

# RELIGIOUS FACILITY

11310 Montgomery Road, Beltsville, MD 20705  
Prince George's County

TURN-KEY BUILDING FOR SALE

PRICED TO SELL!



CLICK HERE FOR  
PROPERTY TOUR

## PROPERTY HIGHLIGHTS

- **For Sale:** Approximately 12,000 square foot religious facility on 1.68 acres
- **Upgrades:** Recent building upgrades include new flooring in lobby, sanctuary & fellowship hall, and new kitchen installed
- **Indoor Amenities:** Reception Area, Meeting Hall, Sanctuary, and 8 classrooms & offices
- **Outdoor Amenities:** Drive-through drop-off and secured playground area
- **Use:** Religious & Potential Day Care use Monday - Friday
- **Finishes:** All Brand New Interior Finishes throughout the building
- **Nearby Access:** Minutes from I-495 and I-95
- **List Price:** \$3.25M

**NAI**klnb

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## AVAILABLE SPACE:

- Approx. 12,000 SF
- 1.68 Acres

## LOCATION & DEMOGRAPHICS

### TRAFFIC COUNTS | 2025

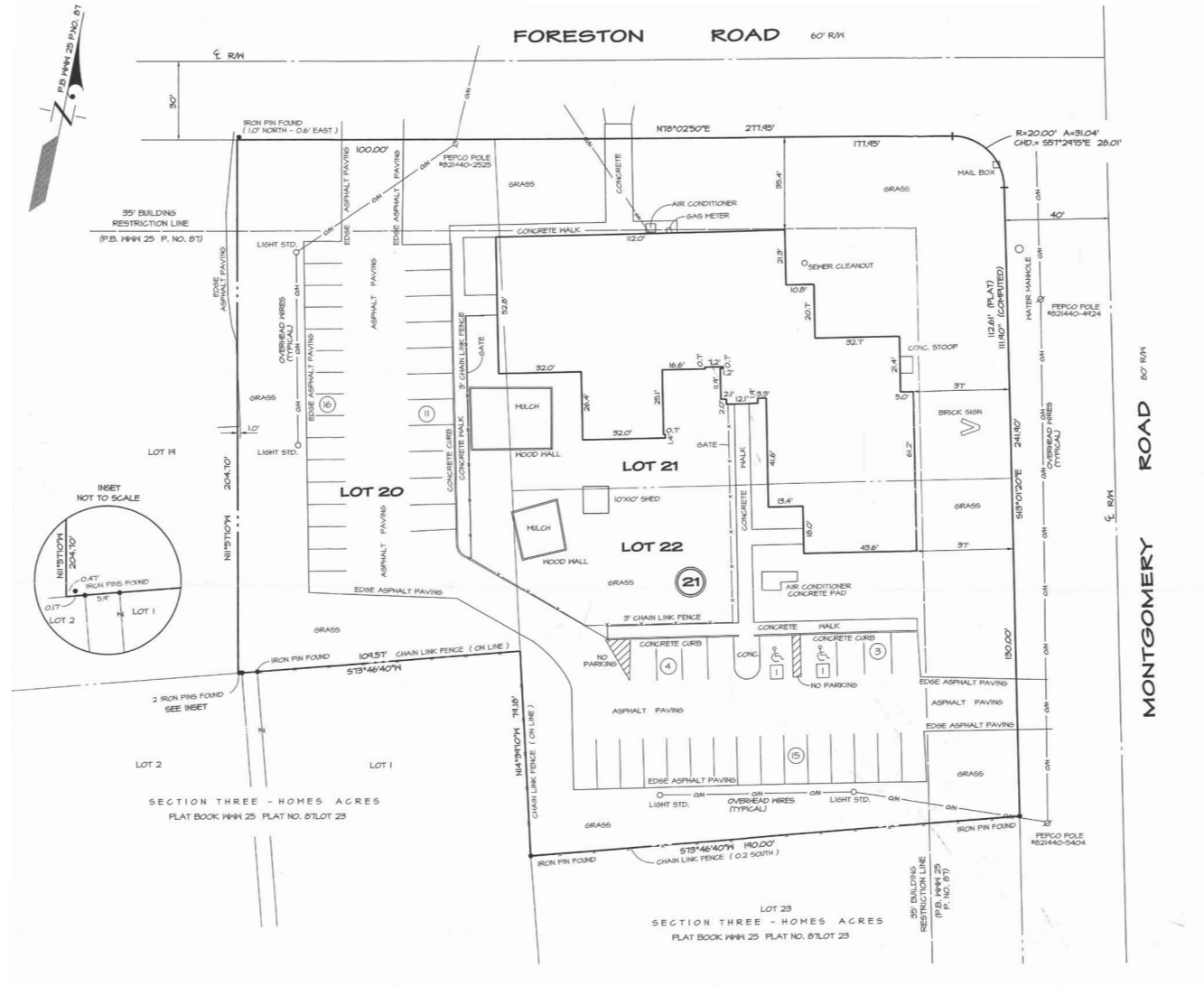
Montgomery Road	2,631 ADT
Powder Mill Road [MD-212]	33,231 ADT
I-95	181,671 ADT
Washington Boulevard (MD-1)	7,960 ADT

	1-MILE	3-MILES	5-MILES		1-MILE	3-MILES	5-MILES
	Population 12,620	80,533	299,985		Households 3,841	28,718	100,851
	Daytime Population 10,254	94,164	299,985		Average Household Income \$127,136	\$122,191	\$125,532

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## SITE PLAN





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MARKET AERIAL





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[CLICK TO VIEW PROPERTY WEBSITE](#)

**For More Information, Please Contact:**

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