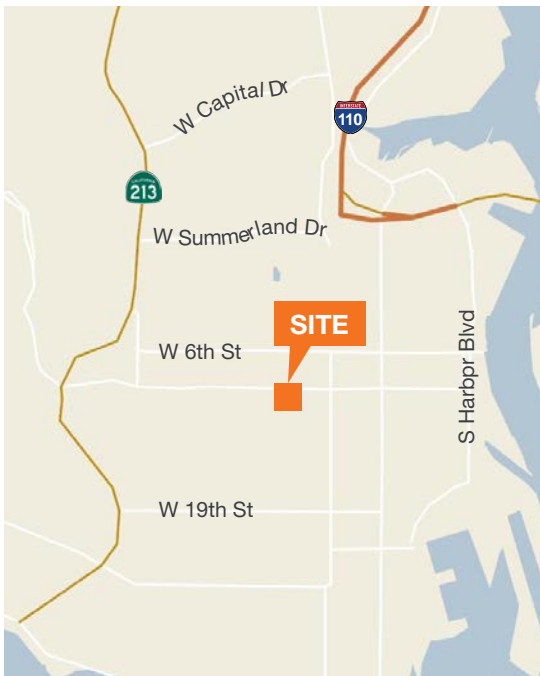


**REDUCED**



**For Sale**



### Features

±28,805 SF lot (3 parcels)

±25,600 SF 2-story building

Parking lot for approximately 30 cars

±225 sanctuary seats

Unfinished basement not included in SF

Numerous offices, classrooms, fellowship hall & kitchen

Large hall on 2nd floor (with raised stage)

Zoning: LARD2 (Restricted Density Multiple Dwelling Zone)

Currently a religious facility

Please do not disturb occupant

**Asking Price: \$2,650,000 \$2,095,000**

### Contact

**Eric Knowles**

858.369.3017

eknowles@kiddermathews.com

LIC #00944210

**Robert Fletcher**

858.369.3034

rfletcher@kiddermathews.com

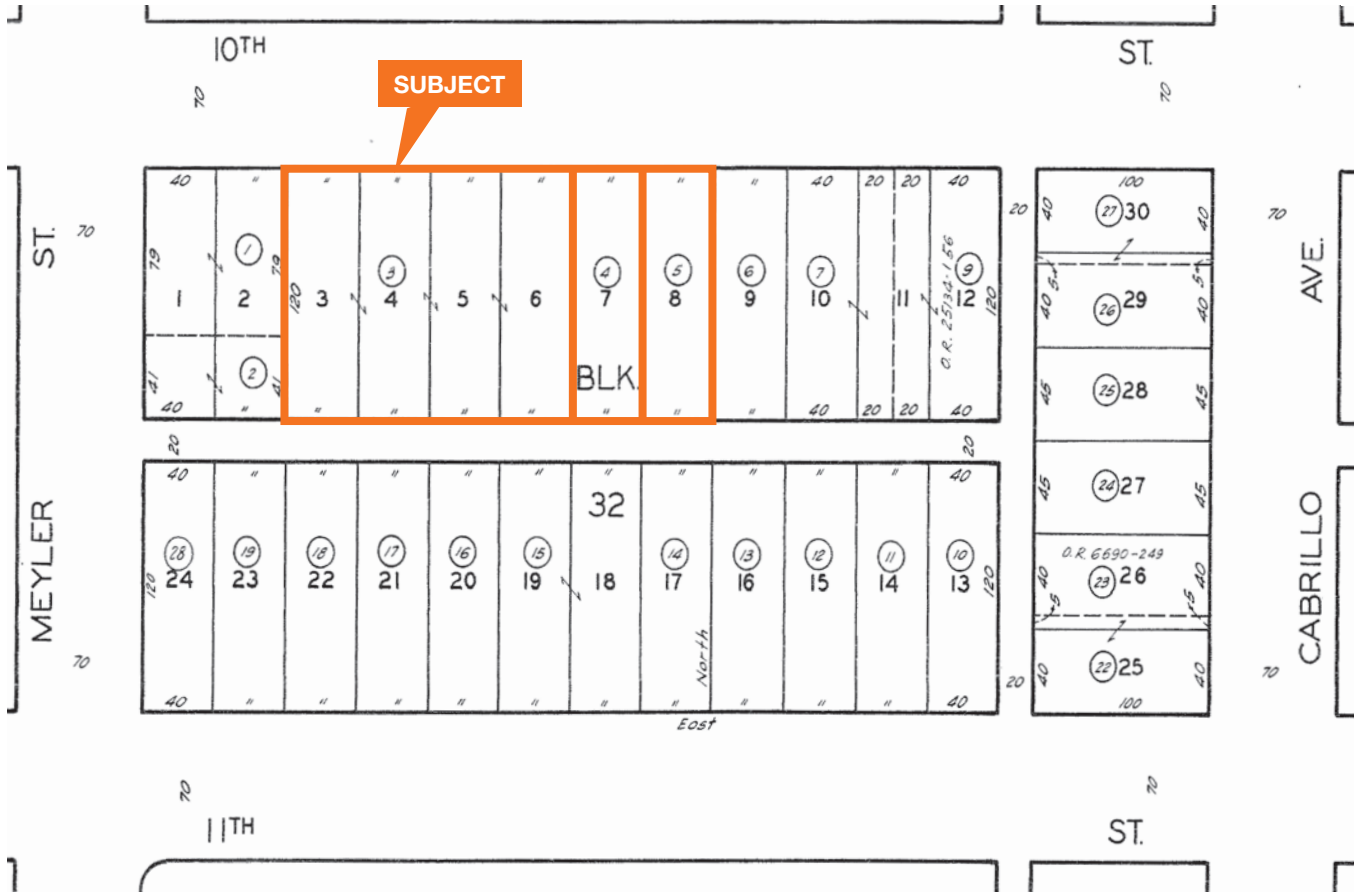
LIC #01706060

[kiddermathews.com](http://kiddermathews.com)

# For Sale

867 W 10TH St, San Pedro, CA 90731

## Tax Map



## Contact

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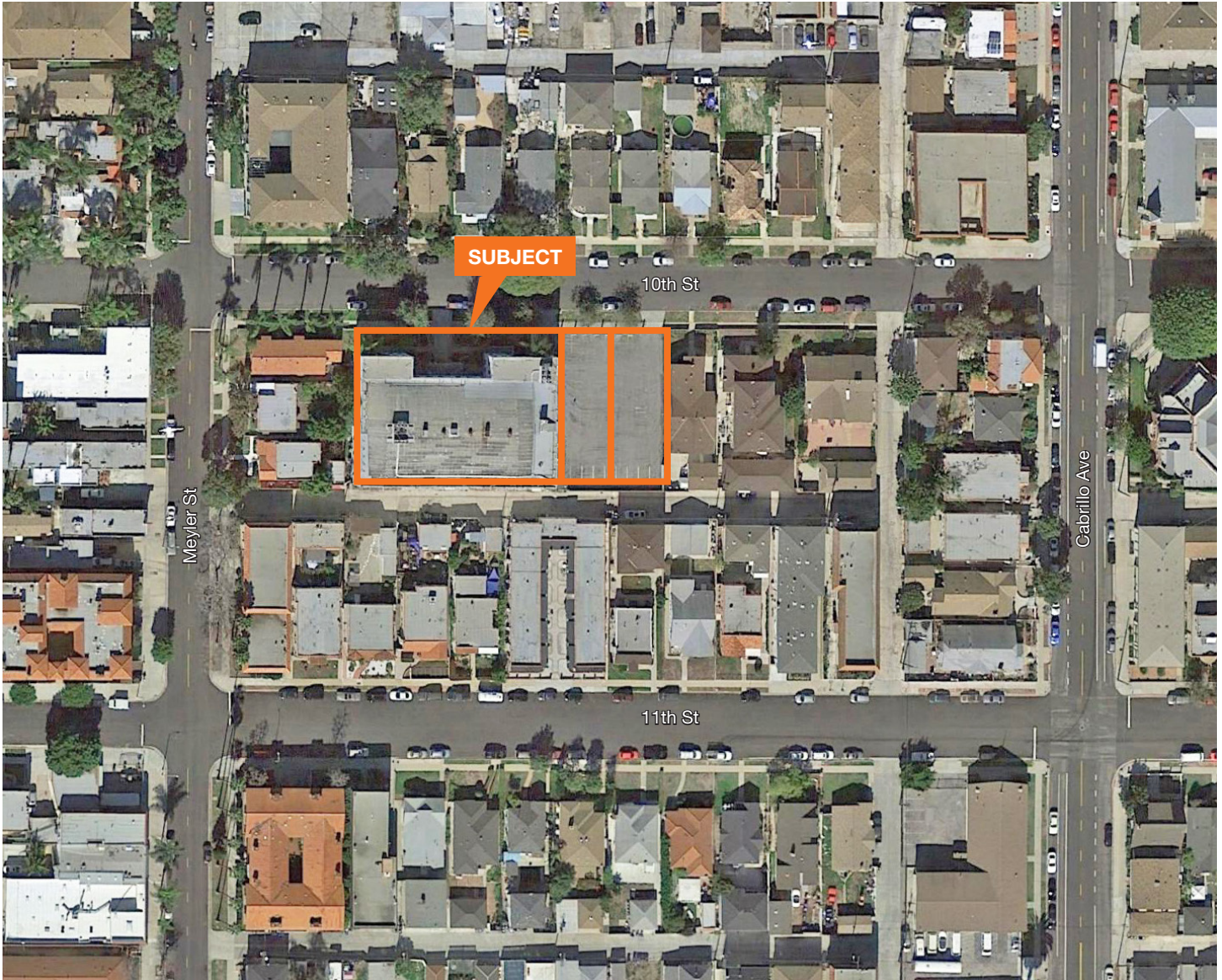
[kiddermathews.com](http://kiddermathews.com)



# For Sale

867 W 10<sup>TH</sup> St, San Pedro, CA 90731

## Aerial



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