



RESIDENTIAL, MIXED USE OPPORTUNITY

U.S. ROUTE 9, 5768 ALBANY POST ROAD, RHINEBECK, NY 12572



FORMER HILLSIDE METHODIST CHURCH & PARISH HOUSE

OFFERING SUMMARY

ADDRESS: U.S. Route 9
5768 Albany Post Road
Rhinebeck, NY 12572

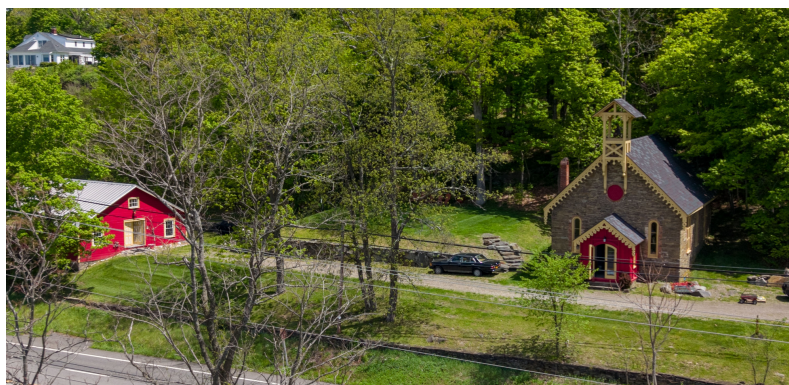
LOCATION: Village of Rhinebeck
(5 Minutes / 3.2 Miles)
Kingston-Rhinecliff Bridge
(13 Minutes / 7.5 Miles)
Mid-Hudson Bridge
(24 Minutes / 13.7 Miles)

LOT SIZE: 1.16 Acres

BUILDING SIZE: Church: 2,013 SF
Parish Hall: 1,000 SF
Total SF: 3,013 SF

ZONING: RC5

ASKING PRICE: \$995,000



DEMAND GENERATORS:

Dutchess County Fair Grounds
Northern Dutchess Hospital
Beekman Arms
Bard College
Vanderbilt Mansion
Roosevelt National Historic Site
Marist University
Culinary Institute
Staatsburg State Historic Site



CR Properties Group, LLC
295 Main Street
Poughkeepsie, NY 12601
www.crproperties.com



ALL DATA BELIEVED TO BE ACCURATE BUT NOT WARRANTED

For more information:

Thomas M. Cervone
845.485.3100
tom@crproperties.com



FORMER CHAPEL & PARISH HALL

UNIQUE RUSTIC ANTIQUE DESIGN, BELL TOWER DECOR

PRIVATE ROAD PROVIDING ACCESS TO DELANO-REEDER ROAD



Church Exterior



Parish Hall Exterior



Church Interior



Parish Hall Interior



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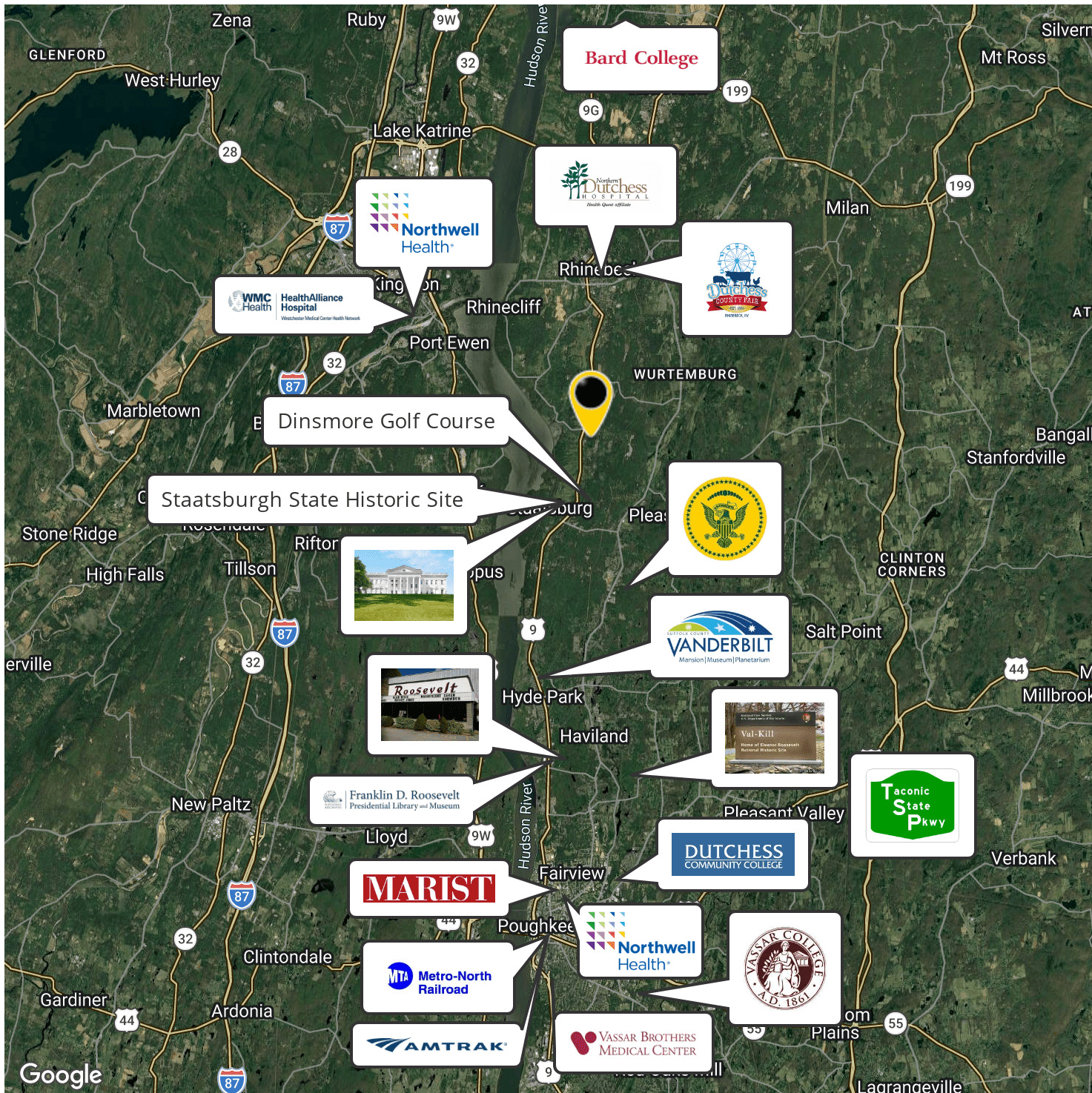
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POPULAR RHINEBECK, NEW YORK

NEAR RHINEBECK VILLAGE, DUTCHESS COUNTY FAIRGROUNDS

[HTTPS://HVMAG.COM/THINGS-TO-DO/RHINEBECK-24-HOUR-DAY-TRIP/](https://hvmag.com/things-to-do/rhinebeck-24-hour-day-trip/)



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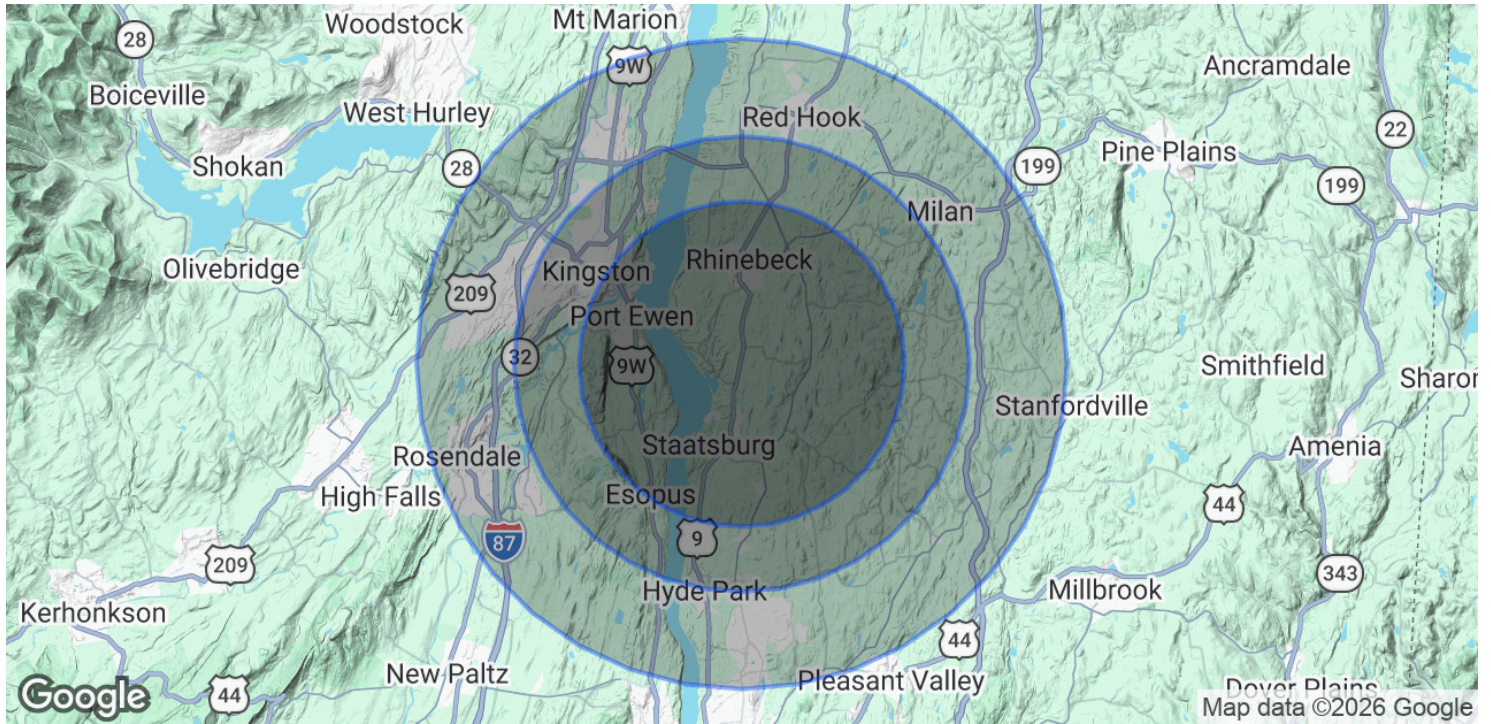
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DEMOGRAPHICS & STATISTICS

POPULATION, HOUSEHOLD & INCOME

MID-HUDSON VALLEY REGION



POPULATION	5 MILES	7 MILES	10 MILES
Total Population	22,310	55,374	101,536
Average Age	47.2	45.2	45.4
Average Age (Male)	46.1	43.8	43.7
Average Age (Female)	49.6	46.9	47.0
HOUSEHOLDS & INCOME	5 MILES	7 MILES	10 MILES
Total Households	9,487	23,125	41,909
# of Persons per HH	2.4	2.4	2.4
Average HH Income	\$129,680	\$116,434	\$118,448
Average House Value	\$392,450	\$361,183	\$343,070

2023 American Community Survey (ACS)



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