

# RELIGIOUS PROPERTY FOR SALE

**37,000± TOTAL SF | 7.94± ACRES**



1505 E GRAND AVENUE, PONCA CITY, OK 74604

**ASKING PRICE: \$675,000 \$547,000**

## PROPERTY DESCRIPTION

- Church building totaling 37,000± square feet on 7.94± acres
- Property includes:
  - Sanctuary that seats 400±, including balcony area
  - Fellowship Hall
  - Chapel space
  - Large kitchen and warming kitchen
  - Multiple classrooms and offices
  - Functional basement area
- Located on a main road in Ponca City, the property is located in close proximity to schools nearby and approximately 1.5 miles south of commercial and retail properties. The property sits at the lighted corner of 14th St. and Grand Ave.

|                   |                          |
|-------------------|--------------------------|
| PARCEL ID         | 1990-26-026-02E-2-005-00 |
| COUNTY            | Kay                      |
| CURRENT USE       | Religious                |
| ZONING            | C-1                      |
| # OF BUILDINGS    | 1                        |
| TOTAL BUILDING SF | 37,000± SF               |
| ACREAGE           | 7.94± AC                 |
| PARKING           | 160±                     |
| SEATING CAPACITY  | 400±                     |

FOR MORE INFORMATION, PLEASE CONTACT:

TRACY ELLIS  
Sales Associate  
**918.280.9173**  
tracy.ellis@kw.com



IN COOPERATION WITH:

CARLIN BEEKMAN  
Vice President  
**407.540.7789**  
carlin.beekman@foundrycommercial.com

CYNTHIA COWEN  
Senior Vice President  
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Although all information furnished regarding for sale, rental or financing is from sources we deem reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof, and it is submitted subject to errors, omissions, changes of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. All sizes are approximate and subject to survey.

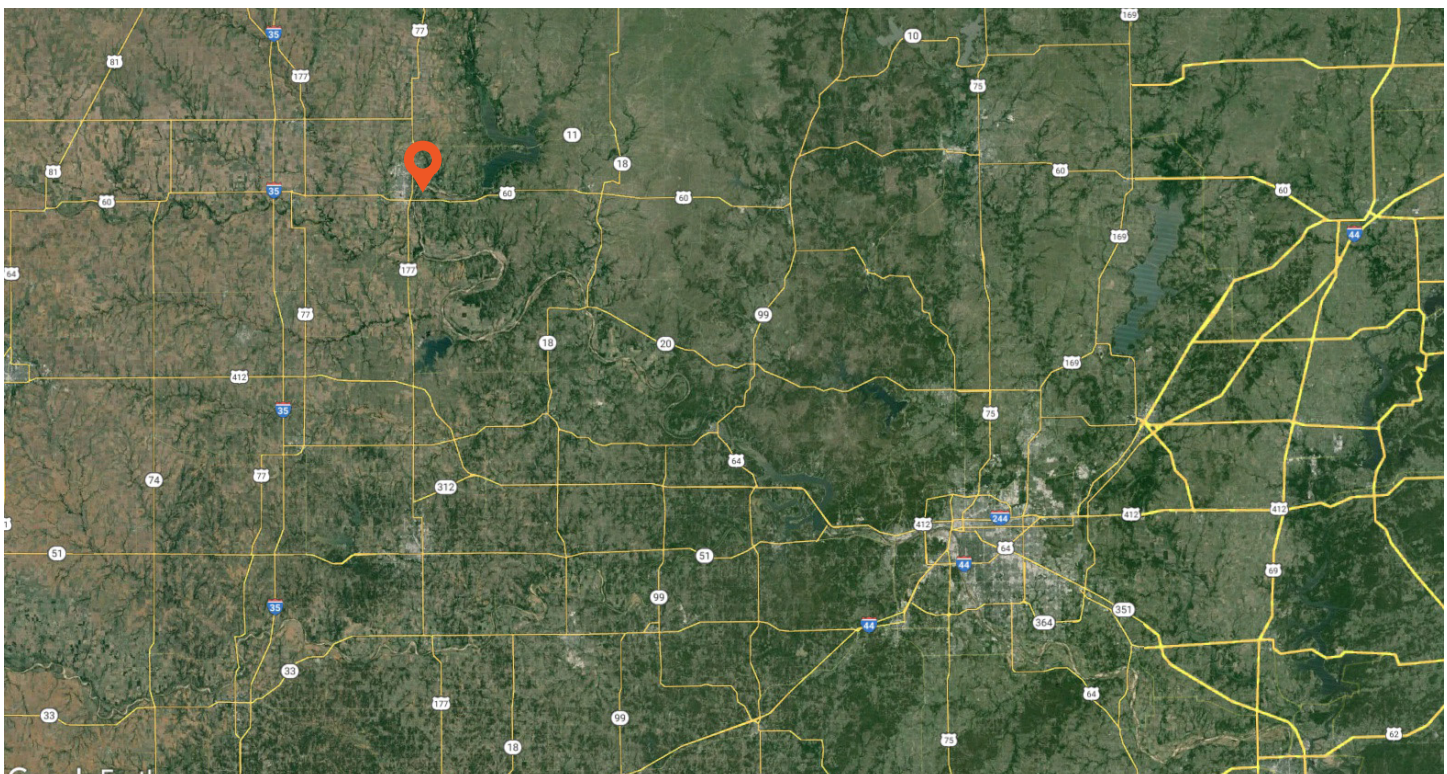


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## AERIAL & PROPERTY OUTLINE



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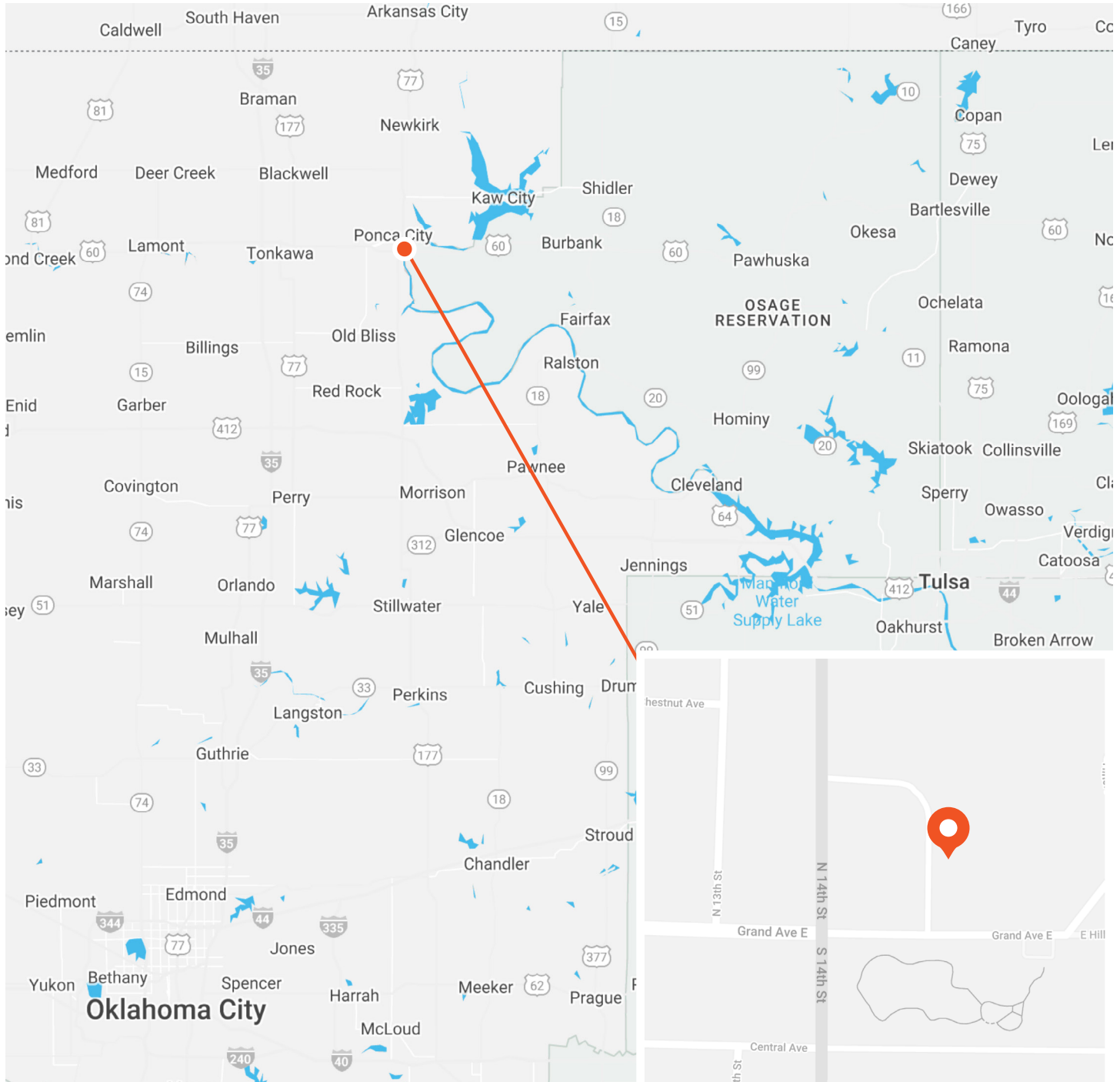
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## LOCATION



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**ELLIS**  
REAL ESTATE  
KW PREFERRED  
KELLERWILLIAMS REALTY

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### PROPERTY PHOTOS



EXTERIOR



BACK EXTERIOR



ENTRANCE



ENTRY ROOM



SANCTUARY



BALCONY SEATING

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TEAM  
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### PROPERTY PHOTOS



CHAPEL



MEMORIAL CHAPEL



FELLOWSHIP HALL



LARGE KITCHEN



CLASSROOM



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### PROPERTY PHOTOS



GATHERING ROOM



GATHERING ROOM



GATHERING ROOM



GATHERING ROOM



HALLWAY



COURTYARD SPACE

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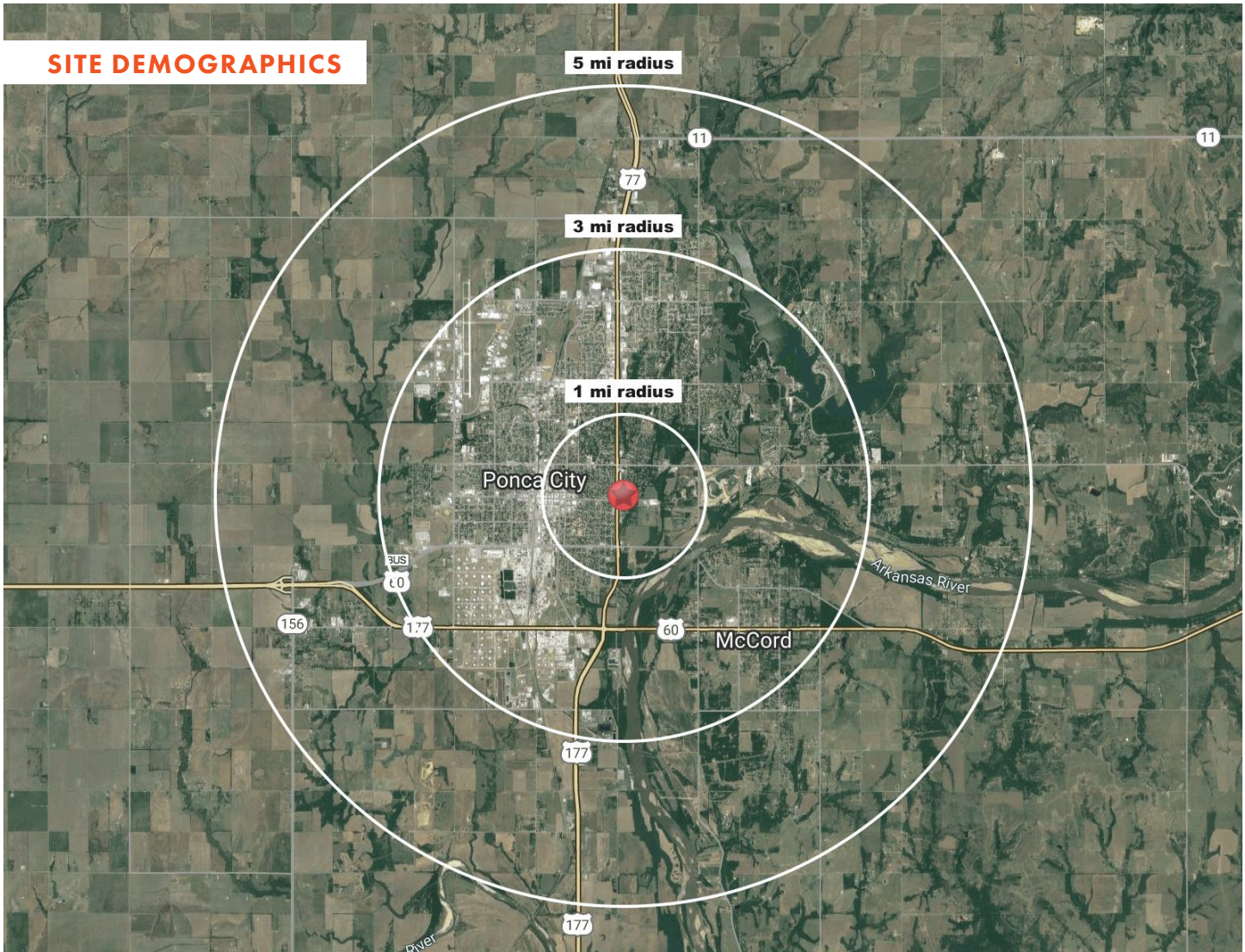
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## SITE DEMOGRAPHICS



### 1 MILE RADIUS

|  |                           |
|--|---------------------------|
|  | 4,229                     |
|  | ESTIMATED POPULATION 2023 |
|  | 37.3                      |
|  | MEDIAN AGE                |
|  | \$86,947                  |
|  | MEDIAN HOME VALUE 2023    |
|  | \$71,983                  |
|  | AVG HOUSEHOLD INCOME      |

### 3 MILE RADIUS

|  |                           |
|--|---------------------------|
|  | 25,744                    |
|  | ESTIMATED POPULATION 2023 |
|  | 37.2                      |
|  | MEDIAN AGE                |
|  | \$110,748                 |
|  | MEDIAN HOME VALUE 2023    |
|  | \$82,912                  |
|  | AVG HOUSEHOLD INCOME      |

### 5 MILE RADIUS

|  |                           |
|--|---------------------------|
|  | 28,264                    |
|  | ESTIMATED POPULATION 2023 |
|  | 37.9                      |
|  | MEDIAN AGE                |
|  | \$118,341                 |
|  | MEDIAN HOME VALUE 2023    |
|  | \$83,517                  |
|  | AVG HOUSEHOLD INCOME      |

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