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## **Kern of Peter Scotti and Associates sells St. Bernard's Church and Rectory to Church Community Housing**

March 10, 2011 - Rhode Island

Michael Kern of Peter M. Scotti and Associates sold St. Bernard's Church and Rectory at 404 Tower Hill Rd. to Church Community Housing for redevelopment with age restricted community housing. The sale price was \$600,000.

Kern was the listing broker and Heather Quimby of Randall Realtors was the selling broker.

The building is a wood frame and wood sided church and rectory built circa 1900 over full and partial basements.

The rectory contains 3,472 s/f. Church is 5,741 s/f. There is also a function hall of 6,732 s/f.

Heating is provided by an oil fired, FHW boiler and a 200 ampere electrical service serves the building.

The rectory has vinyl siding over wood and new furnace. Building has 10 rooms including 3-4 bedrooms, several baths and full kitchen. Roof replaced about five years ago.

The 1.9 acre site is located south of intersection with Ten Rod Rd. which is west of Wickford Village. All utilities but municipal sewer are connected to the site. The site has on-site parking for about 40 cars. The church and rectory are located on the same parcel, lot 61. The function hall is located to the rear and may straddle both lots 61 and 62. Both lots have the Village Residential zoning.

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