

CHURCH PROPERTY FOR SALE

0.80± ACRES | 22,160± TOTAL SF

FOUNDRY
COMMERCIAL



10509 S TORRENCE AVE, CHICAGO, IL 60617

ASKING PRICE: ~~\$595,000~~ \$550,000

PROPERTY DESCRIPTION

Buildings include:

- Church/School Building
 - 16,330 ± SF
 - Sanctuary seats ±375 people
 - Lower Level Fellowship Hall holds ±100 people
 - The two-story school area has one classroom, offices and boys and girls washrooms on the first floor. The second floor has six classrooms, offices and a teacher's lounge with wet sink.
 - Building also includes a kitchen and a storage room
- Rectory
 - 5,830 ± SF
 - The main floor has six offices, two washrooms, a kitchen and a dining room.
 - The lower level has meeting rooms and a laundry room
 - The second floor has a living room, a shared bathroom/shower room and six bedrooms.
- Detached 3-Car Garage
- Foundry Commercial and Midwest Commercial Real Estate solely represent the seller in any transaction

PARCEL IDS	26-07-312-001 26-07-312-002 26-07-312-012
COUNTY	Cook
CURRENT USE	Religious
ZONING	B3-1
# OF BUILDINGS	2, Plus Garage
TOTAL BUILDING SF	22,160± SF
ACREAGE	0.80± AC
PARKING	40± Paved Spaces
SEATING CAPACITY	375±

FOR MORE INFORMATION, PLEASE CONTACT:

MATT MESSIER, CCIM, SIOR
Designated Managing Broker
407.540.7718
matt.messier@foundrycommercial.com

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MISSION
PROPERTY
GROUP

IN COOPERATION WITH:

LARRY HANLEY
Designated Managing Broker
630.584.3666
lkh@midwestcre.com



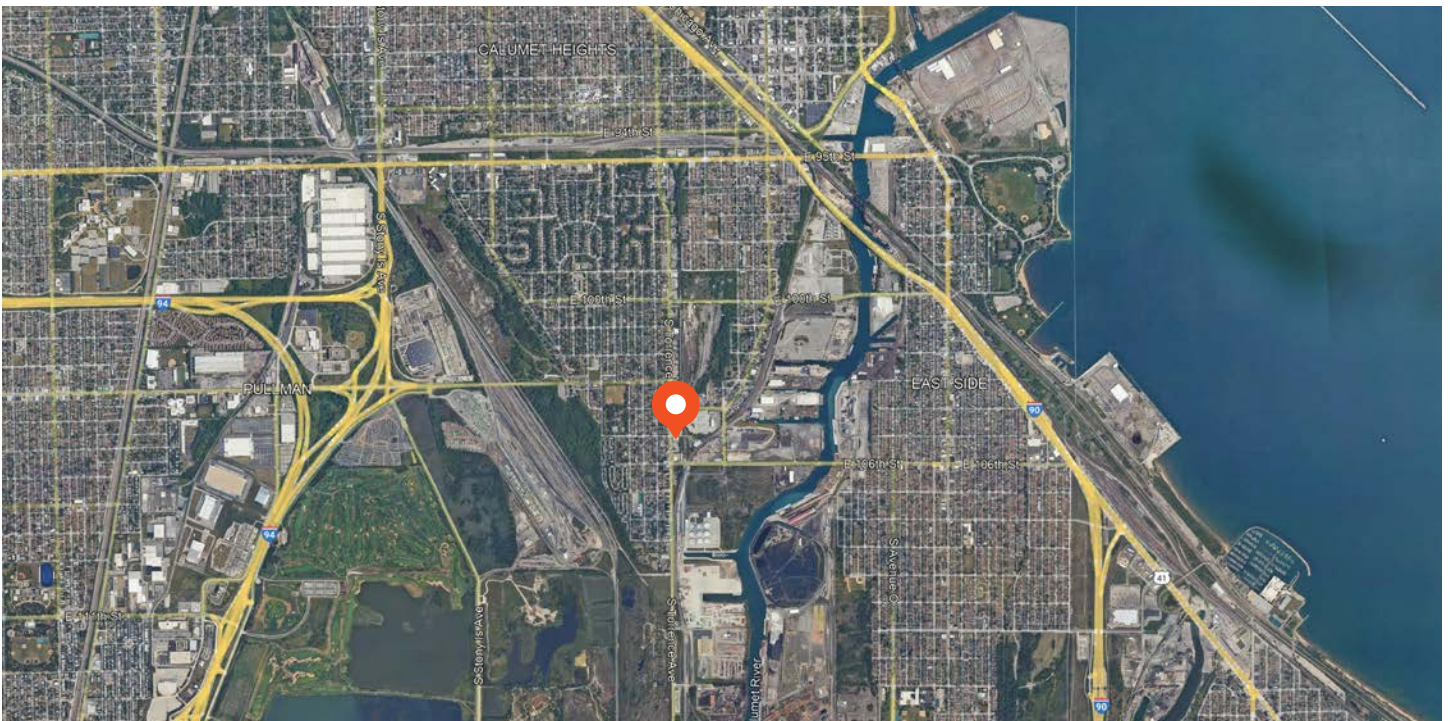
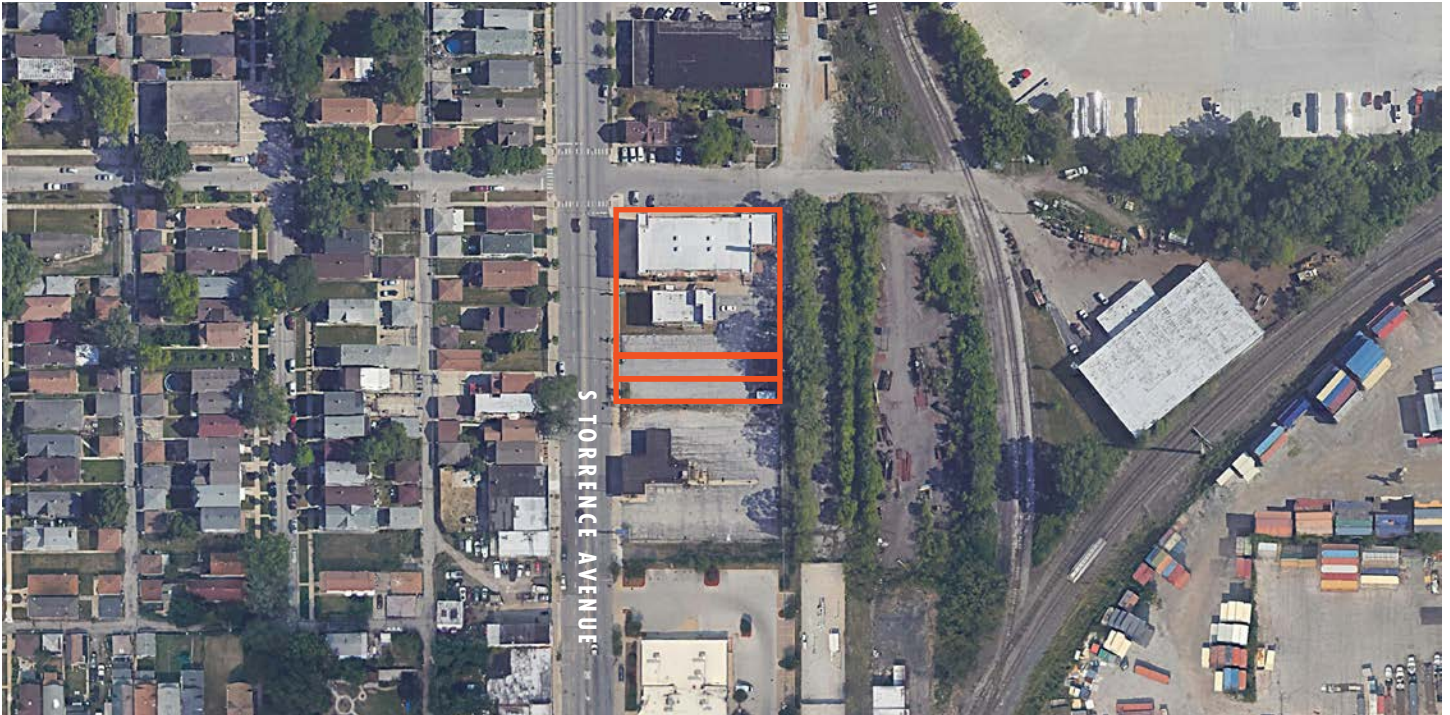
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AERIAL & PROPERTY OUTLINE



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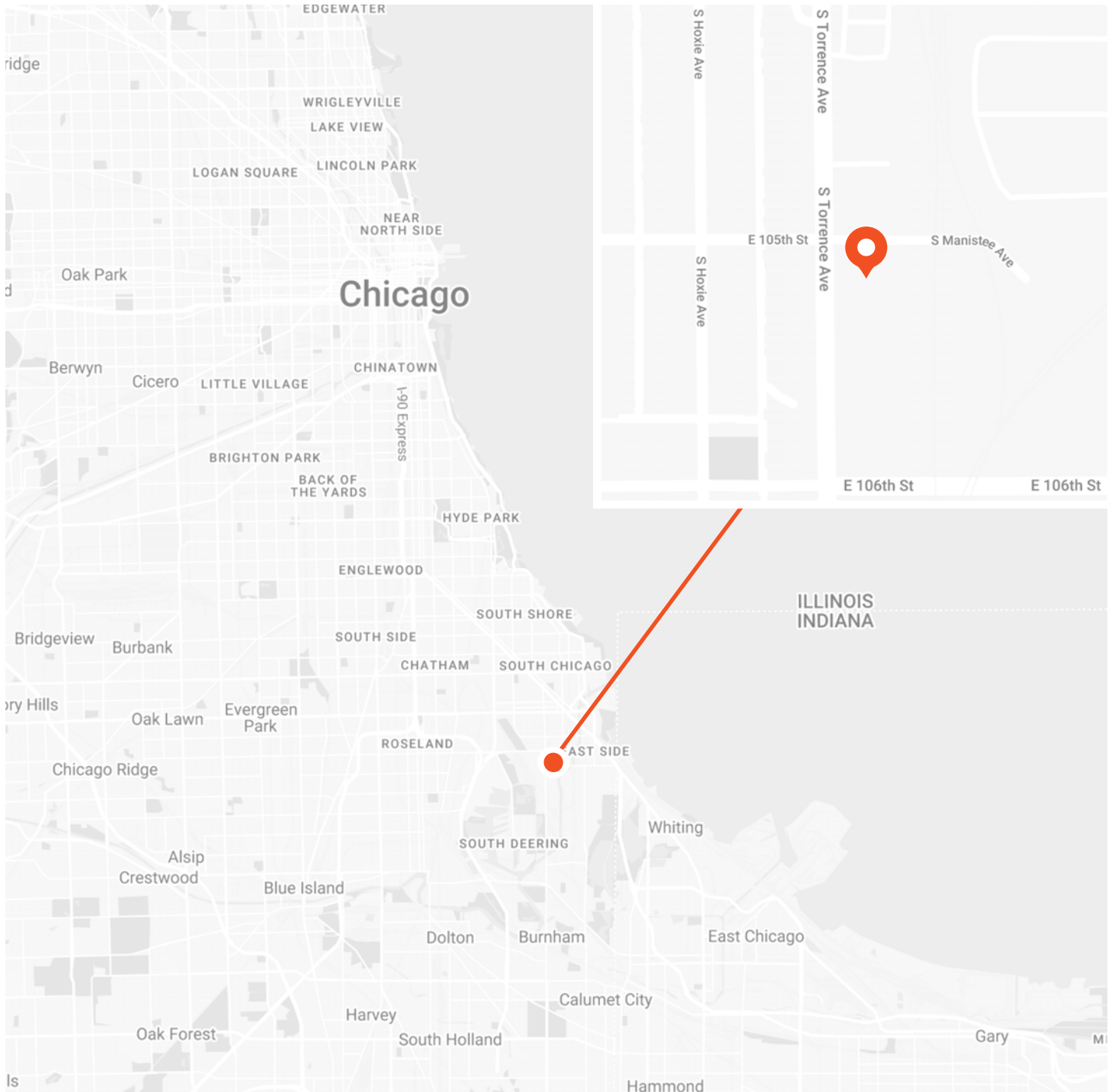
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EXTERIOR PROPERTY PHOTOS



SIDE OF RECTORY BUILDING



RECTORY BUILDING FROM THE PARKING LOT



SIDE OF CHURCH BUILDING



SIDE OF CHURCH BUILDING

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PROPERTY PHOTOS



FELLOWSHIP HALL



KITCHEN



CLASSROOM



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PROPERTY PHOTOS



SANCTUARY FACING BACK



SANCTUARY FACING FRONT



RECTORY MEETING ROOM



RECTORY ROOM



RECTORY ROOM



RECTORY ROOM

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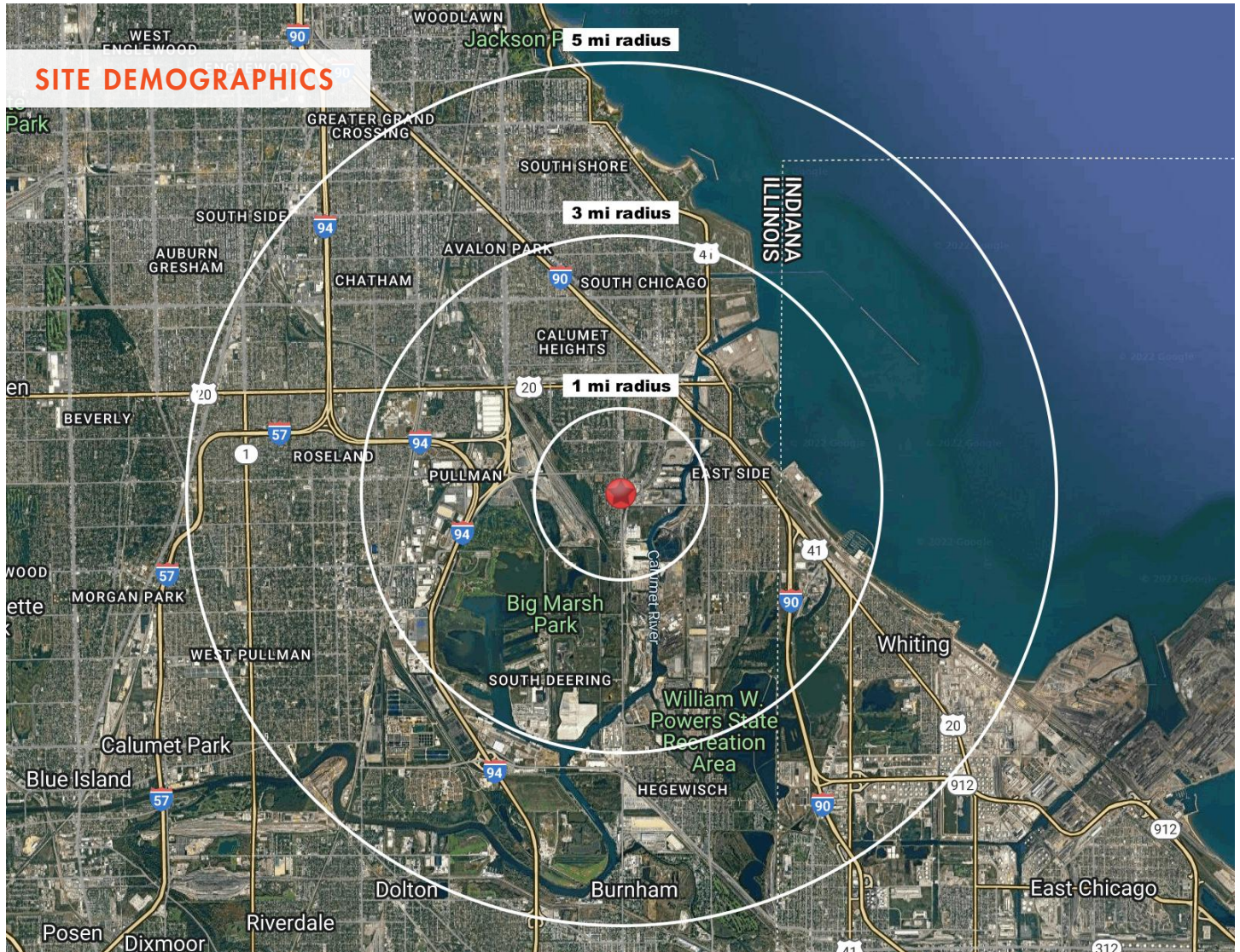
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1 MILE RADIUS

	10,561 ESTIMATED POPULATION 2027
	35.9 MEDIAN AGE
	\$113,799 MEDIAN HOME VALUE 2022
	1,124 TOTAL EMPLOYEES

3 MILE RADIUS

	99,228 ESTIMATED POPULATION 2027
	38.0 MEDIAN AGE
	\$148,628 MEDIAN HOME VALUE 2022
	26,668 TOTAL EMPLOYEES

5 MILE RADIUS

	315,174 ESTIMATED POPULATION 2027
	38.8 MEDIAN AGE
	\$152,063 MEDIAN HOME VALUE 2022
	72,224 TOTAL EMPLOYEES

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