

9 Beth Drive Greenville SC 29609

**Amazing Commercial property currently being used a church.
Perfect for school, retail or other office Modifications**

LOCATION: 9 Beth Dr. Greenville, off of State Park Rd and N. Pleasantburg Dr.

ZONING: C-2, Commercial District

SITE: 2.49 ±Acres across from the Cherrydale Shopping Center. 2 level church building 29,870±SF with 80+ parking spaces with parsonage across from parking area Parsonage/Youth Center is on 0.22±AC and approximately 1,330±SF house with extra parking spaces



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BUILDING: The property includes 29,870±SF brick Church building and a single family home currently rented. There is a drive way that goes around entire building, multiple exits and fully sprinkled.

2 level church building 29,870±SF

Lower level of church is currently being used as a school with 5 class rooms with bathroom and storage closets.

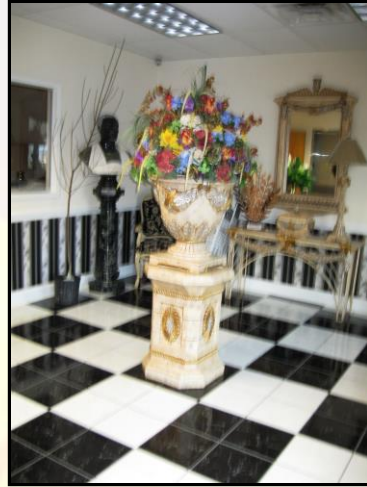
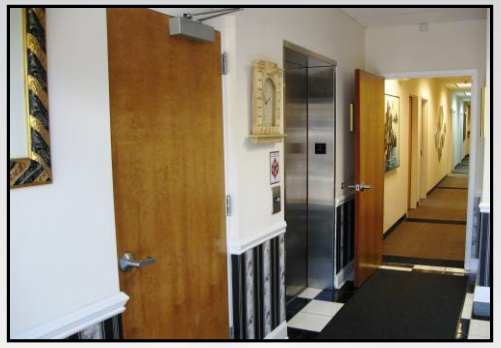
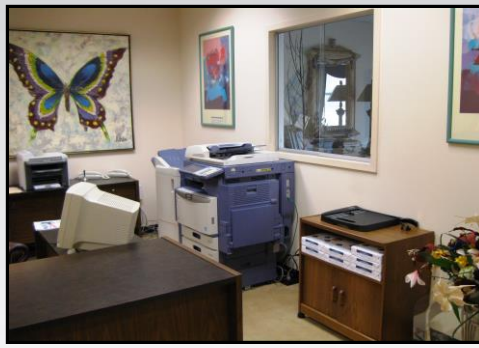
Lower Level Includes:

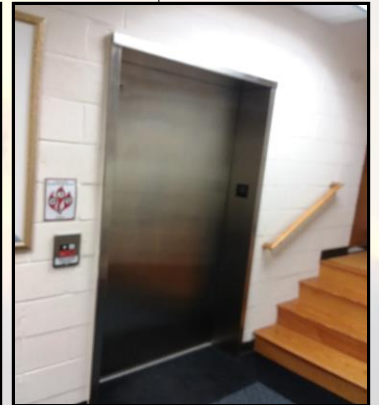
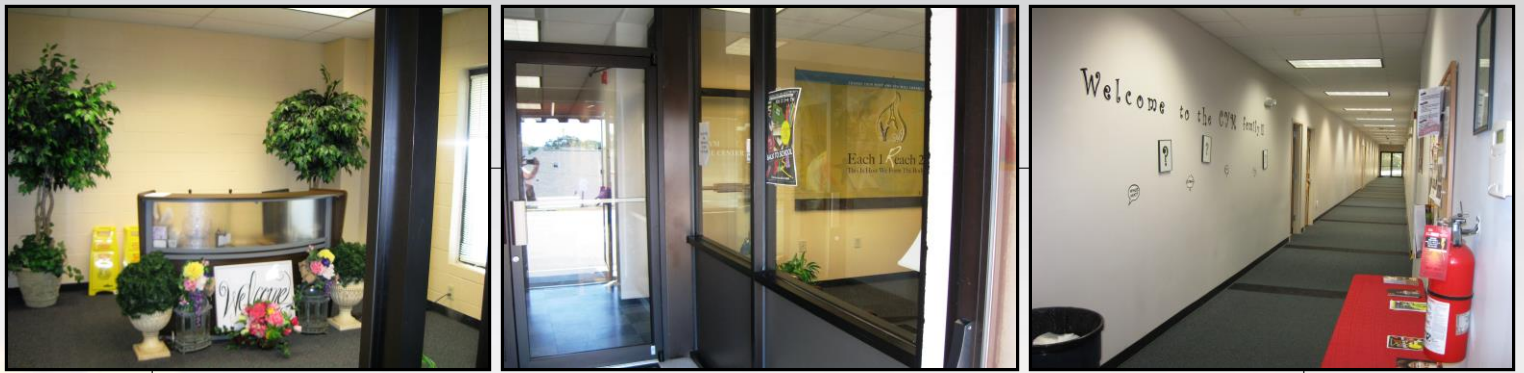
- 5 large room with storage and bathroom
- Room 1 – 23' x 36'
- Room 2 – 27; x 36'
- Room 3 - 26' x 36'
- Room 4 – 19' x 36'
- Room 5 – 9 ' x 36'
- 2 rooms with storage near main entrance used as infant rooms
- Infant rooms – 12' x 17'
- Gymnasium/ Sanctuary 104 x 77 with ceiling height of 50' with stage area,
- Stage area has 2 staging rooms and 2 dressing rooms
- Main entrance has 2 offices on either side and restrooms before entering main hallway
- Storage room 16 x 21 opens into gymnasium
- Banquet room 28 x 21
- Fully Equipped Kitchen
- large with pantry and laundry room attached

Upper level Includes:

Upper level is being used as administrative offices

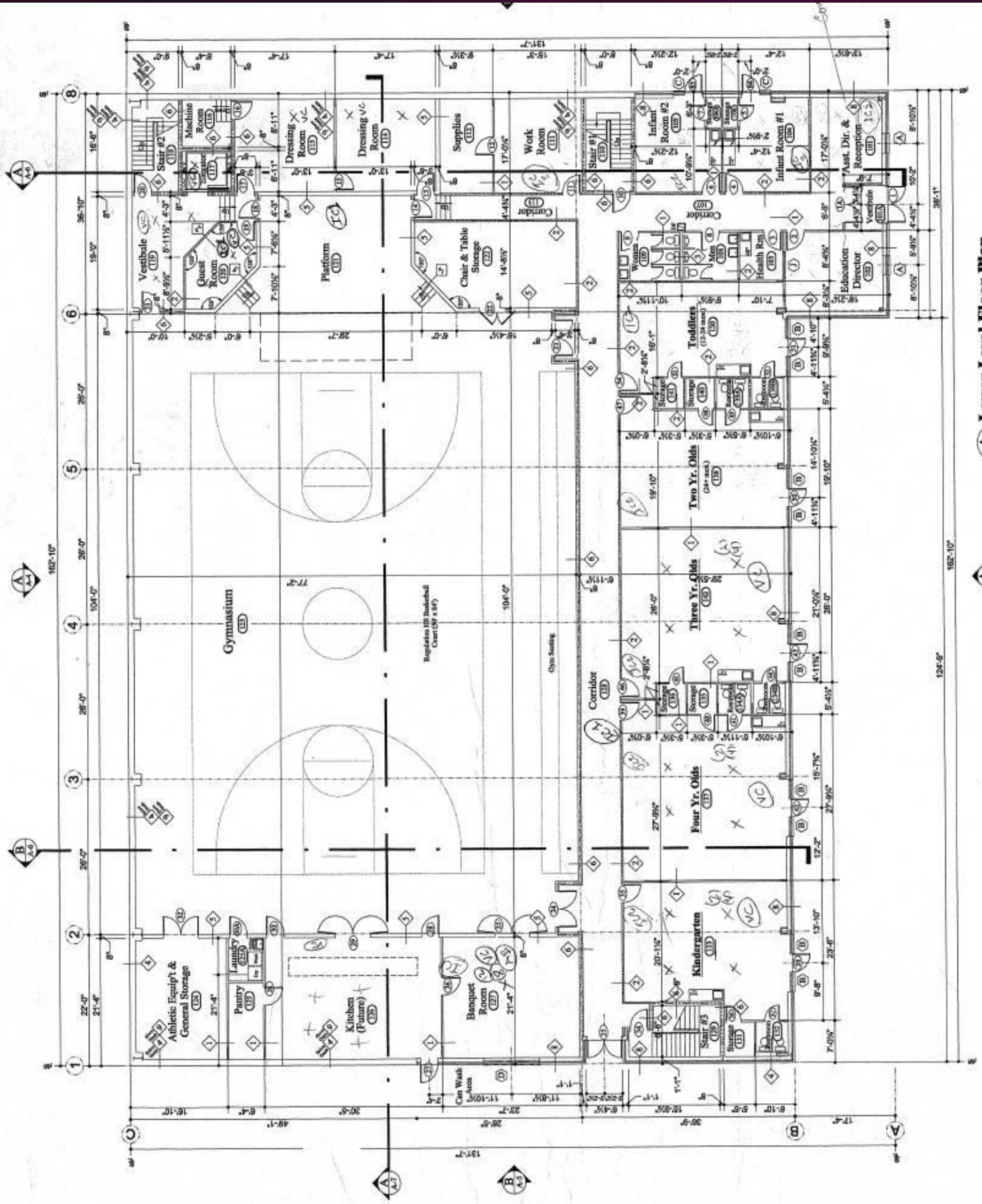
- large unfinished space of 124 x 36 concrete floors
- Sound booth and Music office
- Electrical room
- 7 office approx 12 x 16
- 1 large office 38 x 28 with private restroom
- Reception area located at the top of the stairs
- Work room
- Storage and supplies room
- Break room
- 2 Restrooms
- Library room
- Conference room





Mission: *Every day we embrace our call to leadership as God positions us to influence the world to change into His image.*

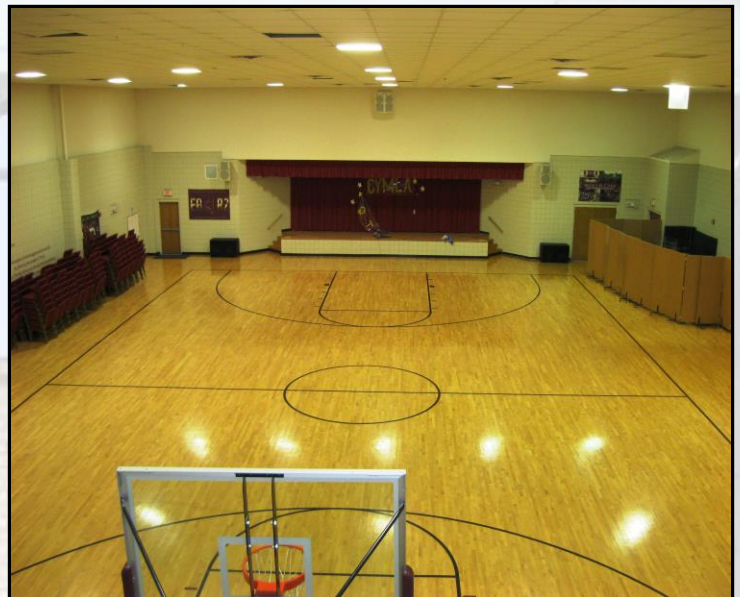




A Lower Level Floor Plan
 Scale: 1/8" = 1'-0"
 19,000 gsf

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Price \$2,500,000.00



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