

HIGH POINT, NC

1619 WEST WARD AVENUE

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SPECIAL PURPOSE PROPERTY **FOR SALE / LEASE**



Owner Financing Available with 30% down, Acceptable Price, Negotiable Terms!



1619 WEST WARD AVENUE
HIGH POINT, NC 27260

PROPERTY DESCRIPTION

Unique opportunity to own functional church/institutional space in the rapidly growing Triad area of NC. The main level features a welcoming church sanctuary ($\pm 2,200$ SF), 9 classrooms/offices (± 250 -400 SF each), plus 2 restrooms. The lower level houses an established food bank that utilizes a full commercial kitchen, two open workspaces ($\pm 2,000$ SF each), plus 2 restrooms and additional cutouts. The upper level includes 9 classrooms/offices (± 250 -450 SF each), 3 cutouts (± 100 -150 SF each), and 2 restrooms. Ideal for any relocating/growing church homes, daycare operators, theatre concepts, or educational groups.

OFFERING SUMMARY

Sale Price:	\$995,000
Lease Rate:	\$8,500 per month (MG)
Lot Size:	0.52 Acres
Building Size:	$\pm 23,719$ SF

Dom Maggio

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Nick Gonzalez

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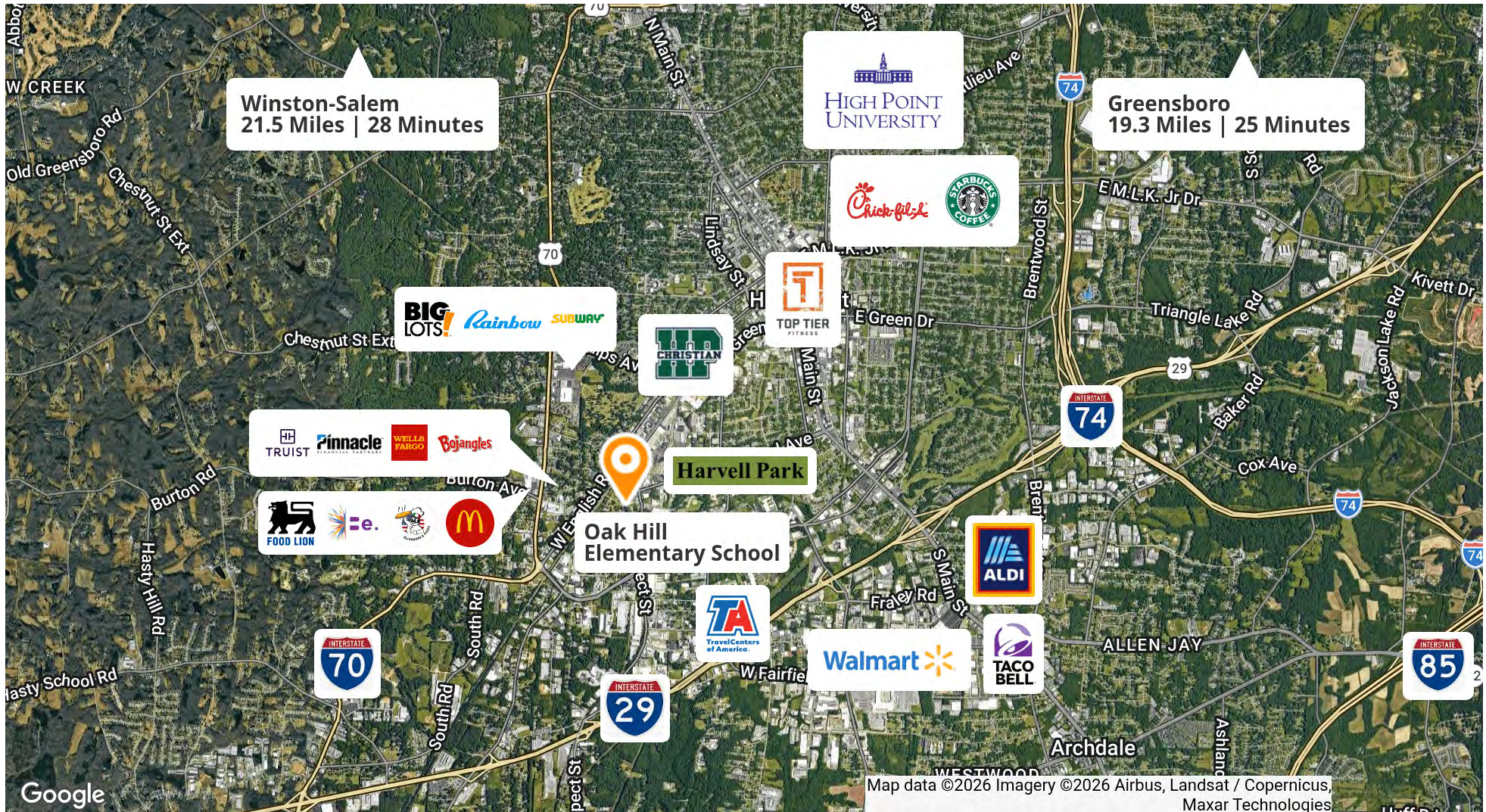
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LOCATION INFORMATION

Street Address	1619 West Ward Avenue
City, State, Zip	High Point, NC 27260

PROPERTY INFORMATION

Property Type	Special Purpose
Property Subtype	Church
Zoning	HI
Lot Size	0.52 Acres
Building Size	± 23,719 SF
Tenancy	Single
Number of Floors	3
Year Built	1927
Year Last Renovated	1994
Parking Type	Surface



SALE PRICE: \$995,000
LEASE RATE: \$8,500 PER
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