

**Status:** ACTIVE**Ownership:** Fee Simple - Sale**List Price:** \$2,135,600.00**Auction:** No**Transaction Type:** Standard**Legal Sub:****Adv. Sub:** PARAMOUNT COMMUNITIES INC SUB**Price/SqFt:** \$194.00**Project:****C/C Fee:** /mo pd**Area:****Total Taxes:****CAM:****ADC Map:****Security:****Min Lease:****TBM Map:****Gross SQ FT:** 11,000**Net SQ FT:** 11,000**FAR:****Max Lease:****Yr. Built:** 1961**Comm/Ind Type:** Church/School, Other**Occupied:****#Levels:** 3**Comm/Ind Misc:** ADA Accessible, Entry Ramp, Freight Elevator, Private**Lot-SF:** 16280**Location:****Exterior Const:** Stone**Floor:** Concrete**Load:****Door Height Drive In:****Basement:****Parking:** Private 1-10 Spaces, Concrete Driveway, Faces Front**Parking Space #:****Heat System:** Central, Heat Pump(s)**Water:** Public**Cool System:** Central Air Conditioning, Window Unit(s), Wall Unit**Sewer/Septic:** Public Septic, Public Sewer**Electric Service:****C/C Fee Includes:****Water Oriented:** No**List Date:** 03-Mar-2018**Update Date:** 03-Mar-2018**DOM-Prop:** 3**Listing Company:** SAAB REALTORS CORPORATION**Show Instructions:** Appt Only-Lister, Confidential, Restr Times**Vacation Prop:** No**Blks to Ocn:****Public Rd:****Directions:**

Remarks: Beautiful 3 Level, Stone Facade Church on Main Road in Arlington Co. Sanctuary & Balcony were Built with Original Ornamental Wood Beams. Church Priced at County's Assessed Value For a Fast Sale. Stained Glass Windows Will Be Removed by Seller and Replaced with New Glass, As Well as an Altar Carving. Confidential Sale. Shown by Appointment Only. Parking Is Limited. Please Do Not Contact Tenants.

Listing Agent: Saul Corral**Agt Off:** (703) 964-1290**Home:** (703) 675-7278**Broker Code:** SARC1**Pager:****Brkr Off:** (703) 938-2200**Cell:** (703) 675-7278**Alt. Agent:****Alt Aat Off:****Alt Aat Home:****Owner:** Corral**On Site:****Show Contacts:** Saul Corral**Shw Home:****Sub Comp:** 0**Buy Comp:** 2%**Add'l:****Dual:** Y **DesR:** N **VarC:** N