

RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

TURN-KEY BUILDING FOR SALE

CENTRALLY LOCATED HUB FOR
REGIONAL OUTREACH & GROWTH



CLICK HERE FOR
PROPERTY TOUR



PROPERTY HIGHLIGHTS

- **Property Consists of the Following:**
 - » Church Building (6,074 SF) on three (3) levels
 - » Classroom Building (750 SF)
 - » Parsonage (1,820 SF)
- **Proximity to Major Corridors:** ICC/MD 200, Route 29 & I-495
- **Sanctuary Seating:** Capacity - 220
- **Parking Spaces:** 40 (overflow parking available)
- **Listing Price:** \$3.2M

NEARBY



NAIklnb

Zubin David
zdauid@klnb.com
301-821-5588

9881 Broken Land Parkway, Suite 300
Columbia, MD 21046
klnb.com

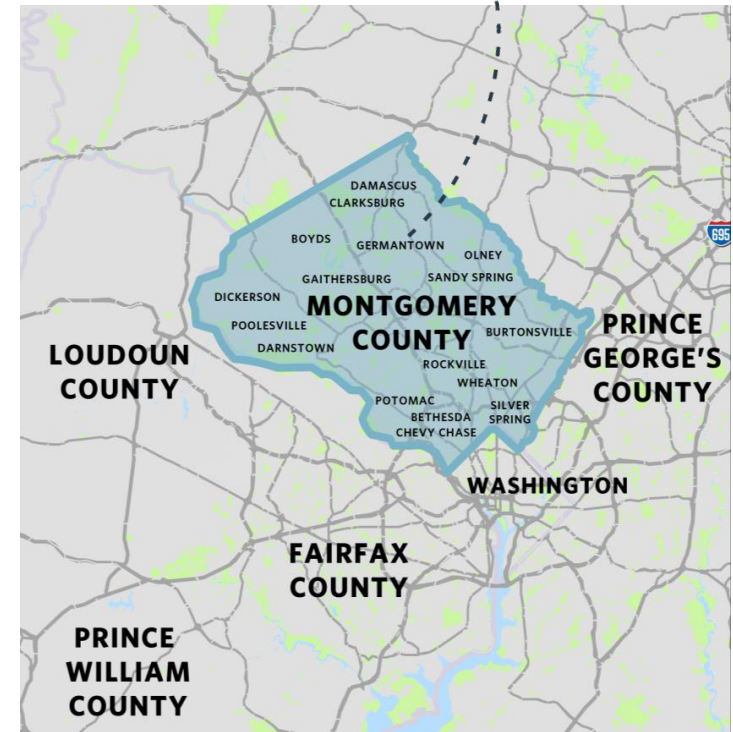
RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

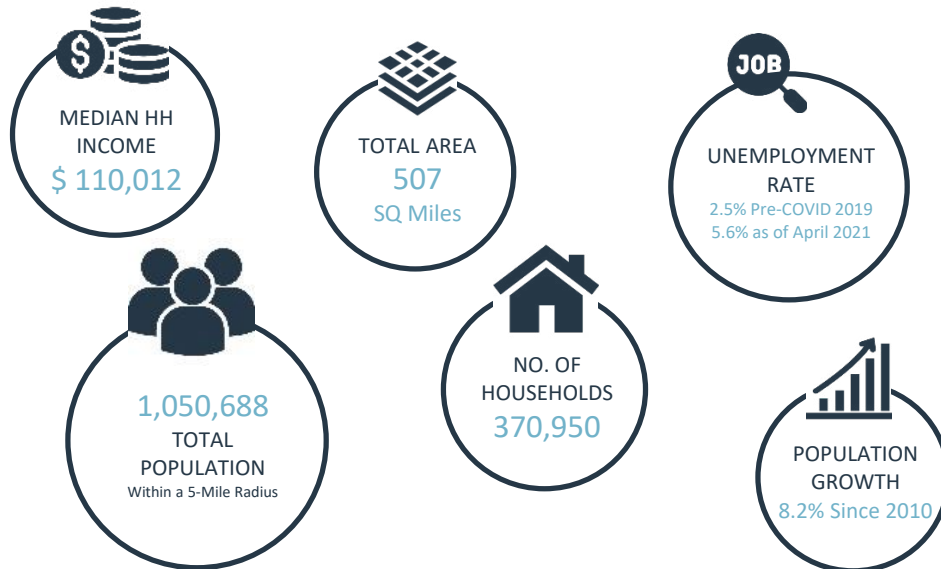
SUMMARY OVERVIEW

 Montgomery County, Maryland

Montgomery County is located just north of Washington DC abutting Frederick and Prince George's and straddling I-270 and the Potomac River on its western edge. I-270 runs north to south through the county providing residents and businesses access to Washington, DC. Montgomery County is Maryland's most populous county with a population of approximately 1,050,000 residents and continues to see consistent population growth averaging 8.2% since 2010. It is also one of the top 20 wealthiest counties in the country with a median income of over \$110,000. Major employers in Montgomery County include National Institutes of Health, U.S. Food and Drug Administration, Naval Support Activity Bethesda, Marriott International and Lockheed Martin. All these factors add up to make Montgomery County one of the premier counties in the Washington, DC MSA.



MONTGOMERY COUNTY - HIGHLIGHTS

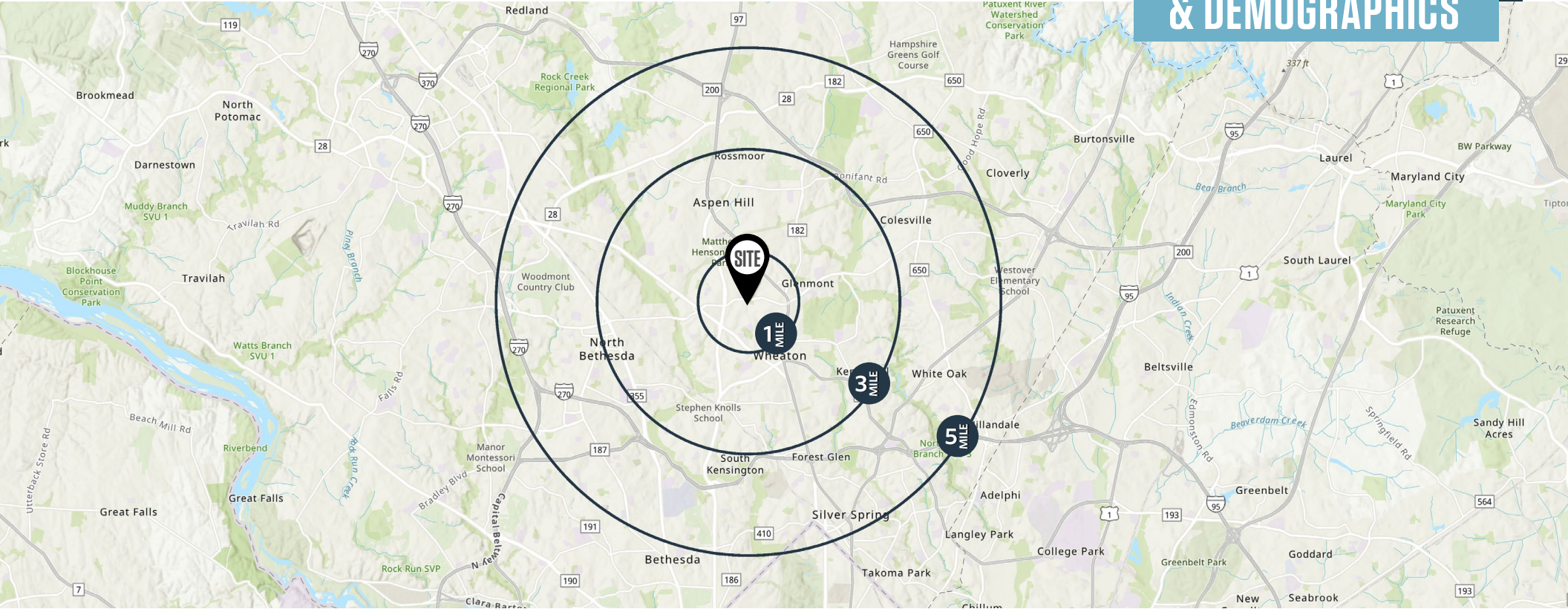


RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

LOCATION

& DEMOGRAPHICS



TRAFFIC COUNTS | 2025

I-270	36,892 ADT
Randolph Road	27,542 ADT
Dalewood Drive	2,471 ADT

1-MILE

3-MILES

5-MILES

1-MILE

3-MILES

5-MILES



Population

30,420

180,831

397,116



Households

8,402

62,608

148,809



Daytime Population

19,463

157,971

411,701



Median Household Income

\$107,510

\$115,302

\$124,654

Zubin David
zdavid@klnb.com
301-821-5588

9881 Broken Land Pkwy, Suite 300
Columbia, MD 21046
klnb.com



RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

MARKET
AERIAL



Zubin David
zdavid@klnb.com
301-821-5588

9881 Broken Land Pkwy, Suite 300
Columbia, MD 21046
klnb.com



RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

EXTERIOR PHOTOS



Zubin David
zdavid@klnb.com
301-821-5588

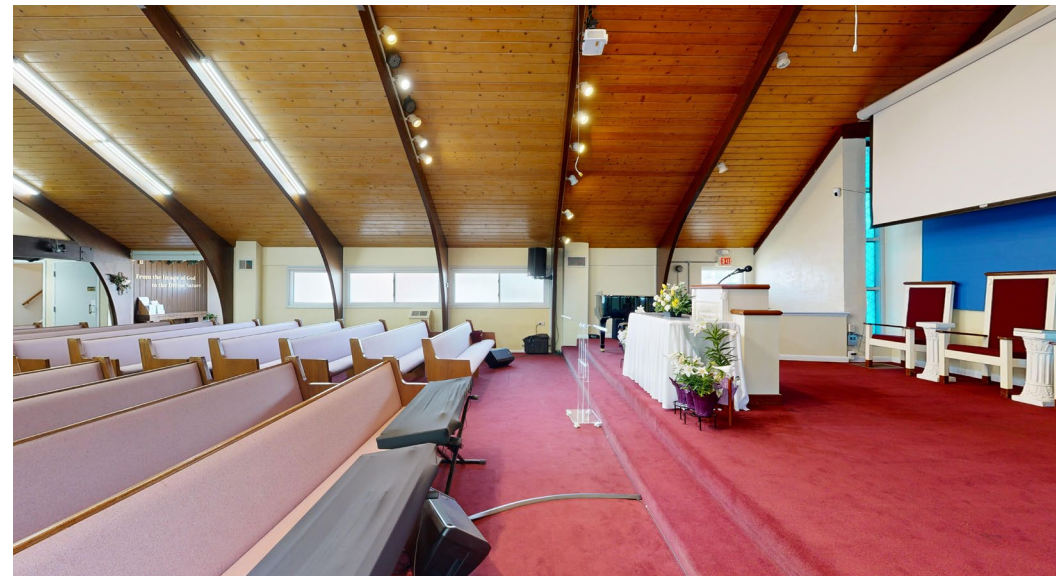
9881 Broken Land Pkwy, Suite 300
Columbia, MD 21046
klnb.com



RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

MAIN SANCTUARY



Zubin David
zdavid@klnb.com
301-821-5588

9881 Broken Land Pkwy, Suite 300
Columbia, MD 21046
klnb.com



RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

LOWER LEVEL SANCTUARY - KITCHEN



Zubin David
zdavid@klnb.com
301-821-5588

9881 Broken Land Pkwy, Suite 300
Columbia, MD 21046
klnb.com

NAklnb

RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

LOWER LEVEL SANCTUARY - DINING HALL



Zubin David
zdavid@klnb.com
301-821-5588

9881 Broken Land Pkwy, Suite 300
Columbia, MD 21046
klnb.com

NAklnb

RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

UPPER LEVEL SANCTUARY - CLASSROOMS



Zubin David
zdavid@klnb.com
301-821-5588

9881 Broken Land Pkwy, Suite 300
Columbia, MD 21046
klnb.com



RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

PARSONAGE PHOTOS



Zubin David
zdavid@klnb.com
301-821-5588

9881 Broken Land Pkwy, Suite 300
Columbia, MD 21046
klnb.com



RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

TRAILER PHOTOS



Zubin David
zdavid@klnb.com
301-821-5588

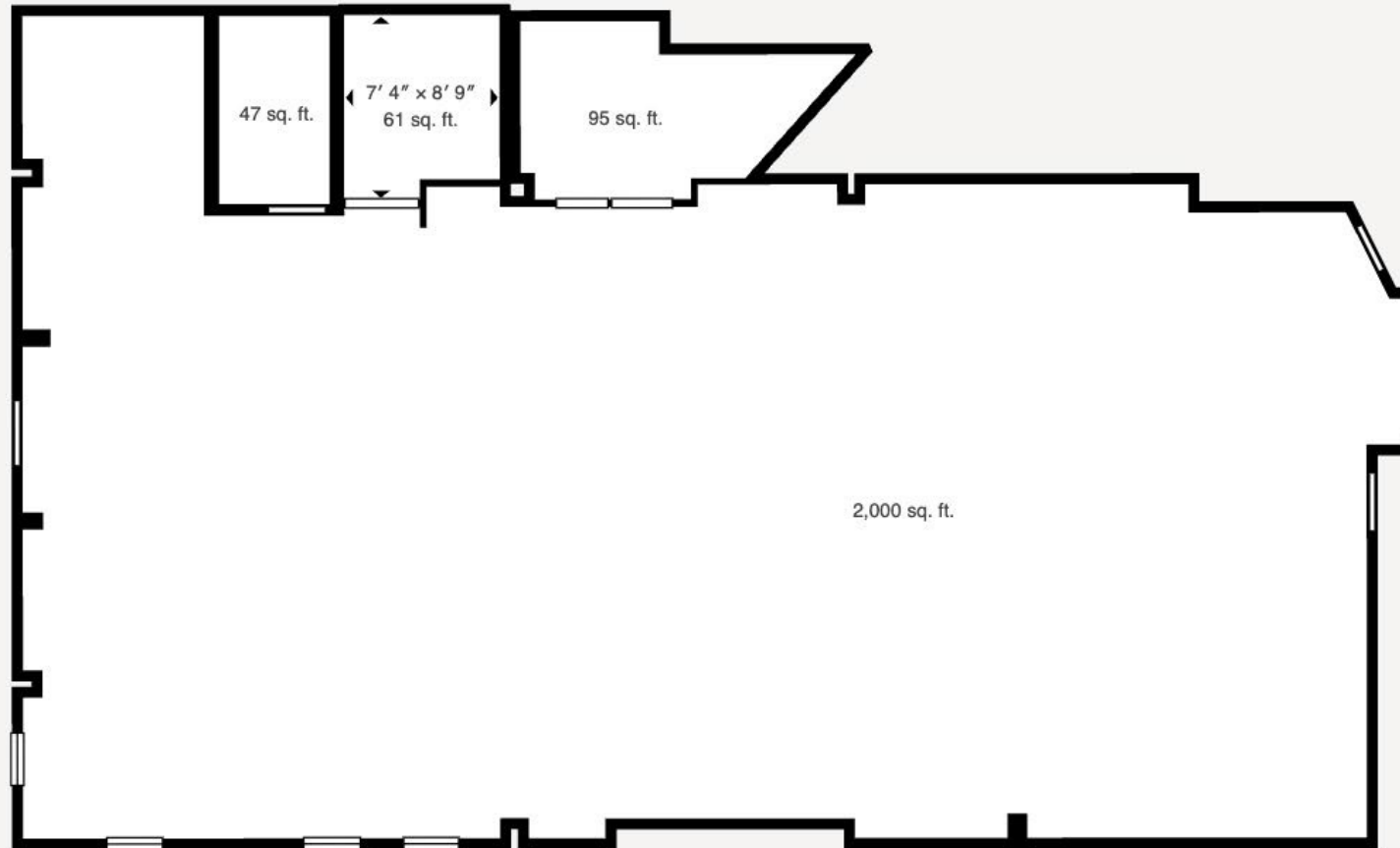
9881 Broken Land Pkwy, Suite 300
Columbia, MD 21046
klnb.com



RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

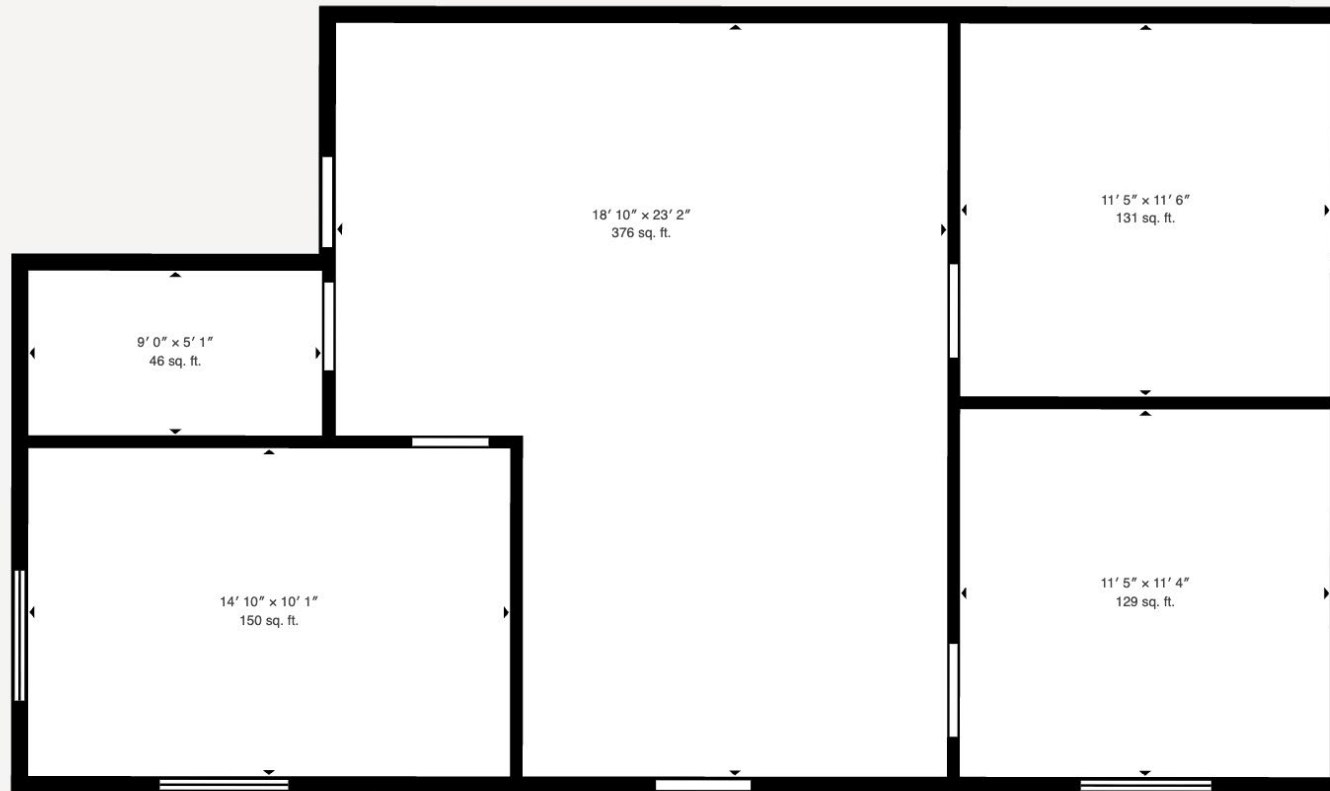
MAIN LEVEL



RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

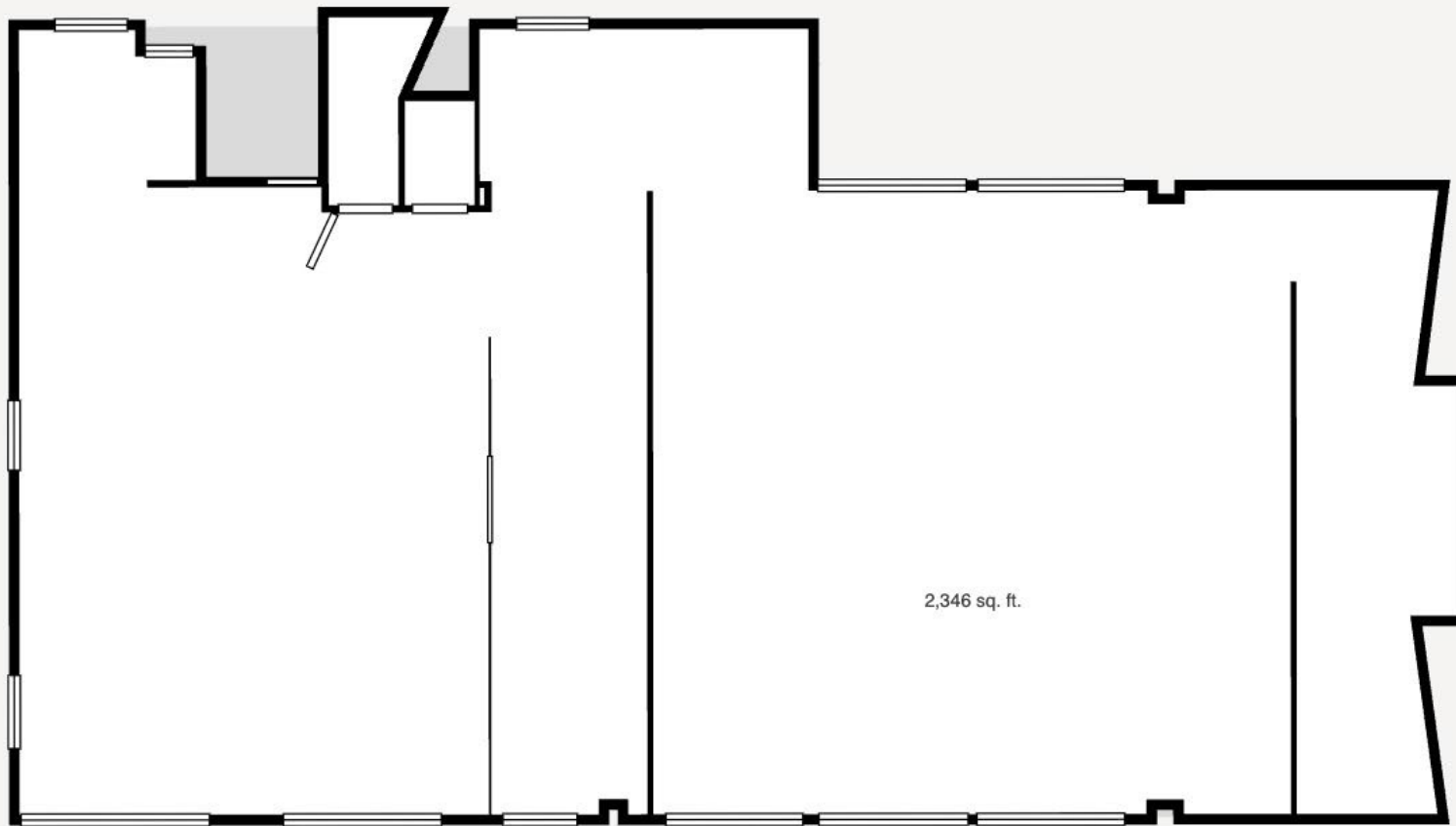
TOP FLOOR



RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

LOWER LEVEL



Zubin David
zdavid@klnb.com
301-821-5588

9881 Broken Land Pkwy, Suite 300
Columbia, MD 21046
klnb.com



RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902
Montgomery County

AERIAL VIEW



Zubin David
zdavid@klnb.com
301-821-5588

9881 Broken Land Pkwy, Suite 300
Columbia, MD 21046
klnb.com



RELIGIOUS FACILITY

12323 Bluhill Road, Silver Spring, MD 20902

Montgomery County

[CLICK TO VIEW PROPERTY WEBSITE](#)

For More Information, Please Contact:

Zubin David
zdavid@klnb.com
301-821-5588



While we have no reason to doubt the accuracy of any of the information supplied, we cannot, and do not, guarantee its accuracy. All information should be independently verified prior to a purchase or lease of the property. We are not responsible for errors, omissions, misuse, or misinterpretation of information contained herein and make no warranty of any kind, express or implied, with respect to the property or any other matters.

9881 Broken Land Pkwy, Suite 300
Columbia, MD 21046
klnb.com

