footage	7,706 SF
Taxes	Tax Exempt
Foundation	Mortared Field Stone & Poured Concrete
Roof	Asphalt Shingles
Roof Age	24 years
Year Built	1841 with renovations circa 1900
Land Area	0.33 Acres
On-site Parking	15 parking spaces, plus public parking in area
Kitchen	Full kitchen circa 1987 in very good condition with industrial gas stove, refrigerator, & freezer
Ceilings	Varies
Recent Improvement Projects	2021/22: restrooms renovated, sanctuary carpet replaced, new sanctuary chairs. 2025: exterior repainted; flooring of exterior landing replaced 2026: 3 stained glass windows refurbished
Elevator	There is an elevator that accesses all levels of the building
Disclosure	Some church artifacts will be removed prior to sale

Frontage	229'
Sprinkler	No
Basement	Yes - Finished
Bathrooms	(3) including one handicap accessible bathroom
Water	Municipal
Sewer	Septic, with possibility for connecting to city sewer line in street at Buyers expense
Gas Provider	National Grid
Electric Provider	Littleton Electric and Light Dept
Electric Power	Standard Residential Power
Heat	Three systems used in the building: gas-fired hot air (2 yrs old), gas-fired hot water baseboard (replacement needed), electric baseboard
AC	Central AC (1994) in the sanctuary (with one of the two units not functioning). All other areas use window units.
Zoning	Business with a Historical Overlay
Internet/Phone Provider	Verizon

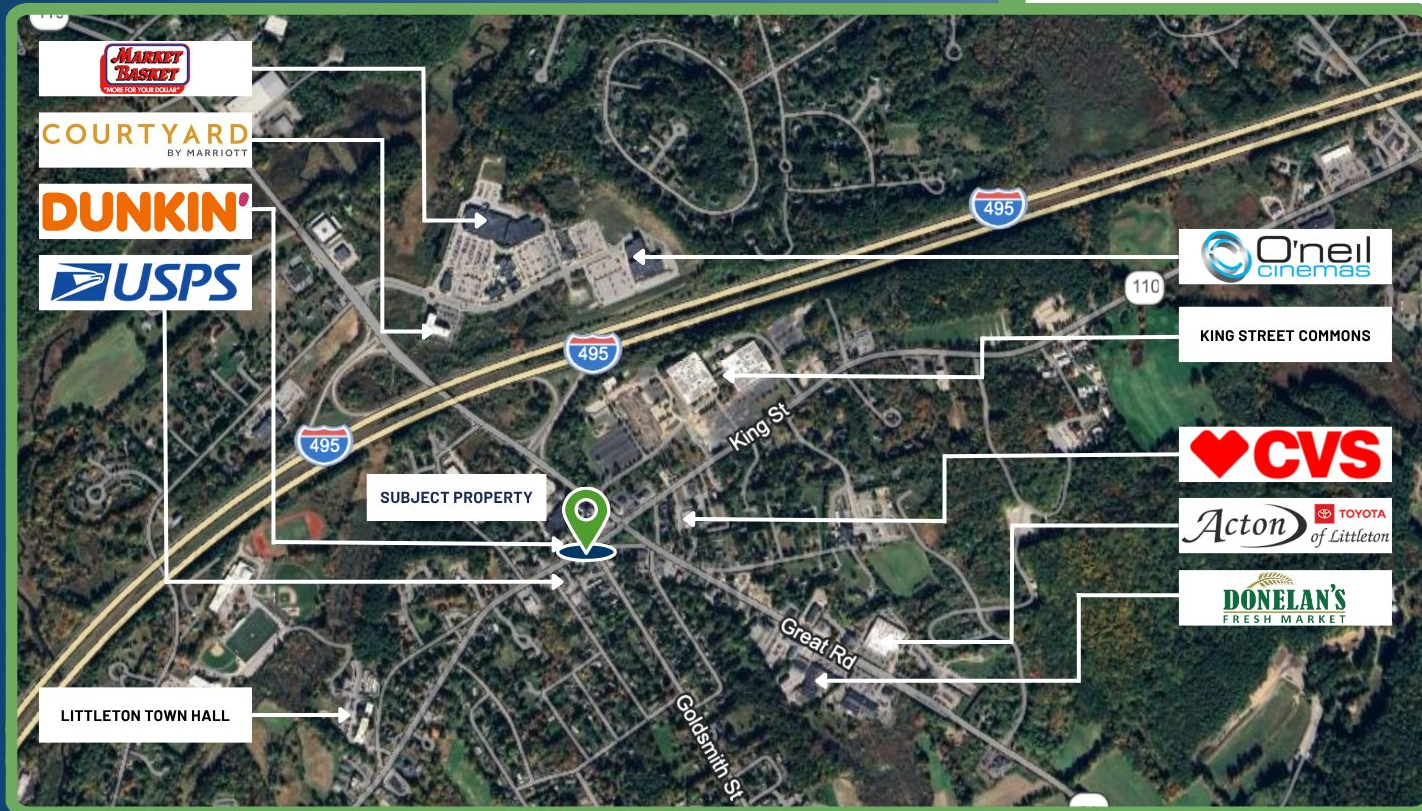


# FLOOR PLAN



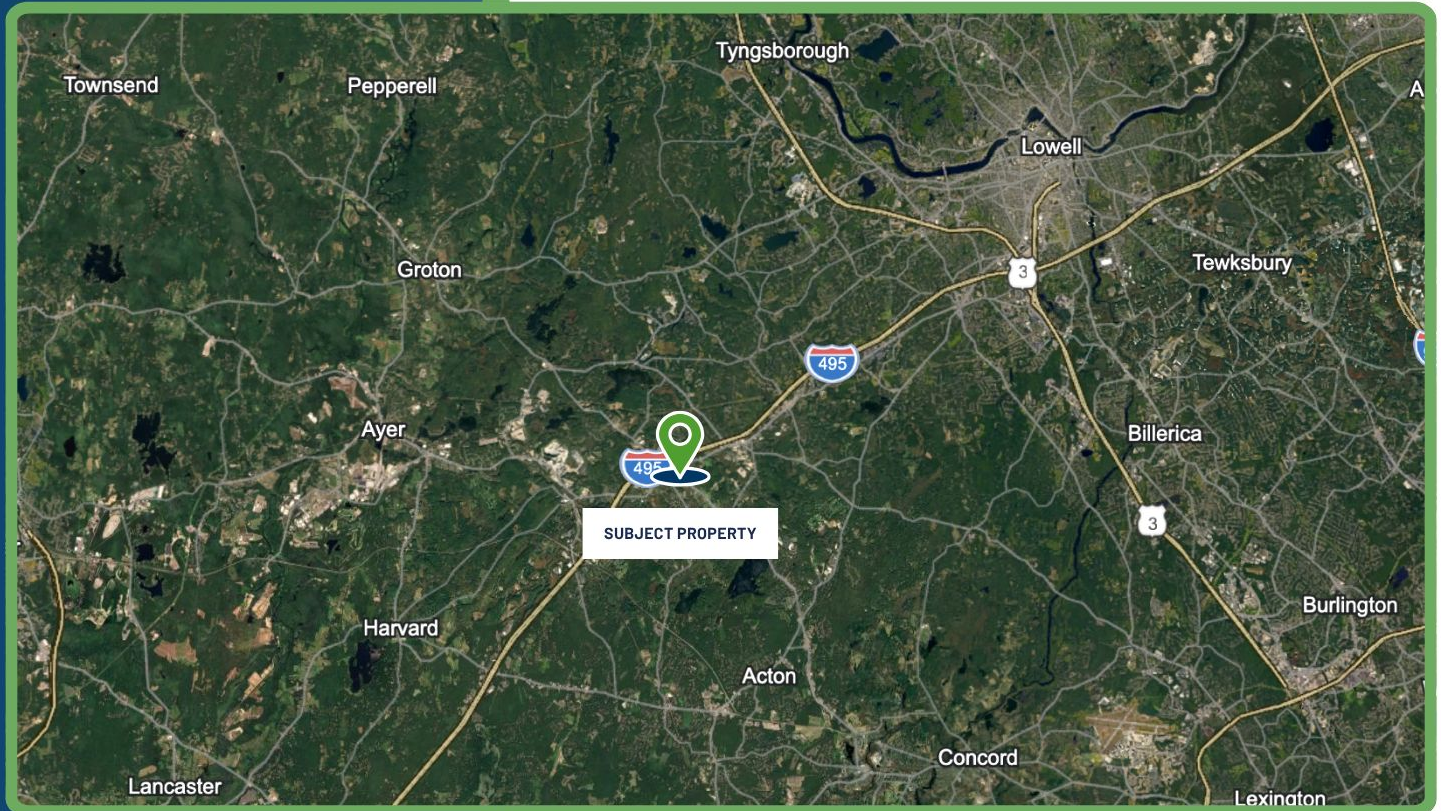
# SITE MAP

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# AREA MAP

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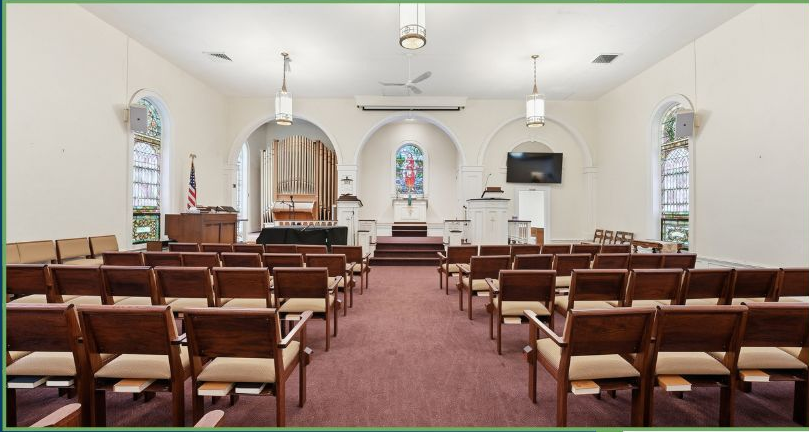


# REGIONAL MAP

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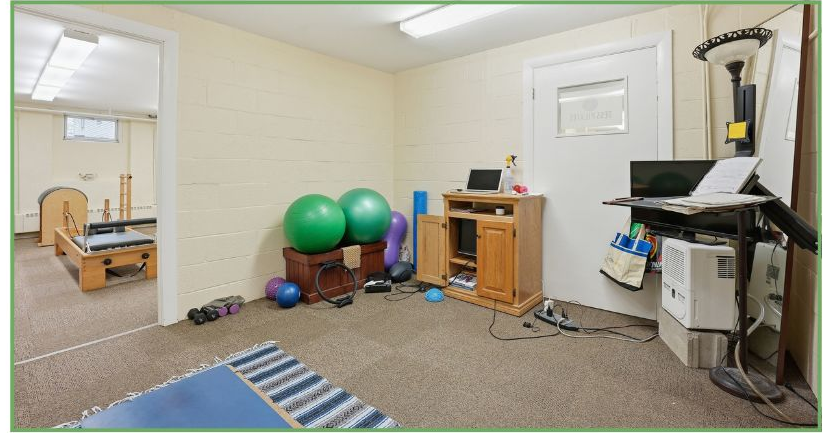
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