



SELF-SERVICE DRIVE-THRU CAR WASH

14164 TAMIAMI TRL
NORTH PORT, FLORIDA 34287



PROPERTY HIGHLIGHTS

- ±1,930 SF facility with touchless drive-thru wash bay
- 8 on-site vacuums for customer convenience
- Prime visibility and signage along Tamiami Trail
- Located in rapidly growing North Port with strong residential demand

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	263	800	3,351
Total Population	582	1,690	7,077
Average HH Income	\$77,877	\$73,188	\$71,580

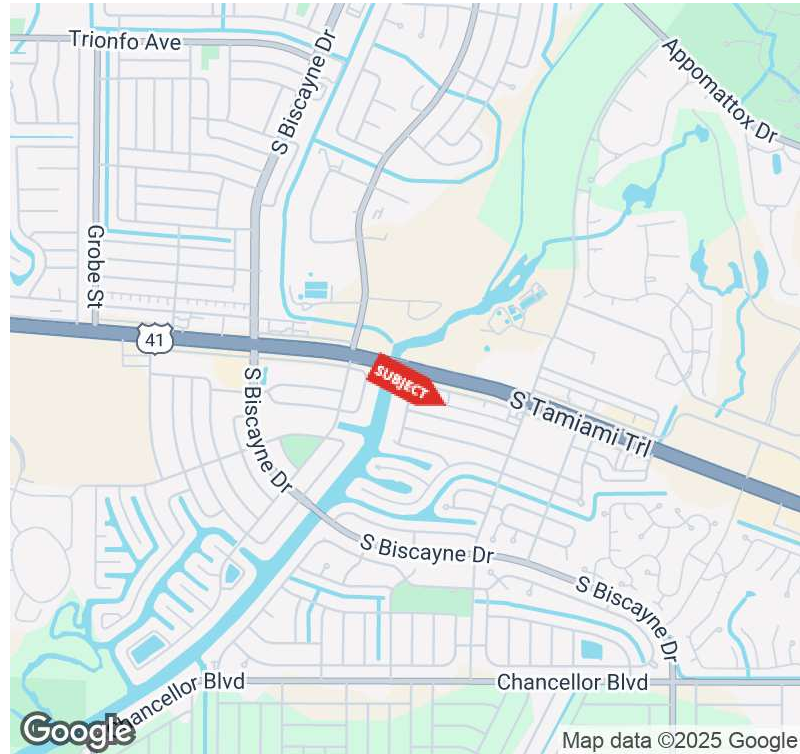
For More Information

ADAM SEIDEL

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OFFERING SUMMARY

Sale Price:	\$1,049,995
Building Size:	1,930 SF
Lot Size:	14,973 SF
Price / SF:	\$544.04
Year Built:	2018
Zoning:	ACI

PROPERTY OVERVIEW

American Property Group of Sarasota, Inc. presents 14164 Tamiami Trail, North Port, FL

Property Type: Self-Service Drive-Thru Car Wash

Property Size: 1,930 SF

Newly Priced! This well-located self-service touchless drive-thru car wash in North Port provides an outstanding business opportunity along high-traffic Tamiami Trail.

This property features a state-of-the-art car wash facility offering both a full-service tunnel for professional, comprehensive cleaning and a touchless self-service tunnel for customers who prefer a quick, hands-free wash. Complimentary vacuum stations are available on-site, providing added convenience and value for every visitor. Designed for efficiency and customer satisfaction, the layout supports high traffic flow and repeat business, making it an exceptional opportunity for an owner-operator or investor.

Surrounded by popular shopping centers and restaurants, including Anna Maria Island Oyster Bar, this location benefits from strong neighboring businesses and consistent exposure.

North Port is one of Southwest Florida's fastest-growing residential markets, creating a thriving environment for service-oriented businesses.

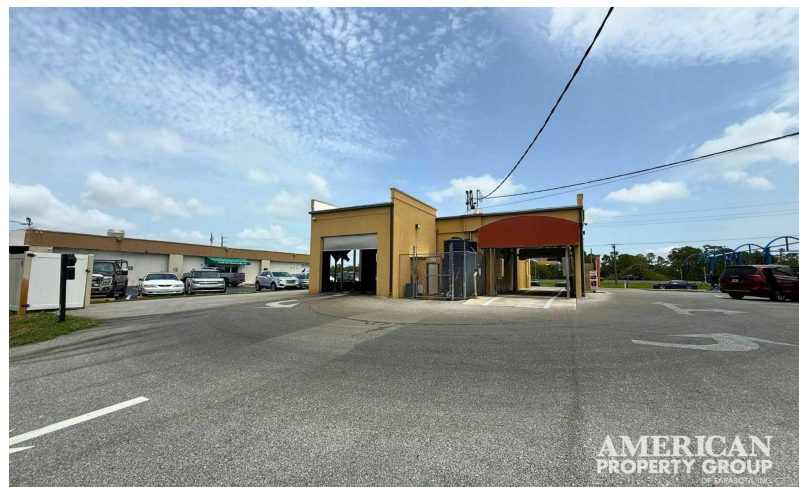
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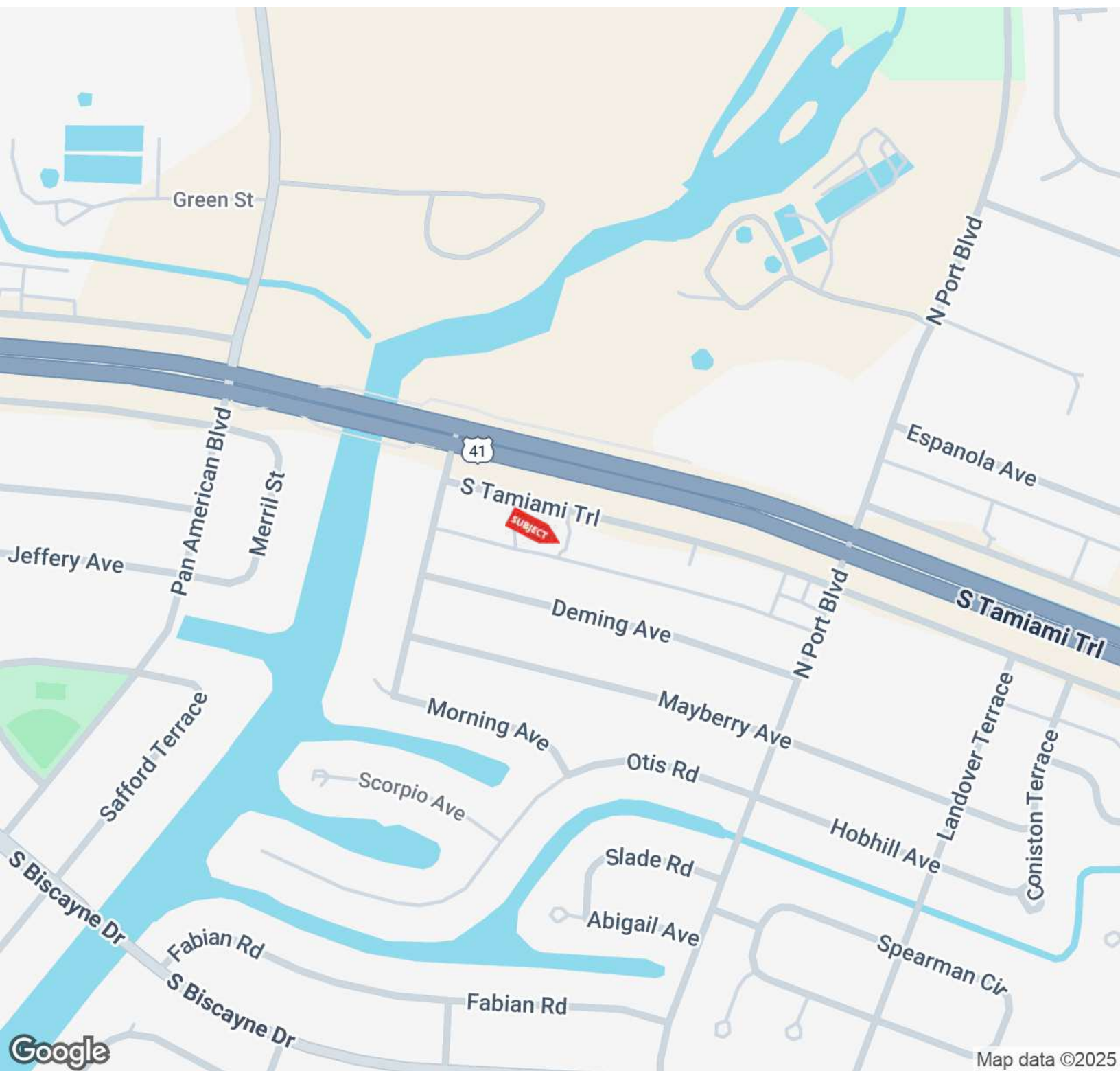
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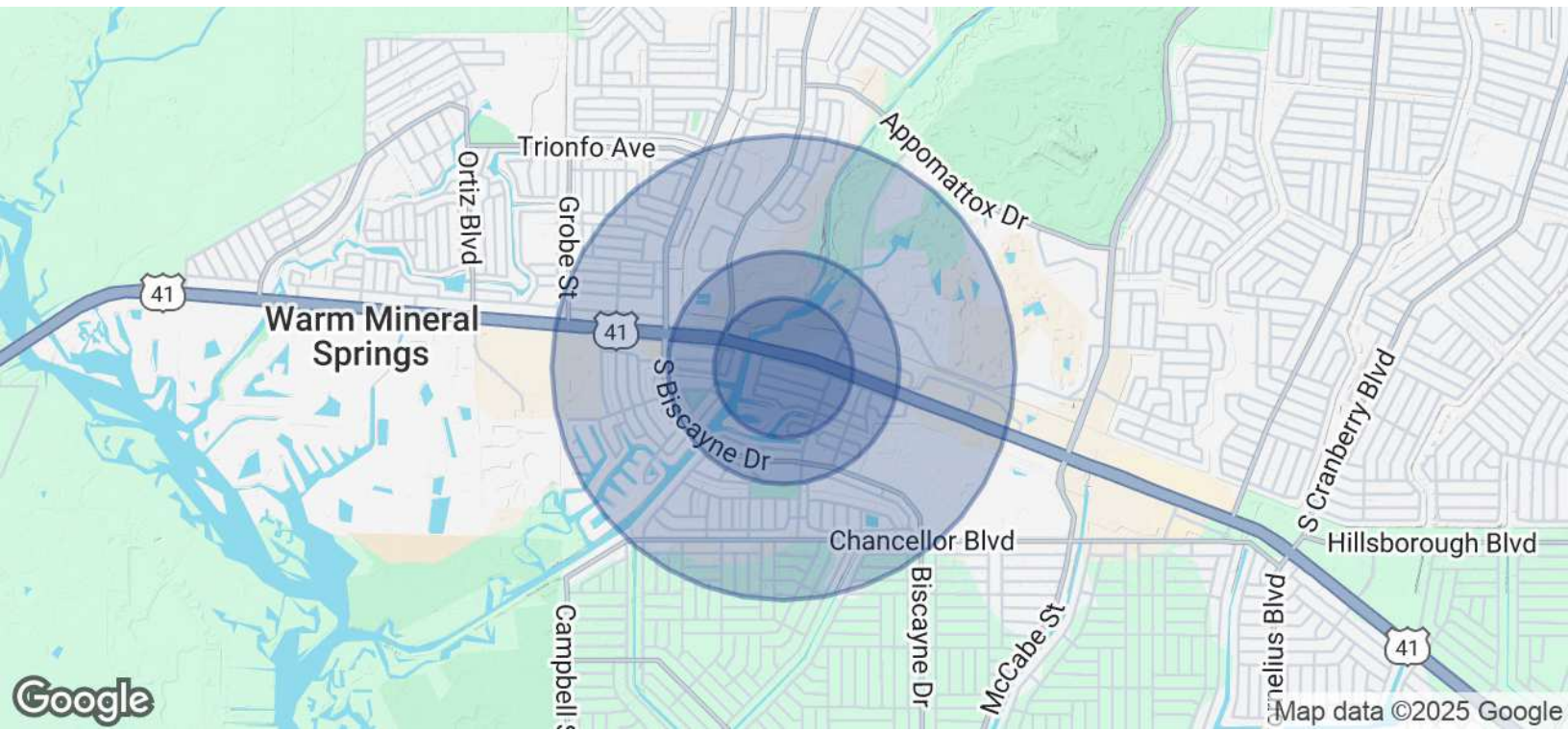
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	582	1,690	7,077
Average Age	50	53	53
Average Age (Male)	48	51	52
Average Age (Female)	52	54	54

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	263	800	3,351
# of Persons per HH	2.2	2.1	2.1
Average HH Income	\$77,877	\$73,188	\$71,580
Average House Value	\$245,824	\$253,985	\$252,327

Demographics data derived from AlphaMap

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