

CHURCH/EDUCATIONAL PROPERTY FOR SALE

4.25± ACRES | 47,400± TOTAL SF

FOUNDRY
COMMERCIAL



16121 CENTRAL PARK AVE & 16130 S CLIFTON PARK AVE, MARKHAM, IL 60428

PROPERTY DESCRIPTION

- 47,400± SF total campus
- Church Building:
 - 9,136± SF
 - 600± seats
- School Building:
 - 33,500± SF for two levels
 - 2 offices and 10 classrooms per floor
- Fellowship Hall/Gymnasium:
 - 4,803± SF
 - Seats 200±
 - Basketball court
 - Full service kitchen
- 130± parking spots
- Detached 4-car garage
- Located half a mile from I-57, and about 1.5 miles from I-294
- Foundry Commercial and Midwest Commercial Real Estate solely represent the seller in any transaction

PARCEL IDS	28-23-216-001; 28-23-216-002; 28-23-216-003; 28-23-216-004; 28-23-216-005; 28-23-216-006; 28-23-216-007; 28-23-216-008; 28-23-216-009; 28-23-216-030; 28-23-216-015; 28-23-216-016; 28-23-216-017; 28-23-216-018; 28-23-216-019; 28-23-216-020; 28-23-216-021; 28-23-216-022; 28-23-216-023; 28-23-216-024; 28-23-216-029; 28-23-216-028; 28-23-217-031; 28-23-217-032
COUNTY	Cook
CURRENT USE	Miscellaneous
ZONING	RT-4
# OF BUILDINGS	3
TOTAL BUILDING SF	47,400± SF
ACREAGE	4.25± AC
PARKING	130± Paved Spots
SEATING CAPACITY	600±

ASKING PRICE: \$1,350,000

FOR MORE INFORMATION, PLEASE CONTACT:

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

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.

IN COOPERATION WITH:
LARRY HANLEY
Designated Managing Broker
630.584.3666
lkh@midwestcre.com

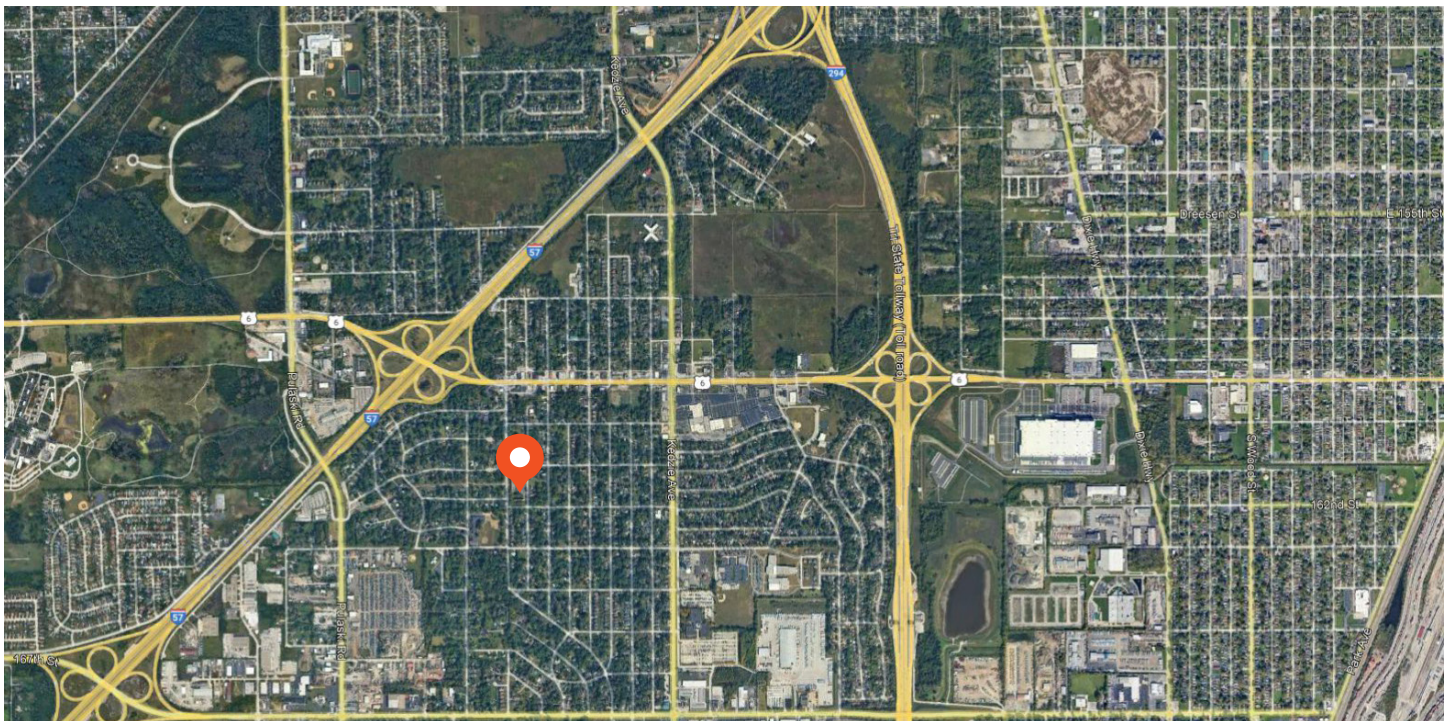


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AERIAL & PROPERTY OUTLINE



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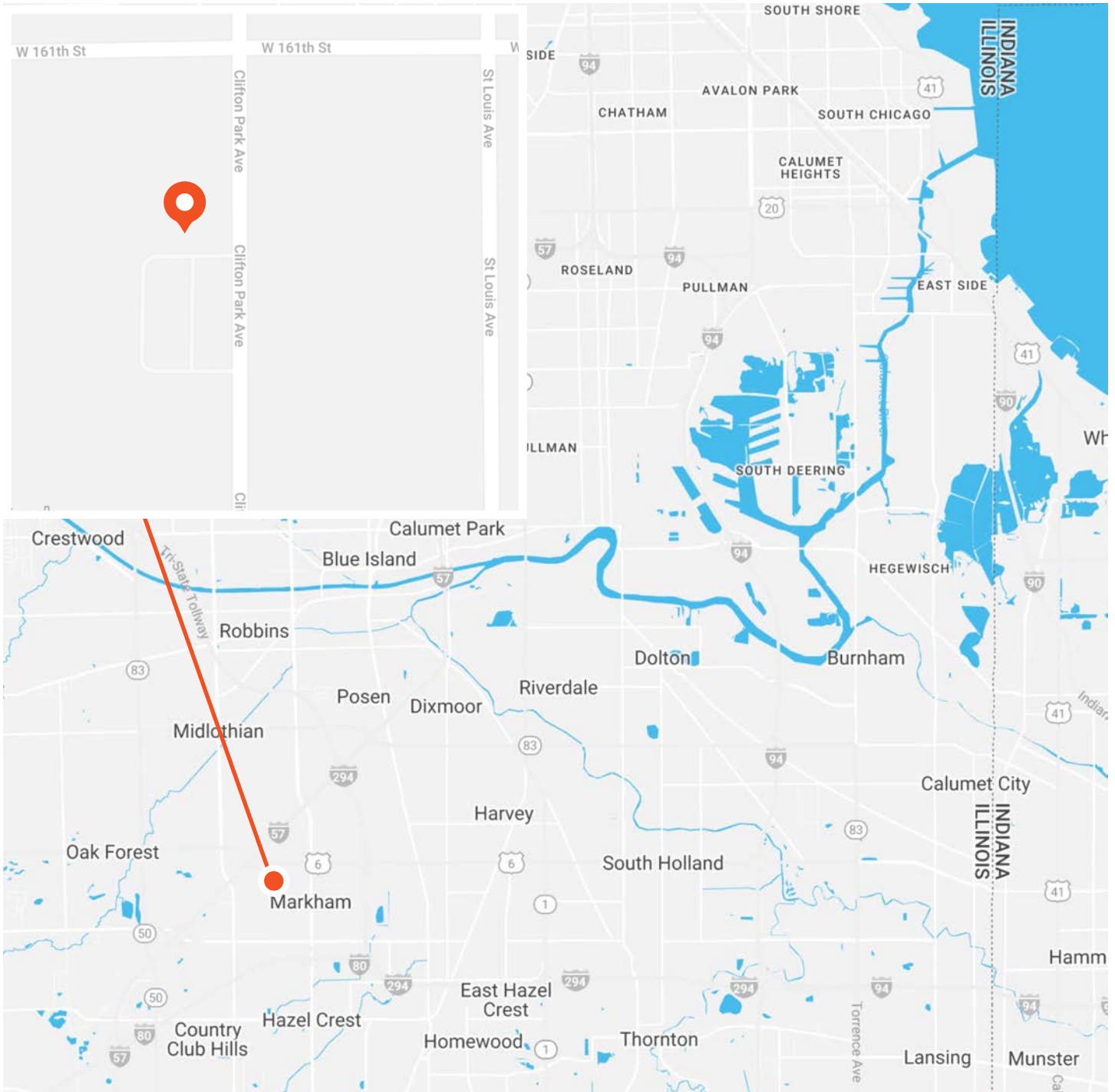


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LOCATION



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PROPERTY PHOTOS | CHURCH & FELLOWSHIP HALL



FRONT OF CHURCH BUILDING



BACK CORNER OF CHURCH BUILDING



SANCTUARY FACING FRONT



SANCTUARY FACING BACK



GYMNASIUM



KITCHEN

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PROPERTY PHOTOS | SCHOOL



CLASSROOM



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CLASSROOM



OFFICES



BATHROOM

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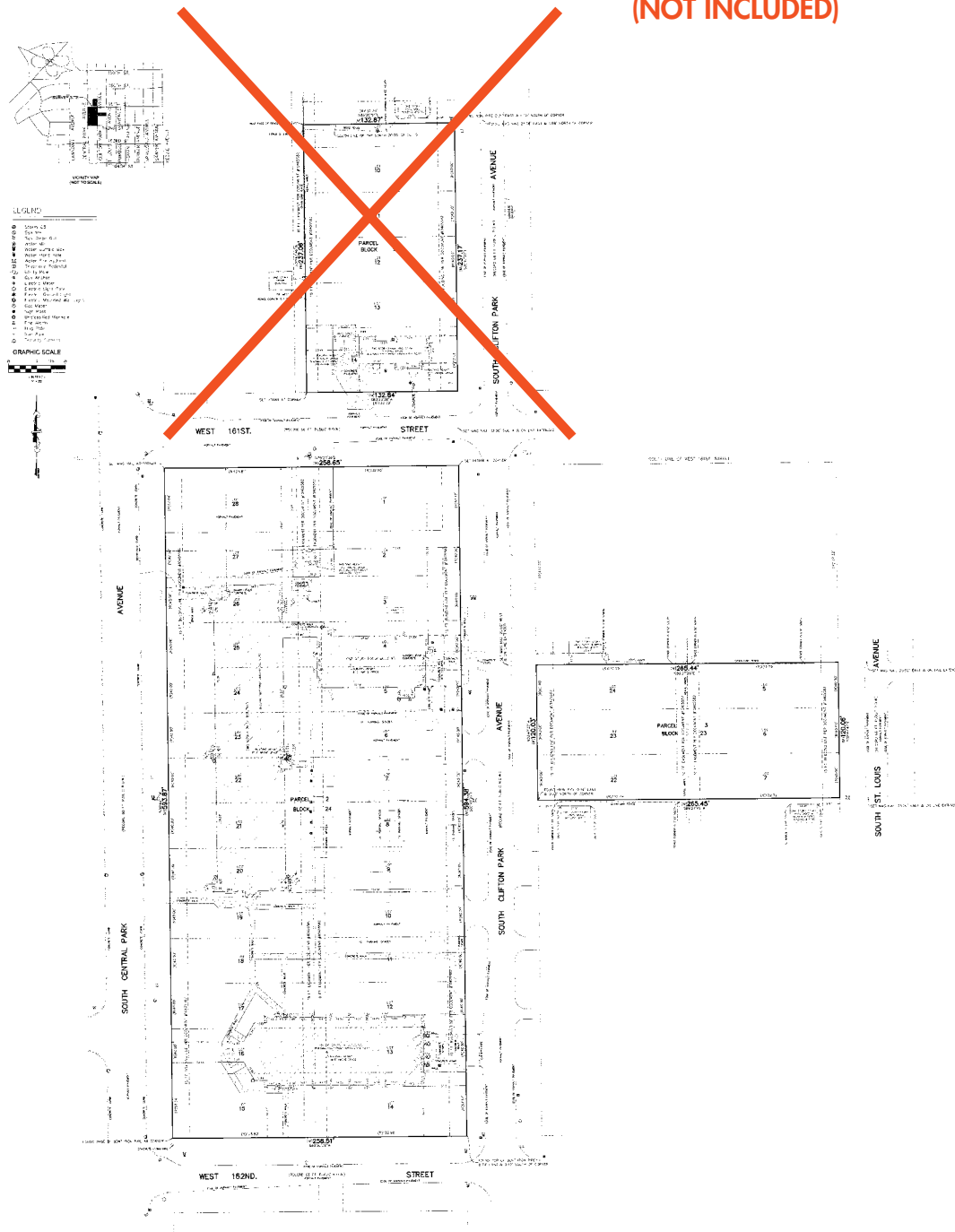
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SURVEY

(NOT INCLUDED)



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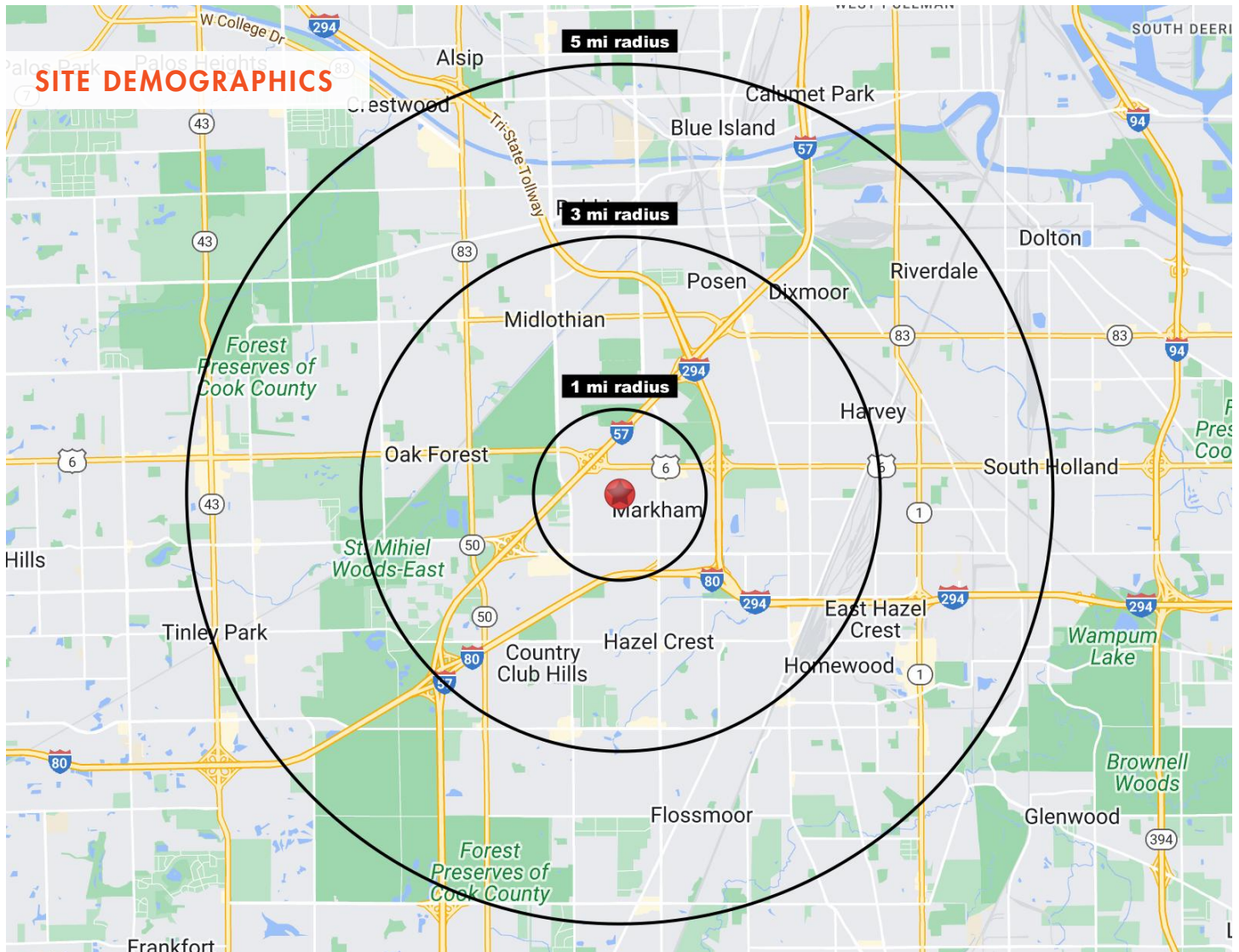
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1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
6,853 ESTIMATED POPULATION 2027	83,658 ESTIMATED POPULATION 2027	212,782 ESTIMATED POPULATION 2027
34.1 MEDIAN AGE	36.2 MEDIAN AGE	37.3 MEDIAN AGE
\$111,976 MEDIAN HOME VALUE 2022	\$148,044 MEDIAN HOME VALUE 2022	\$165,680 MEDIAN HOME VALUE 2022
3,108 TOTAL EMPLOYEES	36,248 TOTAL EMPLOYEES	95,437 TOTAL EMPLOYEES

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