

SALE

RETAIL



5955 E 21ST ST



5955 E 21ST ST, INDIANAPOLIS, IN 46218

#### PROPERTY OVERVIEW

Fully Renovated Turnkey Operation Self-Service Car Wash and Oil Change

#### PROPERTY HIGHLIGHTS

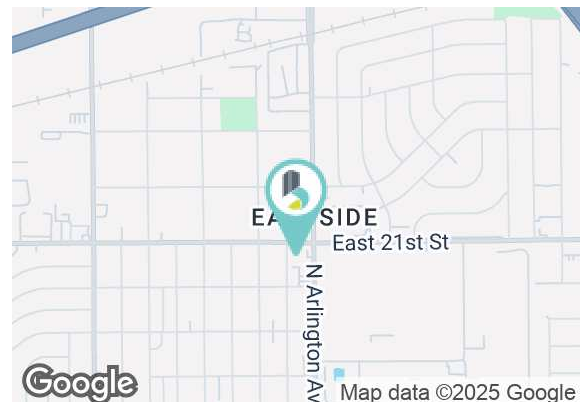
- Fully Renovated, Turnkey Self Service Car Wash and Oil Change
- Upgraded Equipment and Significant Improvements
- Just Opened in July of 2025
- Zoned C-4 presenting strong upside potential as property is .74 acres
- High Visibility & over 10,000 ADT
- 6 Total Bays (2 Self-Service Wash, 1 Detailing, 2 Oil Change with Pits, 1 extra tall for lift)

#### SALE PRICE

#### SUBJECT TO OFFER

Lot Size: 0.74 Acres

Building Size: 3,822 SF



#### BRADLEY COMPANY

310 E. 96th St., Suite 100  
Indianapolis, IN 46240  
317.663.6000

#### MATT WITSKEN

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#### NATHAN ROBINSON

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BRADLEYCO.COM



# PROPERTY DETAILS & HIGHLIGHTS

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Property Type	Retail
Property Subtype	Street Retail
APN	49-07-34-140-158.000-701
Building Size	3,822 SF
Lot Size	0.74 Acres
Building Class	A
Number of Floors	1
Number of Buildings	1

-Fully Renovated & Operational Oil Change and Car Wash Business that just opened

-6 Total Bays

-2 Self Service Wash Bays

-1 Detailing Wash Bay

-2 Bays are Oil Change with pits

-1 Bay is extra tall for a lift system (not yet installed and used for storage, on the far East side of the building)

-1 Office

-1 Lobby with Restroom

-1 Restroom with Shower

-1 Brand New Coin Machine takes cash/coins/credit cards

-3 Brand-New Self-Service Wash Machines

-3 new Vacuum Machines

-Brand New Computer System for Oil Change called "Drop Top Software"

-Surveillance System



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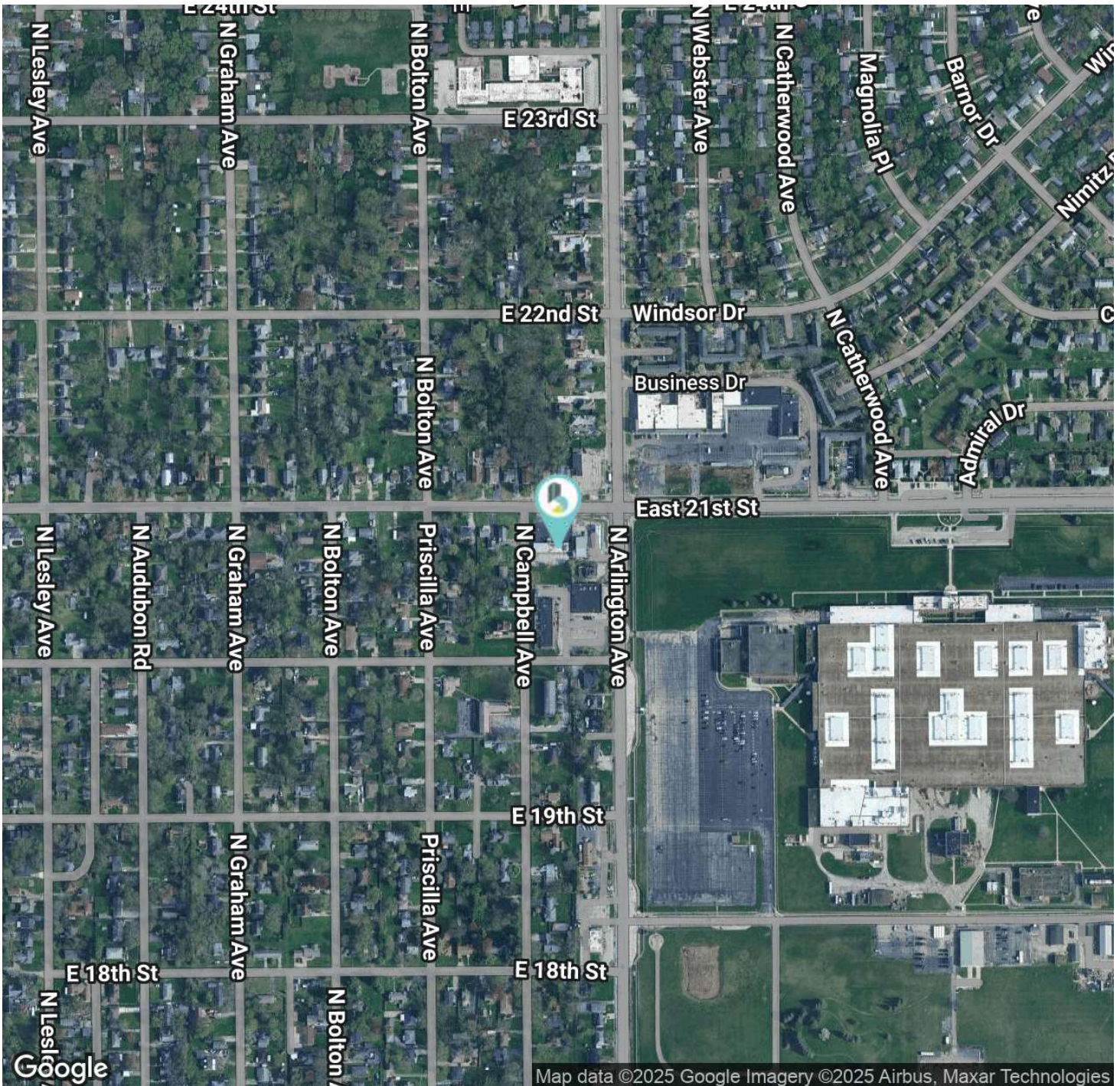




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## ADDITIONAL PHOTOS

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