

**FOR LEASE**  
CHURCH CAMPUS

**22114** Carters Gate Road  
RUTHER GLEN, VA 22546



### SPECIFICATIONS

Size:	3,040 SF
Base Rent:	\$5,200/month
NNN:	\$680/month
Available:	Sept. 1, 2026

# PROPERTY OVERVIEW



Johnson Realty Advisors is pleased to present 22114 Carters Gate Road, a turn-key church facility available for lease. Situated on 3.65 acres, the property features a well-maintained sanctuary, flexible classroom and office space, a kitchen and dining area, abundant on-site parking, and an outdoor pavilion. With immediate occupancy available and room to accommodate future growth, this property offers an excellent opportunity for churches, ministries, and community organizations seeking a move-in-ready facility.



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Turn-key church facility available for immediate occupancy

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Sanctuary seating for approximately 80 with option for more

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3.65-acre property with 50+ on-site parking spaces

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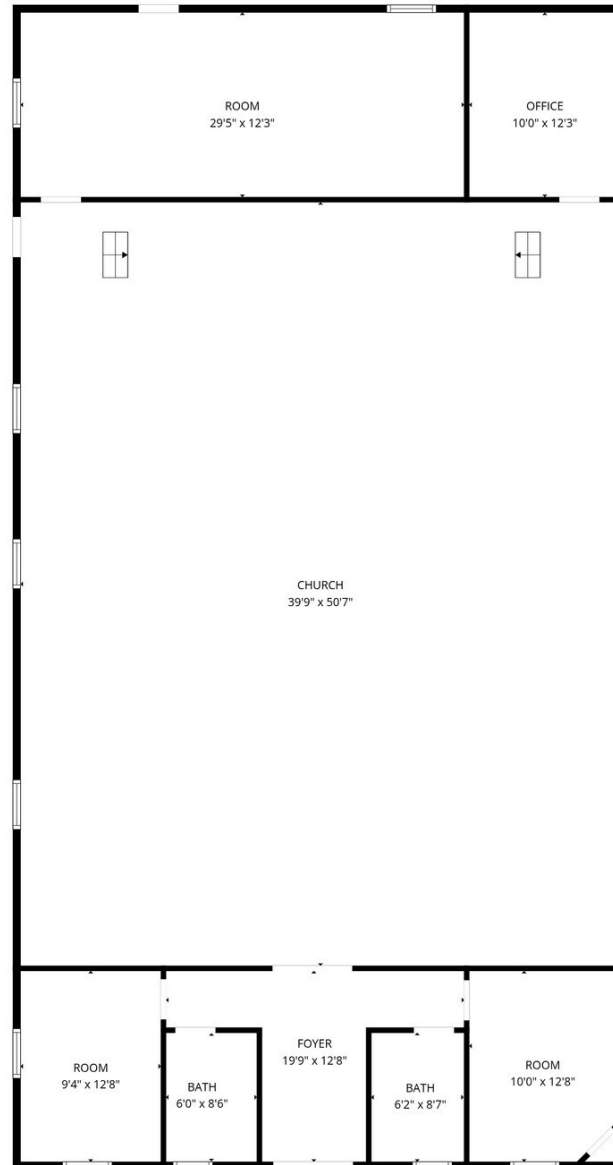
Sanctuary, private office, two classrooms, kitchen & dining area

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Outdoor pavilion with tables ideal for fellowship and events

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# FLOORPLAN



# INTERIOR PHOTOS



# LOCAL MAP VIEW



Mt Olive Baptist Church

Lake Land'Or

Ladysmith

8 min to Rt. 1



Lake Caroline

SITE

Bumpass

Cedar Fork



Beaverdam

Houston's Corner

Beaverdam Baptist Church

Christian Church

Shiloh United

# FOR MORE INFORMATION PLEASE CONTACT:



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REALTY

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