

ABBINANTE & CO.

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Self Service Car Wash – 6 Bays

Tucson, Arizona 85711

Financial Information:

Asking: \$355,000

Gross: \$75,000

Furniture, Fixtures & Equipment: \$45,000

Inventory: \$1,000

Real Estate: \$305,000



Summary Description:

This 6-bay self service car wash is located at one of Tucson's busiest intersections. The Business was established in 1958. It has been owned and operated for the last 24 years by the current owner. He is disabled and has been unable to properly maintain and operate this opportunity.

Because of the lack of maintenance and the apparent lack of curb appeal, this opportunity has a discounted price. This self service car wash has 6 bays plus a covered vacuum area. The Business is open 24 hours, seven days per week without an attendant.

This Business is being represented by a Licensed Real Estate Broker in the State of Arizona, License # BR009292000.

Because of the Confidentiality surrounding the sale of the Business and the Real Property: Potential buyers will be asked to meet at the Broker's office to sign a Confidentiality Agreement and provide proof of funds before receiving additional information.

General Information:

Facilities: This 2,900 sq. ft. facility sits on 55,000 sq. ft. of land located on an east-west thoroughfare that has a traffic count in excess of 45,000 vehicles per day. The Real Estate in which the facility is housed must be sold together with the Business.

Support/Training: Seller understands the importance of helping the purchaser to allow for a smooth transition after the purchase. Since the seller is disabled, his wife will assist in this transition.

Reason Selling: Owner is retiring.

Year Established: 1955

Employees: 0

Contact Information:

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Broker #009292000