

FOR SALE

Grace Lutheran
Church
2503 Belair Drive
BOWIE, MD 20715

Large Fellowship
Hall, Commercial
Kitchen &
Classrooms!

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PROPERTY SUMMARY

Grace Lutheran Church
2503 Belair Drive | Bowie, MD 20715



Property Summary

Building SF:	19,680
Lot Size:	3.15 Acres
Parking:	Surface
Year Built:	1963
Zoning:	RSF-65; SE 945

Property Overview

Nestled in the heart of Bowie, Maryland, at 2503 Belair Drive, Grace Lutheran Church offers a unique opportunity for congregations or organizations seeking a versatile and spacious facility. The property encompasses a 19,680-square-foot building situated on a generous 3.15-acre lot, providing ample space for a variety of activities and future expansions.

Location Overview

Strategically located near Maryland Route 50, accessible via MD Routes 3 or 197, the church ensures easy commutes to and from the property. The surrounding area offers a variety of amenities, including shopping centers, parks, and recreational facilities, contributing to the property's appeal for community engagement.

PROPERTY DESCRIPTION

Grace Lutheran Church
2503 Belair Drive | Bowie, MD 20715



Spacious Facility with Sanctuary, Classrooms &

Nestled in the heart of Bowie, Maryland, at 2503 Belair Drive, Grace Lutheran Church offers a unique opportunity for congregations or organizations seeking a versatile and spacious facility. The property encompasses a 19,680-square-foot building situated on a generous 3.15-acre lot, providing ample space for a variety of activities and future expansions.

Interior Features:

- Sanctuary: The sanctuary, adorned with beautiful stained glass windows, comfortably seats approximately 150 to 200 attendees, creating an inviting atmosphere for worship and gatherings.
- Fellowship Hall: A large fellowship hall equipped with a commercial kitchen and stage is ideal for hosting events, banquets, and community functions.
- Additional Spaces: The facility includes multiple classrooms, offices, and abundant storage areas, catering to educational programs, administrative needs, and various ministries.

Exterior Amenities:

- Parking: On-site surface parking is available ensuring convenience for attendees and visitors.
- Outdoor Features: The property boasts storage sheds, a small playground area, and picnic tables, enhancing its appeal for outdoor events and activities.

Zoning and Usage:

Designated under RSF-65 zoning, the site holds a special exception (945) for the operation of a kindergarten, indicating potential for educational uses beyond traditional religious services.

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SITE

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PROPERTY PHOTOS

Grace Lutheran Church
2503 Belair Drive | Bowie, MD 20715



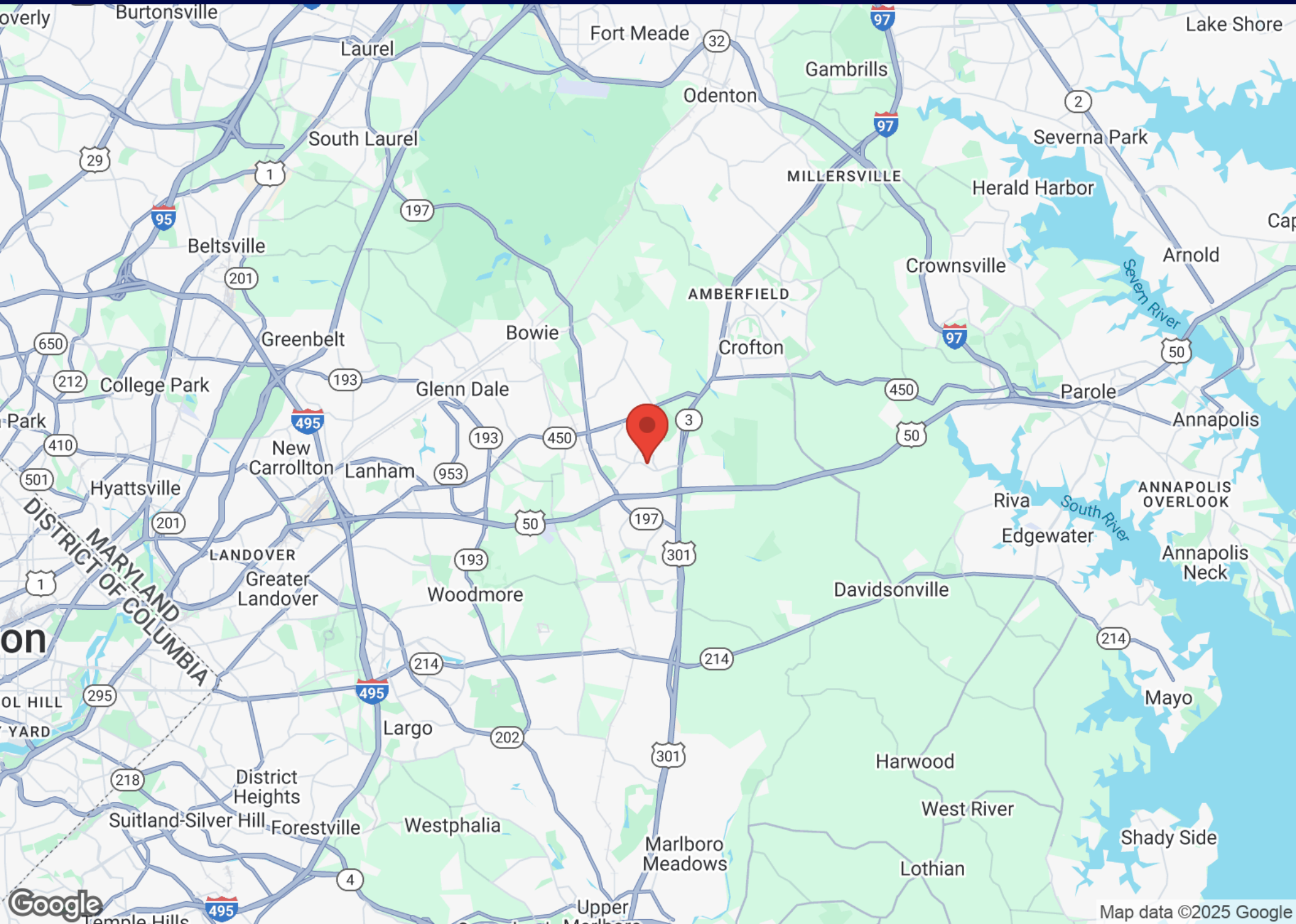
PROPERTY PHOTOS

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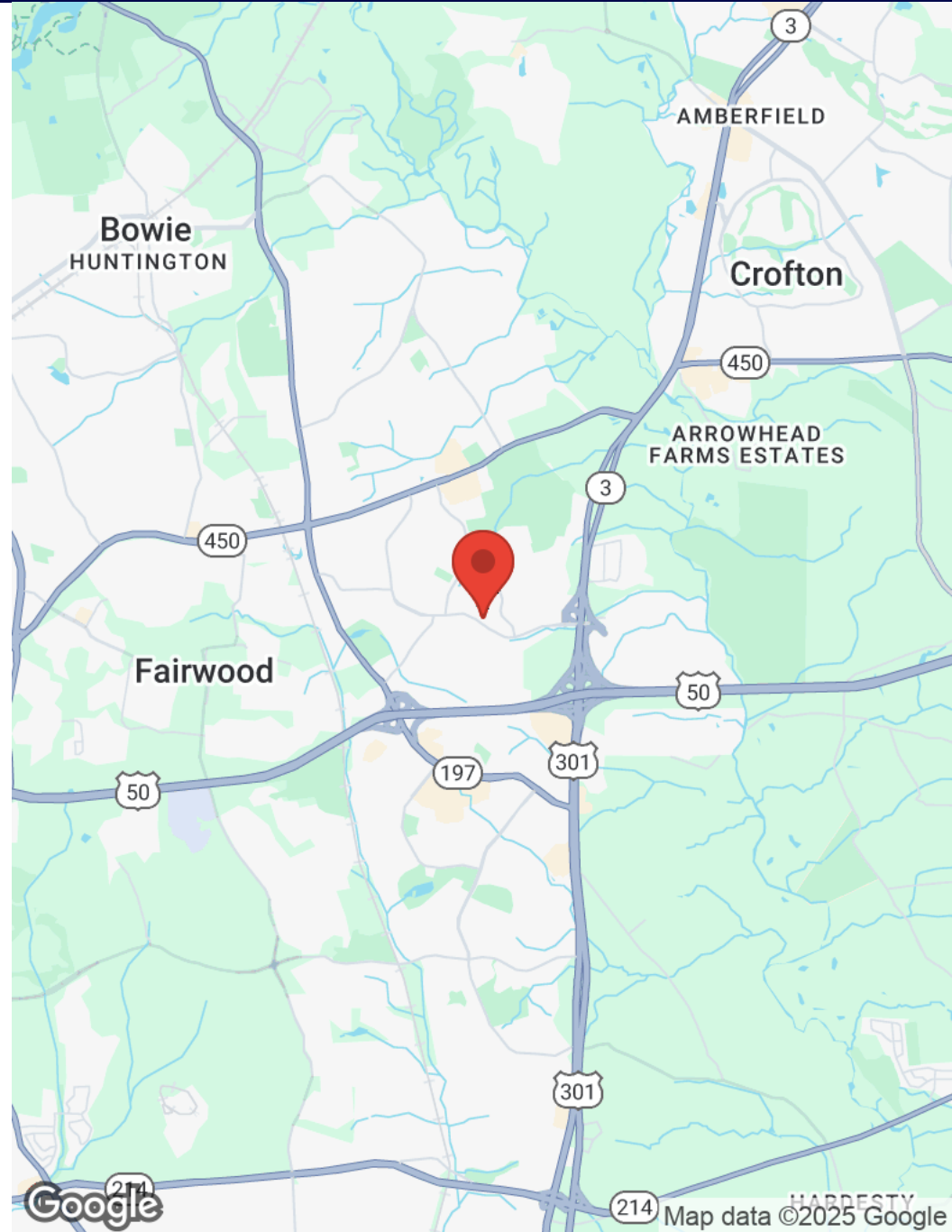
REGIONAL MAP

Grace Lutheran Church
2503 Belair Drive | Bowie, MD 20715



LOCATION MAPS

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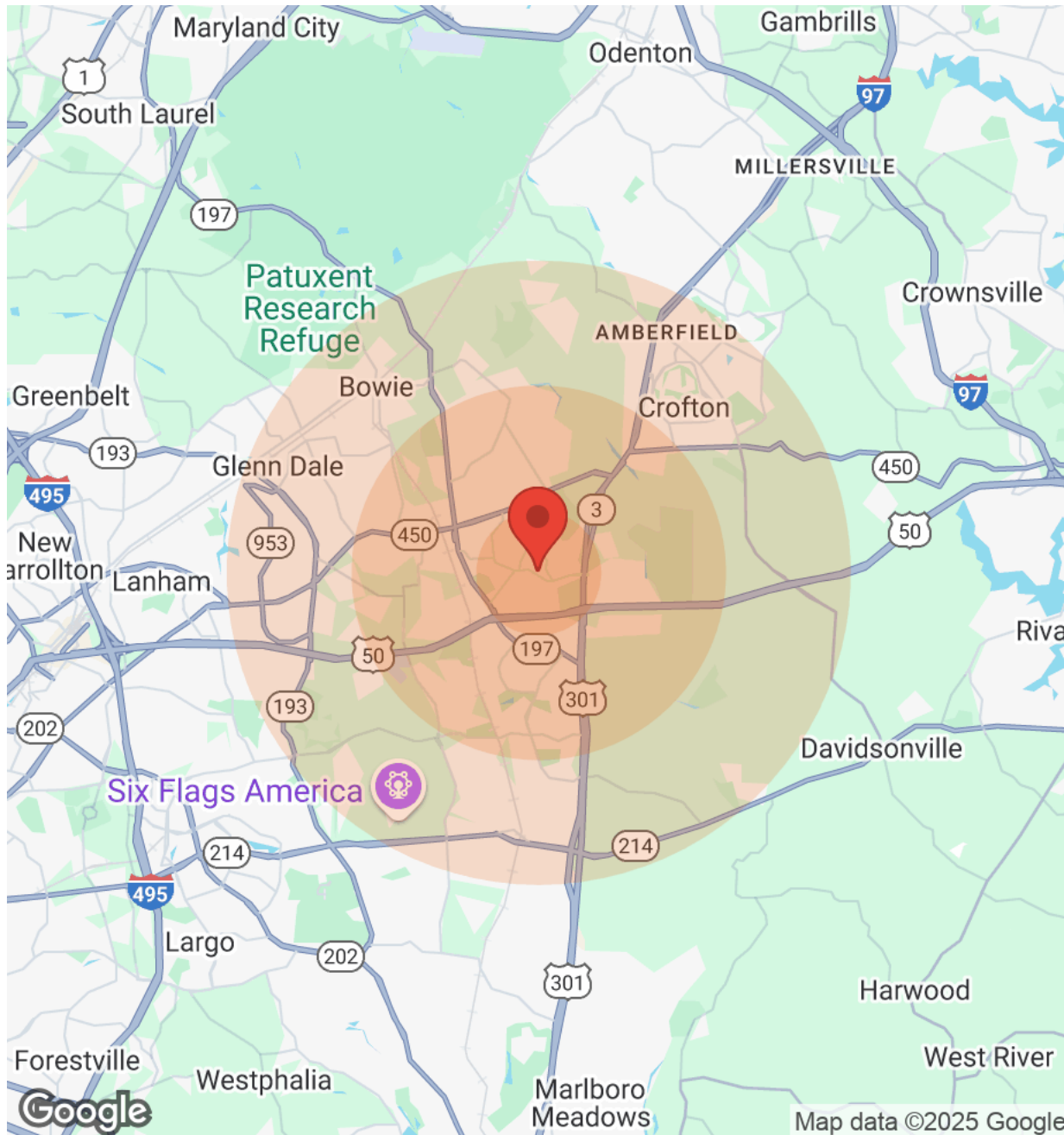


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DEMOGRAPHICS

Grace Lutheran Church
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Population	1 Mile	3 Miles	5 Miles
Male	3,001	21,633	51,954
Female	3,182	23,478	55,527
Total Population	6,183	45,111	107,481

Age	1 Mile	3 Miles	5 Miles
Ages 0-14	1,099	8,889	21,558
Ages 15-24	833	6,179	14,849
Ages 25-54	2,238	17,083	40,584
Ages 55-64	800	5,920	14,314
Ages 65+	1,213	7,040	16,176

Race	1 Mile	3 Miles	5 Miles
White	4,831	22,488	48,375
Black	1,018	19,206	50,779
Am In/AK Nat	N/A	N/A	32
Hawaiian	N/A	8	11
Hispanic	418	2,871	6,352
Multi-Racial	542	4,152	9,186

Income	1 Mile	3 Miles	5 Miles
Median	\$106,041	\$108,098	\$109,679
< \$15,000	129	447	927
\$15,000-\$24,999	85	396	784
\$25,000-\$34,999	94	656	1,526
\$35,000-\$49,999	190	1,129	2,088
\$50,000-\$74,999	244	2,287	5,382
\$75,000-\$99,999	409	3,087	6,440
\$100,000-\$149,999	781	4,828	10,542
\$150,000-\$199,999	286	2,200	5,240
> \$200,000	74	1,688	5,099

Housing	1 Mile	3 Miles	5 Miles
Total Units	2,597	18,294	41,013
Occupied	2,509	17,644	39,522
Owner Occupied	2,269	14,654	33,601
Renter Occupied	240	2,990	5,921
Vacant	88	650	1,491

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DISCLAIMER

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