

AVAILABLE FOR SALE

Spanish-Style Architecture Church

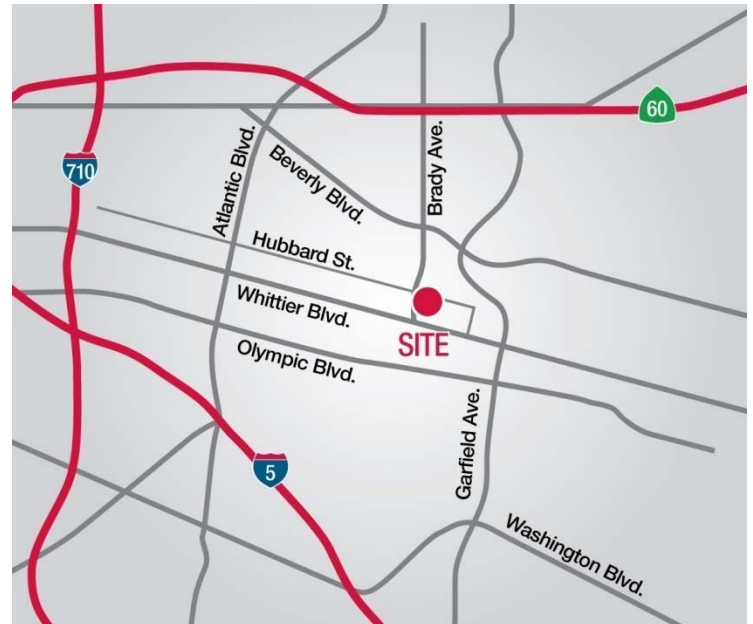
715 S. Brady Ave. ■ Los Angeles, CA 90022

FOR SALE – \$4,900,000



HIGHLIGHTS

- Triplex plus nearby residential property
- Seating for 500 in sanctuary
- 8 offices
- 13 classrooms
- Spanish-style architecture with terrazzo entry
- Emergency back-up power
- Sump pump in basement
- 4 sets of public restrooms, plus 2 additional staff restrooms
- Library
- Kitchen
- 2 dressing rooms with showers for baptistry
- Located on the East LA/Montebello border
- CUP for church and education
- Includes a separate parking area



NAI Capital

Commercial Real Estate Services, Worldwide.

No warranty, express or implied, is made as to the accuracy of the information contained herein. This information is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and is subject to any special listing conditions imposed by our principals. Cooperating brokers, buyers, tenants and other parties who receive this document should not rely on it, but should use it as a starting point of analysis, and should independently confirm the accuracy of the information contained herein through a due diligence review of the books, records, files and documents that constitute reliable sources of the information described herein.

For information, please contact your exclusive listing agents:

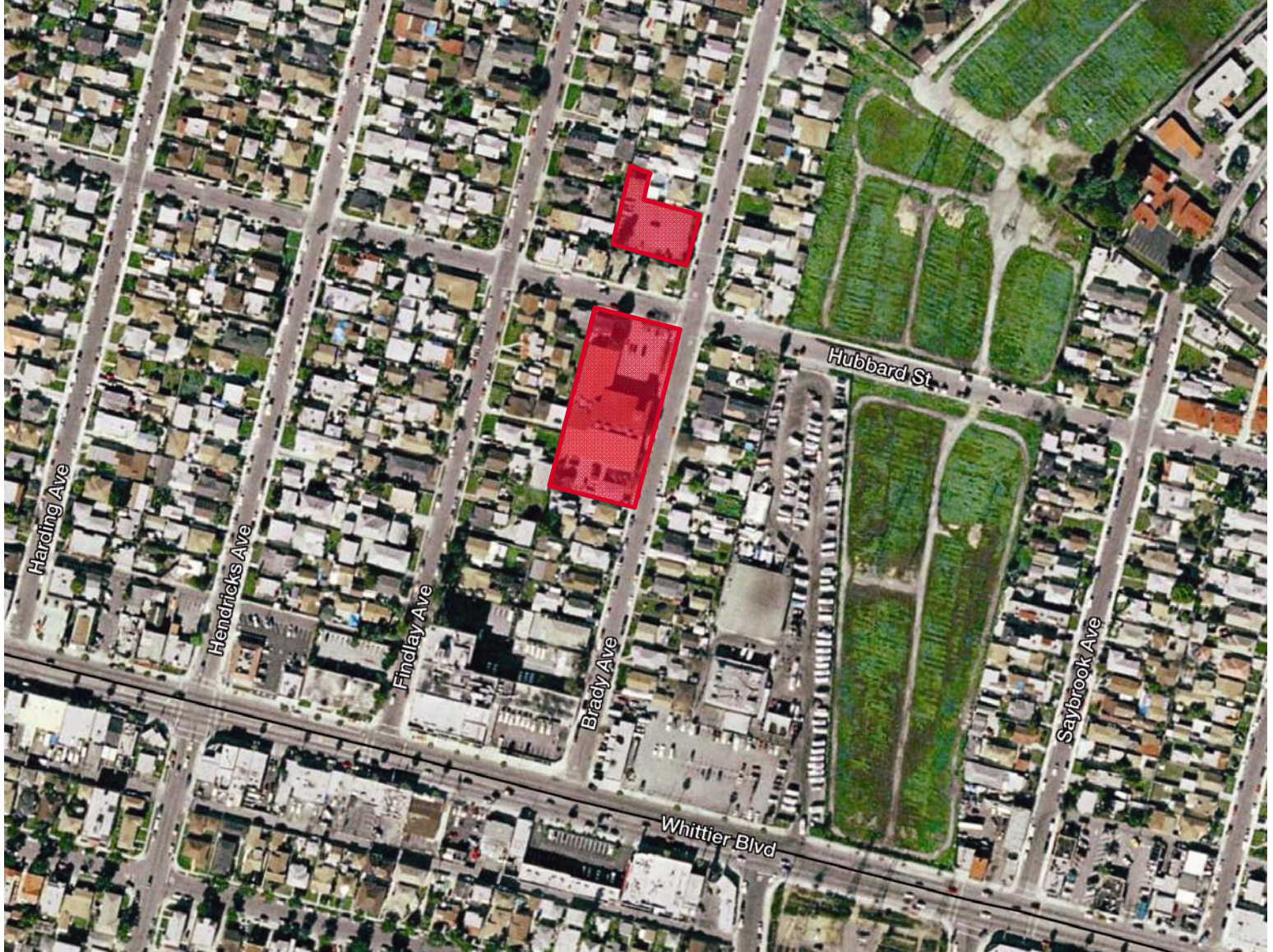
Dawn Lowder
Vice President
dawnlowder@naicapital.com

Bill Lowder
Vice President
blowder@naicapital.com

3281 E. Guasti Rd., Ste. 225
Ontario, California 91761
tel 909 945 2339
fax 909 945 2338

715 S. Brady Avenue

Los Angeles, CA 90022



NAI Capital

Commercial Real Estate Services, Worldwide.

No warranty, express or implied, is made as to the accuracy of the information contained herein. This information is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and is subject to any special listing conditions imposed by our principals. Cooperating brokers, buyers, tenants and other parties who receive this document should not rely on it, but should use it as a starting point of analysis, and should independently confirm the accuracy of the information contained herein through a due diligence review of the books, records, files and documents that constitute reliable sources of the information described herein.

For information, please contact your exclusive listing agents:

Dawn Lowder
Vice President

dawnlowder@naicapital.com

Bill Lowder
Vice President

blowder@naicapital.com

3281 E. Guasti Rd., Ste. 225
Ontario, California 91761
tel 909 945 2339
fax 909 945 2338