

200803416 350 HIGBY RD.

\$450,000

**Church**

Near/Between: VALLEY VIEW - ONEIDA NEW HARTFORD

Lot Size = 300 X Acres = 5

Use : SEE REMARKS

Tax Map : 340.000-1-2



**BUILDING SQUARE FEET**

Appx. Building : 12214  
Office : 0  
Warehouse : 0  
Retail : 0  
Manufacturing : 0  
Lot : 226500

Age : 38  
Stories : 1  
Units : 1  
Parking Spcs : 100  
Ceiling Height : 0  
# Ovhd Doors : 0  
Height OvHd Dr : 0

County : ONEIDA  
School : NEW HARTFORD  
Ext. Appear : VERY GOOD  
Int. Appear : VERY GOOD  
Possession : CLOSING  
Roof : ASPHALT,FLAT/TAR  
Basement :NONE

**FINANCIAL**

Assessment = \$1,209,100  
City/Assmt = \$0  
School Taxes = \$0  
County Taxes = \$0  
Village Tax = \$0  
Special Tax = \$535  
Total Taxes = \$535

Net Income = \$0  
Annual Gross = \$0  
Lease/Month = \$0

**EXPENSES/YEAR**

Insurance = \$0  
Water = \$0  
Elec/Gas = \$0  
Maintenance = \$0  
Management = \$0  
Other = \$0

Heat : BASEBOARD,HOT WATER  
# Heating Systems : 0  
Sewer : SEPTIC  
Electricity : 220 VOLTS,CIRCUIT  
# Electric Meters : 0  
Amps :  
Flooring : CONCRETE,SEE REMARKS  
Cooling : NONE  
# Cooling Systems : 0  
Gas : NATURAL GAS  
# Gas Meters : 0  
Water : WELL DRILLED  
# Water Meters: 0  
Exterior : BRICK

Envir. Assess. Available Phase 1 : No Loan Balance = \$0 Loan Rate = \$0  
Envir. Assess. Available Phase 2 : No Loan Payment = \$0 Loan Expiration = N/A

Tenant Pays : NONE

EXTRAS : APPLIANCES, CARPET, EQUIPMENT

INFO WITH BROKER : APPRAISAL, ELECTRIC, FLOOR PLAN

REMARKS : PROPERTY IS A CHURCH, SANCTUARY IS 4,536 SQ/FT, FELLOW SHIP HALL - COMMUNITY ROOM IS 2,256 SQ/FT, KITCHEN IS 828 SQ/FT, CLASSROOM AND OFFICE ARE IS 3,670 SQ/FT, ENTRY HALL IS 924 SQ/FT. PIPE ORGAN, PEWS, STAINED GLASS ALONG WITH SOME TABLES AND CHAIRS WILL REMAIN WITH BUILDING.

SALES AGENT: EDWARD JEKEL (2183)  
OFFICE : PRUDENTIAL J. R. CARUCCI REAL ESTATE, INC.

PHONE :(315) 735-6349  
PHONE :(315) 733-0463

600 French Road  
New Hartford, NY 13413  
315-733-0463

Joseph R. Carucci Real Estate

200803416 (350 HIGBY RD., NEW HARTFORD)



Rear of building



Sanctuary – seating for 300 +



Fellowship Hall – Can seat 200 people



Classroom – There are 2 classrooms, 1 conference room, 2 offices, 1 choir room



Plot Plan



Christmas Eve Service