



Active	Business	Agricultural Zoning	Built 1996
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Listing ID:	22082477	List Price:	\$700,000
Property Type:	Commercial Sale	Orig. List Price:	\$700,000
Subtype:	Business	List Date:	02/06/2026
Transaction Type:	For Sale	DOM/CDOM:	132/132
Building Name:	Narrow Way Ministries	County:	Warren

Directions

GPS Friendly

Public Remarks

Imagine the possibilities for your business or commercial operation! This building is currently being used as a church. Nestled on the hill, just off of State Road 63, is the perfect location for the 12,804 sq ft building on 10 acres. The metal roof and brick exterior provide a nice aesthetic in the rural setting. The main entrance has a foyer leading into the large fellowship hall. There are three offices, seven classrooms, and a nursery. The large kitchen is fully functional with a pass-through window. It also includes four restrooms(two at each end of the building) and an executive office suite with an attached full bath. The sanctuary features vaulted ceilings, a lofted area, and impressive chandeliers. All new water lines and system has been installed June 2026. All measurements are approximate.

Listing Details

Area:	8608 - Warren - Steuben	# of Acres:	10.01
Legal Desc:	010-00121-02 PT E 1/2 NW 1/4 S OF CR 27-21-9 10.008 AC	Lot Size (SqFt):	435948.48
Section/Lot Number:	/0100012102	Divisible:	
		Price/Unit:	

Property Overview

Year Renovated:		Construction Materials:	
Building Name:	Narrow Way Ministries	Roof:	Metal
Builder Name:		Utilities:	Electric, Sep Electric Meter, Septic, Well
Building Information:		Manufacture SqFt:	
Building Utilities:		Manuf Floors:	
# of Stories:	1	Manuf HVAC:	
Space Available:	12,804	Office HVAC:	
Min Contig:		Office Features:	3 rooms
Max Contig:	8,067	Office Restrooms:	5
Ceiling Height:		Sprinkler:	None
Multi Tenant:	No	Traffic Count:	
Anchors CoTenants:		Traffic Year:	
Signage:		Parking Surface:	
Equipment:		Road Surface Type:	Gravel
Security Features:	Firewall(s), Security System, Smoke Detector(s)	Road Access:	County Rd
		Road Frontage Type:	
		Parking Features:	Attached, Driveway Asphalt, Rear Load Garage, Storage Area
		Fence:	/

Units

Unit	#This Type	Rent	Rent Freq	#Rms	#Bds	#Bths	Lvls	SqFt	PrmBd Dim	Kit Dim	Utilities	Misc
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Tax/HOA

Tax ID:	861327200011001013
Semi Tax:	\$0.00
Tax Year Due:	2025

Existing Lease:
Existing Lease Type:
Remaining Term:
Proposed Lease:
Proposed Term:

Contact & Contract Information

List Type:	Exclusive Right to Sell
Listing Terms:	
Listing Date:	02/06/2026
Entered:	02/06/2026
Temp Off Mkt Date:	
Withdrawn Date:	
Last Change Date:	02/06/2026
List Office:	Bentley Real Estate

Possible Financing:	Conventional, Insured Conventional, USDA Rural Housing, Other
Inspection Warranties:	
Disclosures:	
Other Disclosures:	Corporate Owned
Possession:	Negotiable



Entry

Front Of Structure

Side Of Structure

Parking

West side



Side Of Structure

Back Of Structure

East side of building

Central air units southside

West side of building

Southside



Back yard/ Southside/ 2nd well head/ propane tank



Garage
West side of garage



North side of garage



South side of garage with overhead doors



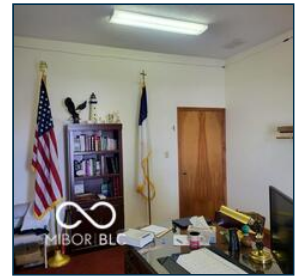
Fellowship hall entrance from the foyer



Foyer at the front entrance of building



Entrance Foyer



Front office by foyer/fellowship hall on east side



Fellowship hall facing the west side



Fellowship hall facing north side of building



Fellowship hall classrooms on north side



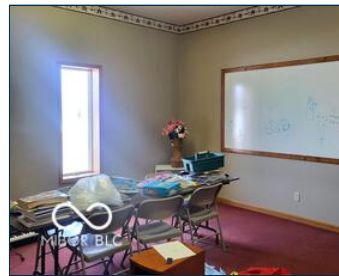
Classroom #1 on northeast side



Classroom #1 on northeast side



Classroom #2 on north side



classroom #3 on northeast side



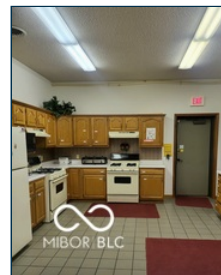
Classroom #4 northeast side of church



Classroom #4



Classroom northeast side of church



Kitchen cabinets and exit door



Kitchen cabinets, dishwasher, stove and tile flooring



Kitchen- stove, refrigerator, and microwave



Kitchen sink and dishwasher



Pantry room off of kitchen



Electrical box in pantry



East side classroom



Nursery



Nursery



Womens bathroom east side of church



Womens bathroom east side of church



Womens bathroom east side of church



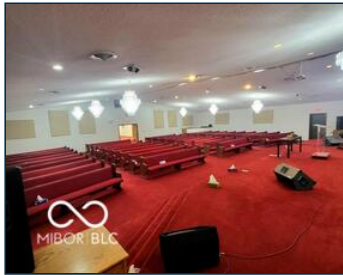
Sanctuary Center aisle



Sanctuary Facing center stage



Sanctuary View from center stage



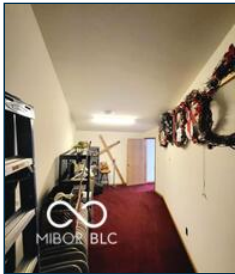
Sanctuary View from left side of stage



Sanctuary View from right side of stage



Sound booth in sanctuary



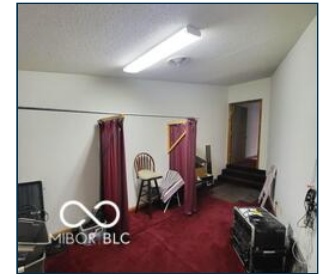
Entry hall for baptism area



Loft for lighting above sanctuary



Baptism area



Dressing area for baptism



Mechanical room electrical box



Mechanical room



Mechanical room attic access



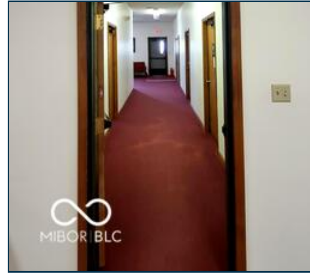
Mechanical room



Mechanical room



Mechanical room



Hallway entrance to west end of church



West side entrance area church



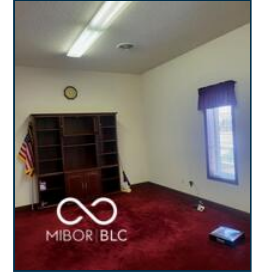
West side parking lot entrance



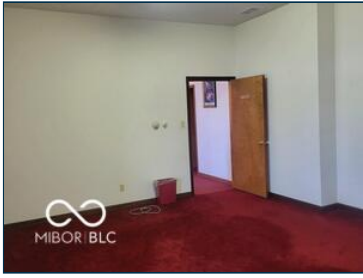
Classroom west end of church



Classroom west end of church



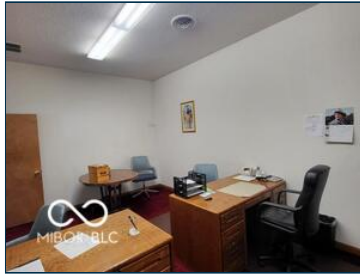
Office #2 west end of church with attached private bathroom



Office #2 west end of church with attached private bathroom



Office #3 west end of church



Office #3 west end of church



Womens bathroom west end of church



Mens restroom west end of church



Interior of garage



Interior of garage

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Prepared By: Dierdre Bentley | Bentley Real Estate | 06/17/2026 04:48 PM