

Goldman Associates, Inc.

Commercial and Industrial Real Estate

1014 Bridge Road
Charleston, West Virginia 25314

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Listing Agreement

Property Address: 1863 Oakridge Drive,
Charleston, West Virginia 25311

Type Property: Commercial Land

Tax District: Charleston North

Tax Map/Parcel: 62/8

Annual Taxes: \$15,332.48 (2023)

Deed Book/Page: 3078/759

Building Size: 15,900 ± Gross Square Feet

Lot Size: 9.5 Acres

Site Description: The property is located along the south side of Oakridge Drive, just east of its intersection with Greenbrier Street (Route 114), a four lane highway. Access to the site is from Byrus Drive, which is a private paved driveway leading to a terraced site where the improvements are located. It is zoned R-6, Medium Density Residential District and is a favorable site for re-zoning. Conceptual plans have been created for multi-family residential units and patio style residences. Part of the site is subject to a powerline right-of-way.

Improvement Description:

There are three structures situated on the property, which are not in use. These are a combination of commercial and residential style structures that were built between 1980 and 1988. The main building was originally designed as a meeting hall, but later converted in use as a worship facility. The structures will need renovations to be repurposed.

Listing Agent: Todd Goldman

Sale Price: \$900,000.00

