

SALE PACKAGE



29-35 School Street
Acton, MA 01720

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SUMMARY

Region Commercial Real Estate is pleased to present on an exclusive basis this approximately 7,101 square foot church property, located on School Street in Acton, MA.

This beautiful, historic, building features a large vaulted sanctuary space, able to accommodate roughly 100 people. The large meeting area is able to be combined with the sanctuary through large sliding doors, or kept separate as a gathering space. Private offices, meeting rooms, and a kitchenette can be found off this large meeting area, including a handicap-accessible lift for access to the finished lower level. Downstairs includes bathrooms, more open meeting space, a nursery, additional meeting and storage rooms, utility closets, as well as a full kitchen. The nearby town parking lot consists of roughly 23 parking spaces, and the parcel includes a deeded parking space as well.

Only a short, 4-minute, walk away is the South Acton commuter rail station, and 3-minutes to the North is Route 2, making this an extremely convenient, well located parcel with lots of potential. The property sits roughly equidistant to downtown West Acton, Maynard, Stow, and West Concord.

Please note: church artifacts and furniture are not included in the sale but may be available for purchase.





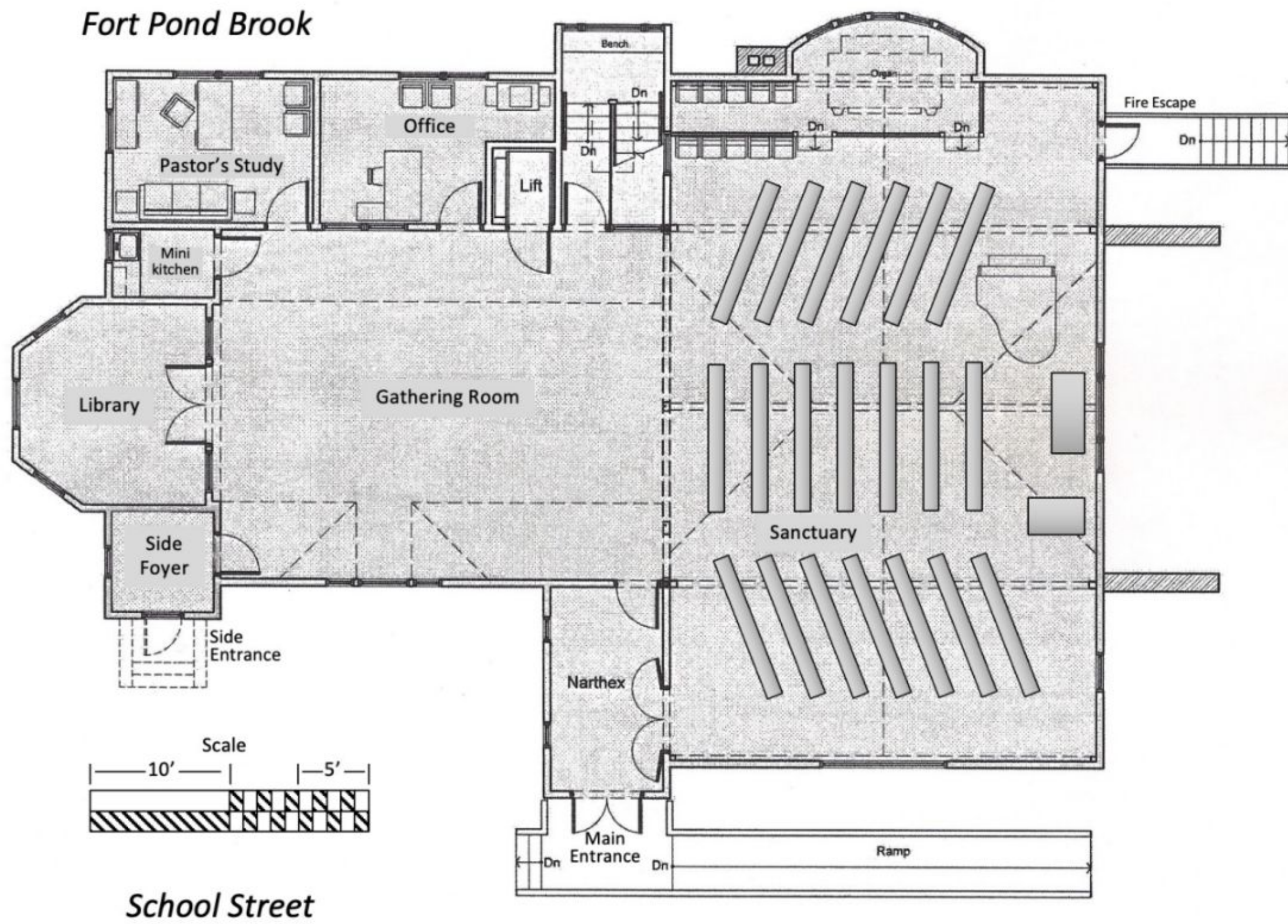
PLEASE NOTE:

Information provided here is based on records maintained by the city & town. All prospective buyers must conduct their own analysis to determine the subject property's suitability for their needs.

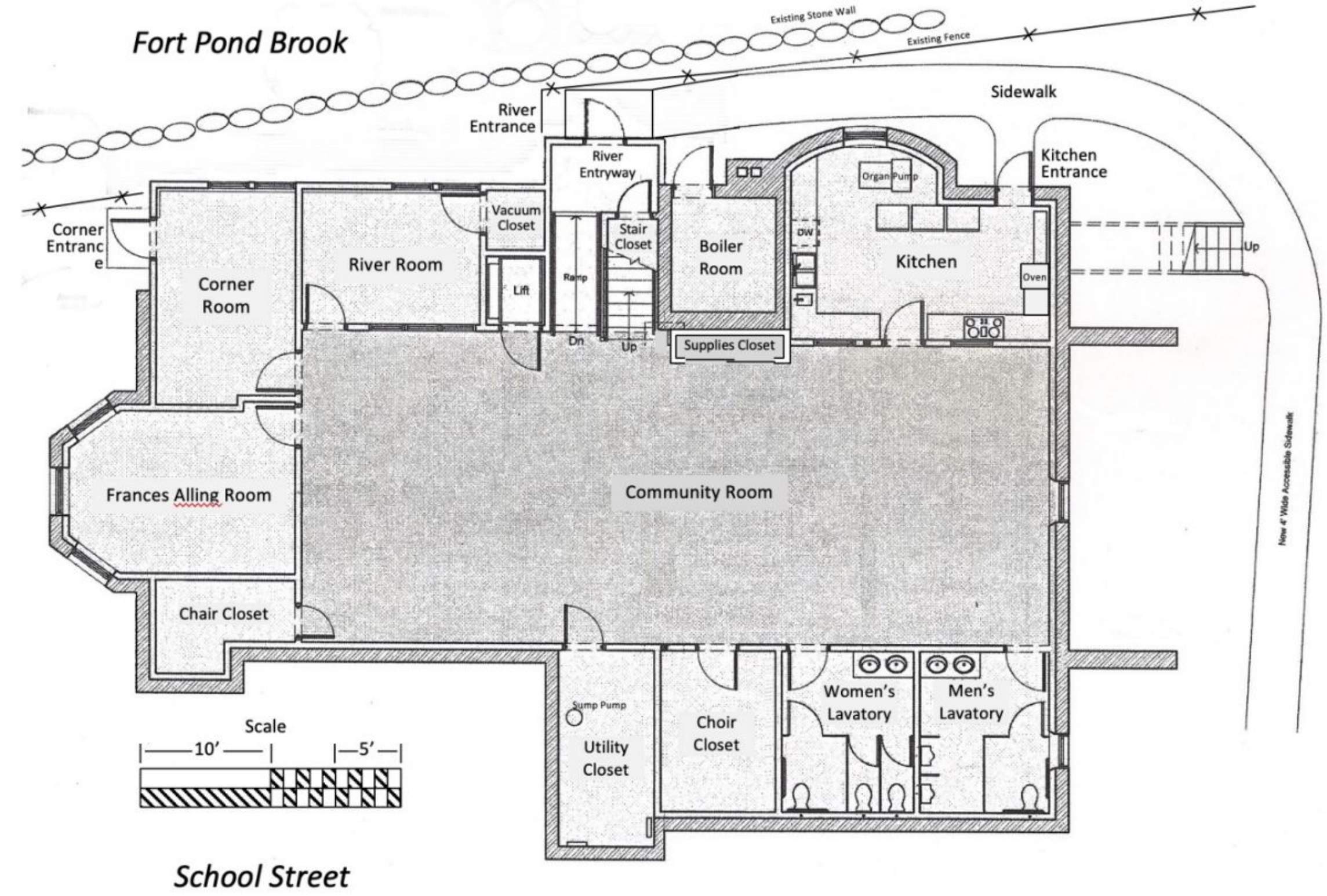
Total Acreage	0.39
Building Size (SF)	7,101
Sewer Assessment	\$242/quarter
Year Built	1891
Stories	2
Foundation	Field Stone
Heat	Gas fired boiler 2000 high efficiency Energy Kinetics, baseboard hot water system
AC	Window Units, Fans
Sprinklers	No
Roof	Asphalt Shingles c. 2006
Kitchen	Yes - ADA compliant with commercial dish sterilizer

Parking	1 off-street, 5 at the curb, 23 public parking lot
Bathroom(s)	Two (M/W) Downstairs
Water	Municipal
Sewer	Municipal
Gas	National Grid
Electric	Eversource (200 Amps)
Internet	Verizon Fios
Zoning	SAV
Frontage	87'
Taxes	Exempt, \$242/quarter sewer assesment
Eversource Bill	\$157.52 (April 24)
National Grid Bill	\$727.84 (Jan 2019)

Street Level



Lower Level

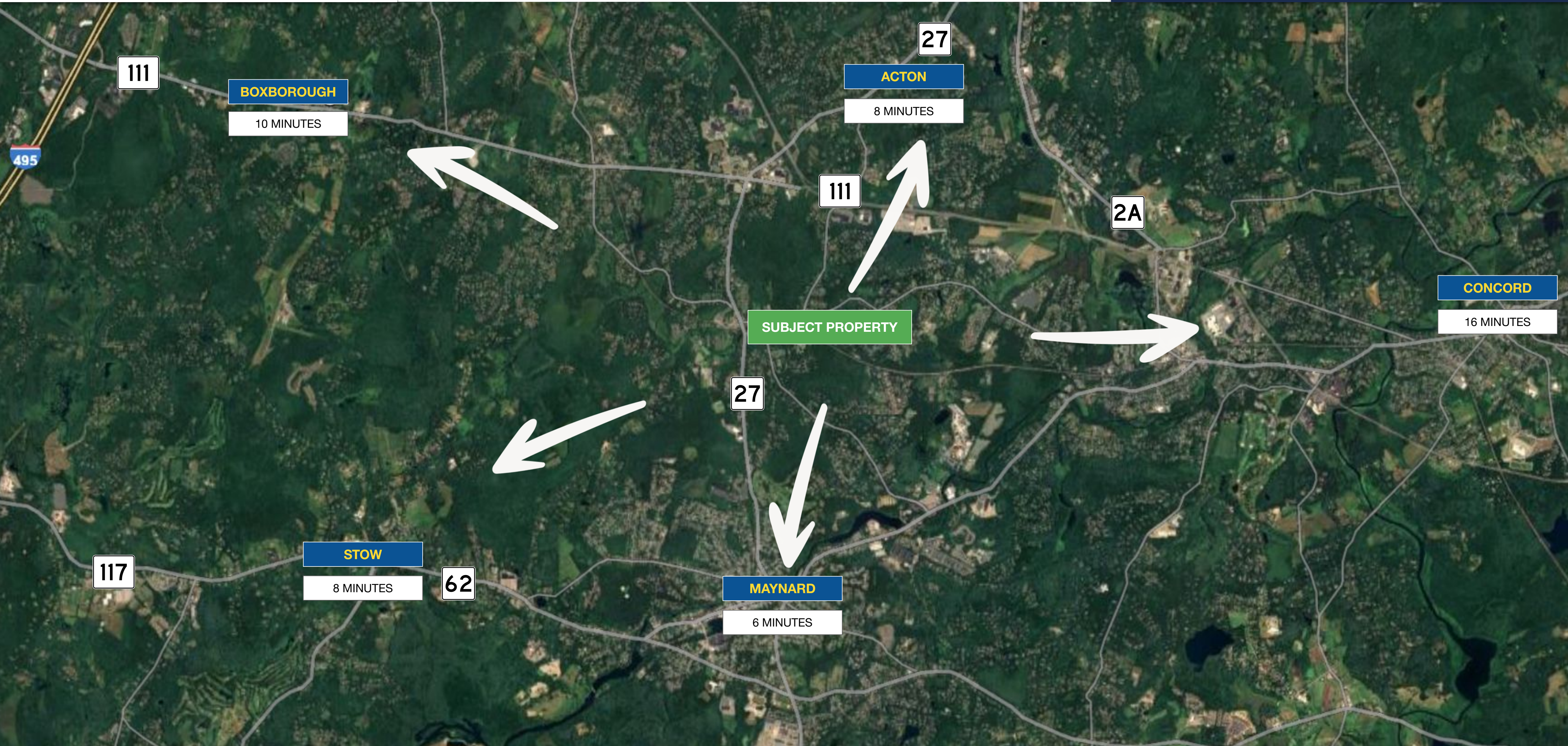


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29-35 School Street is located in close proximity to surrounding towns and neighborhoods. Route 2 and Interstate 495 are also just a short drive away for access into Boston or Central Mass.

LOCATION







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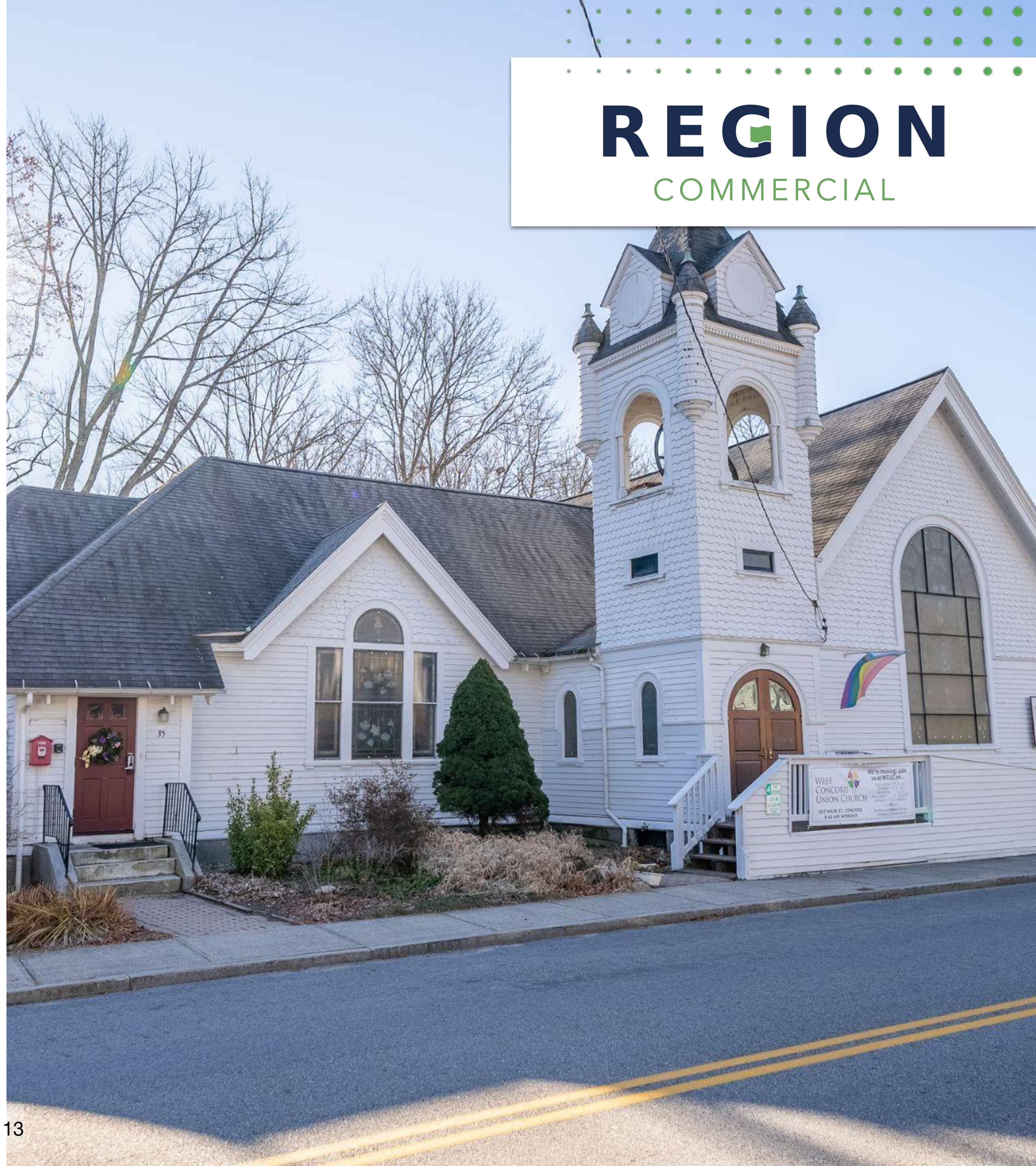
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