

# RELIGIOUS PROPERTY FOR SALE

**17,670± TOTAL SF | 0.79± ACRES**

**FOUNDRY**  
COMMERCIAL



**1103 WILSON W LEE BLVD, STATESVILLE, NC 28677**

**ASKING PRICE: \$242,000 ~~\$237,777~~**

## PROPERTY DESCRIPTION

- 17,670± square foot building on 0.79± acres
- Zoning: R-5MFM - High Density Multi-Family Residential
- Paved parking
- Building includes:
  - Sanctuary
  - Fellowship area
  - Offices
  - Classrooms
  - Kitchen
  - Outdoor play area

PARCEL ID	4734-90-1473.000
COUNTY	Iredell
CURRENT USE	Religious
ZONING	R-5MFM
# OF BUILDINGS	2
TOTAL BUILDING SF	17,670± SF
ACREAGE	0.79± AC
PARKING	Paved

### FOR MORE INFORMATION, PLEASE CONTACT:

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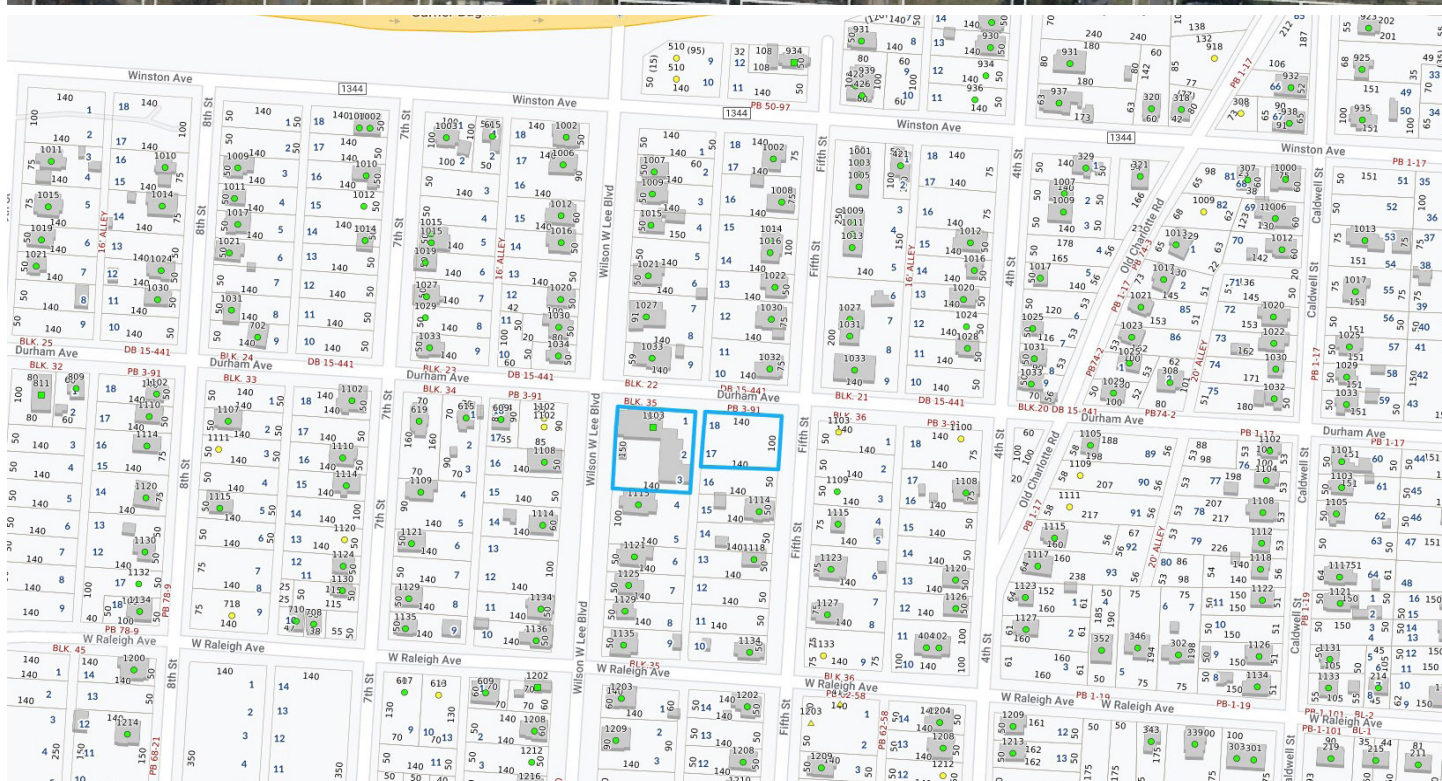
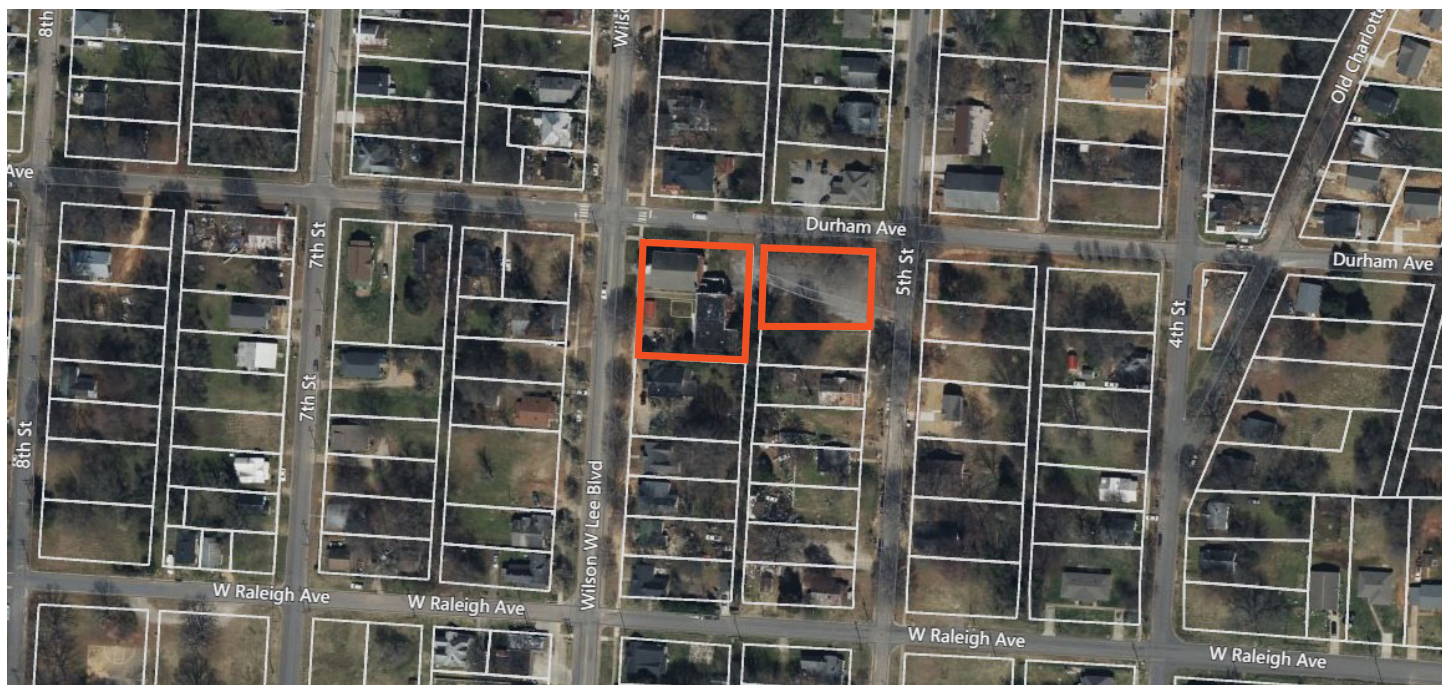
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## AERIAL & PROPERTY OUTLINE



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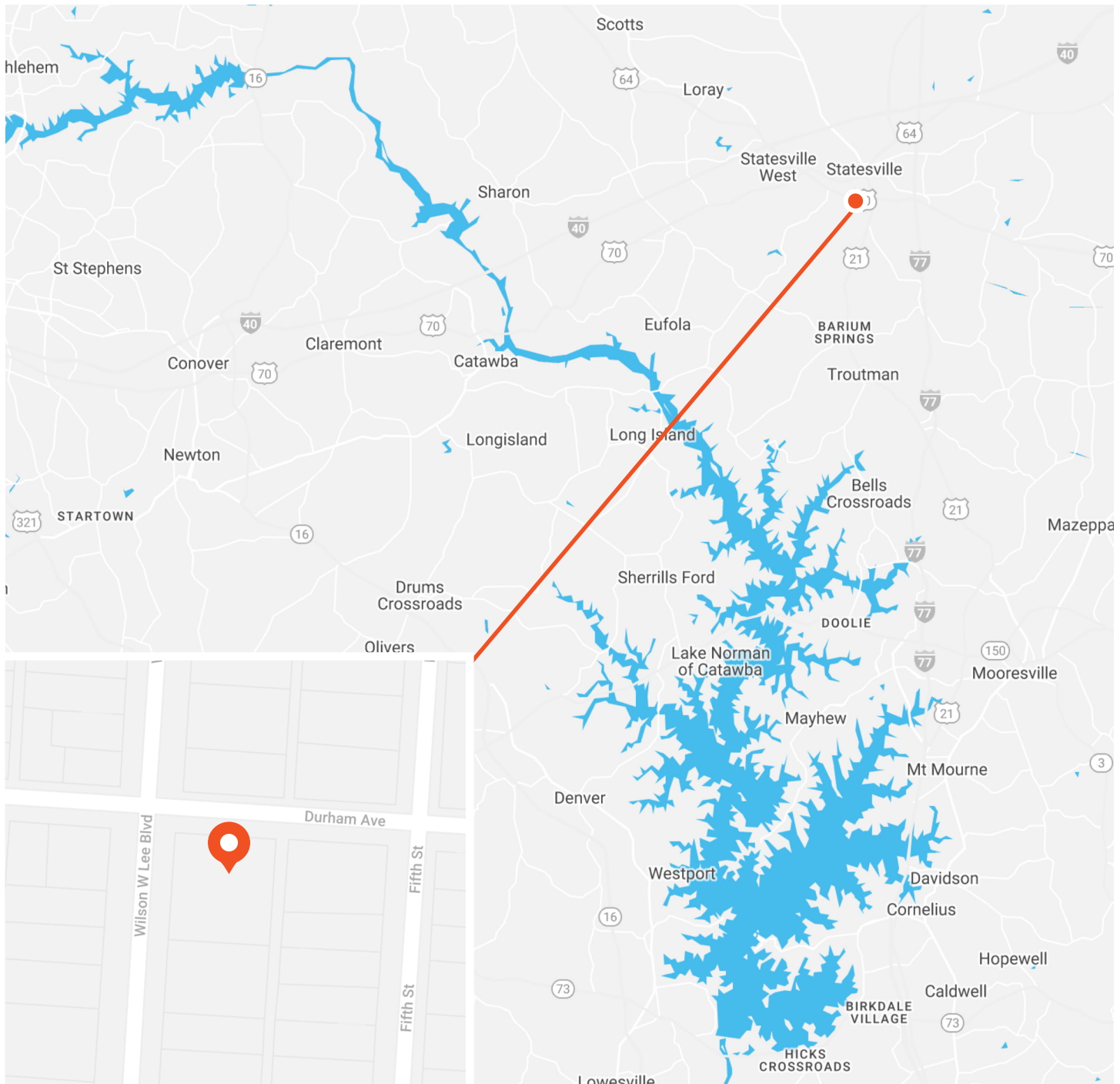
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## LOCATION



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### PROPERTY PHOTOS



Exterior



Sanctuary Facing Front



Sanctuary Facing Back



Classroom



Office



Office

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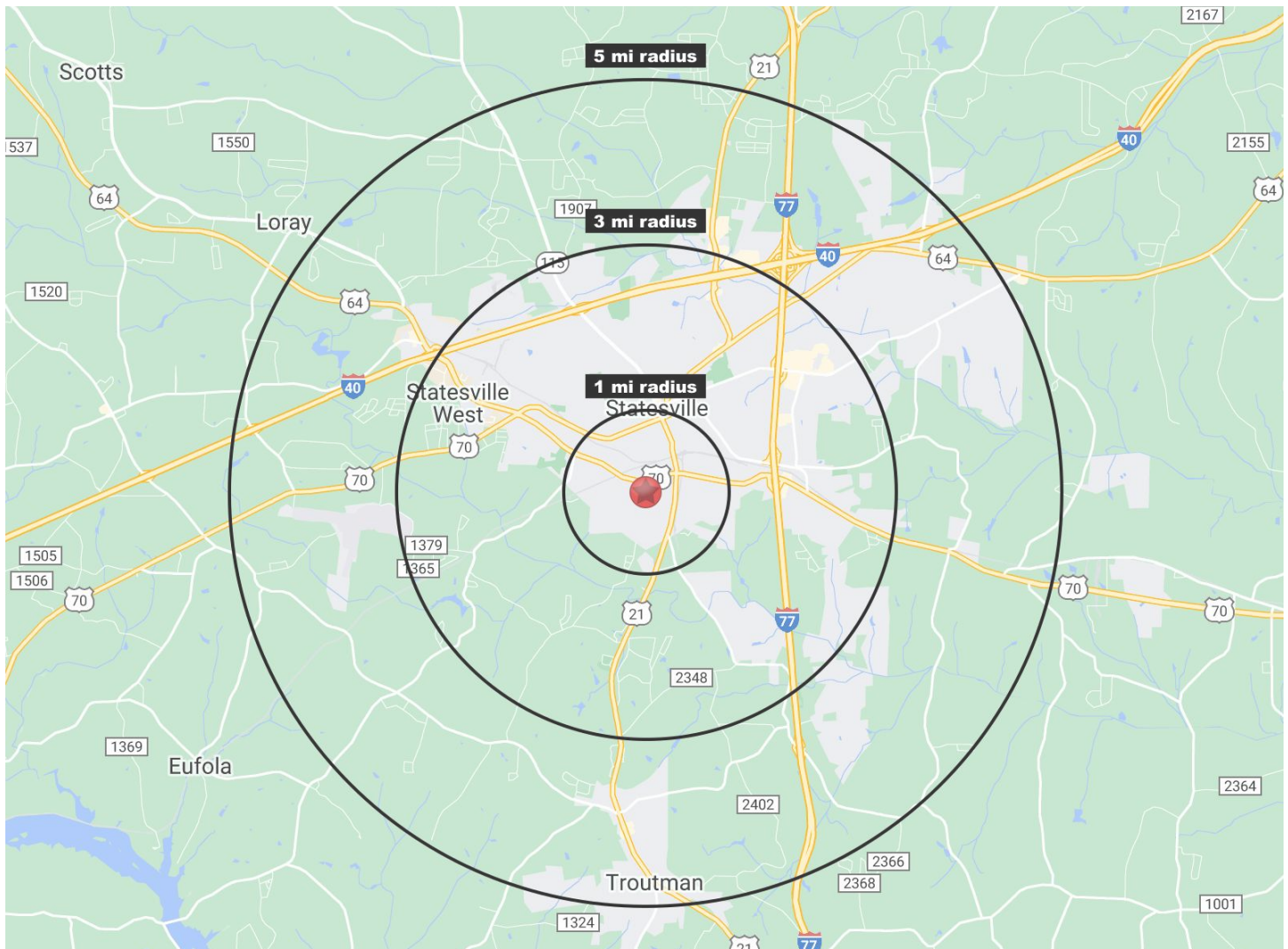
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## SITE DEMOGRAPHICS



### 1 MILE RADIUS



**4,996**

ESTIMATED POPULATION 2022



**5,106 (0.4%)**

PROJECTED POPULATION 2027



**\$85,277**

MEDIAN HOME VALUE 2022



**\$100,234**

AVG HOUSEHOLD INCOME

### 3 MILE RADIUS



**28,036**

ESTIMATED POPULATION 2022



**29,196 (0.8%)**

PROJECTED POPULATION 2027



**\$85,762**

MEDIAN HOME VALUE 2022



**\$146,384**

AVG HOUSEHOLD INCOME

### 5 MILE RADIUS



**47,085**

ESTIMATED POPULATION 2022



**48,909 (0.8%)**

PROJECTED POPULATION 2027



**\$85,677**

MEDIAN HOME VALUE 2022



**\$160,672**

AVG HOUSEHOLD INCOME

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