



COMMERICAL BUILDING FOR SALE

285 Head Dr., Cleveland, AL 35049

List Price \$475,000



2 Business in ONE LOCATION.. Rare Opportunity.

Jerry's Laundry has the most UpToDate Coin operated Washer's & Dryer's, Open 24 Hours and is kept clean and all equipment is top working condition. Approximately 1477 sq ft.

The Equipment here is approximately 3 years old. Lighting system is bright inside and public restroom.

Lots of workspace for folding clothes tables, rolling baskets with hanging rod.

Vending Machines for Snacks and Laundry supplies.

This business averages \$7,000 in monthly Business and is the only Laundry Mat in this area.

The other space is the **former Por-Boys Outdoor Equipment** and this space can be converted into another business that fits anyone needs.

This space has an outdoor fenced in area, approximately 5133 sq ft and storage area. Additional Storage at rear, approximately 5567 sq ft.

Good Lighting system, store shelving and much more to see here.

PRESENTED BY: RON KILGO, ASSOCIATE BROKER / REALTOR

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Additional Information:

1 Building Built 1999

Square footage 12,177

Laundry side approximately 1477 sq ft

PorBoys Side approximately 5133 sq ft

Acres .90 Zoned B2

15+ Parking Spaces

Public Restrooms (1 each side)

3 Warehouse storage spaces 5567 sq ft



LG has many products with a good life span and known for their cleaning products.



For over 125 years Dexter Laundry has been helping people and businesses around the world process laundry faster and more efficiently.





Family orientated.
Vending Machines with
Snacks and Washing
supplies.

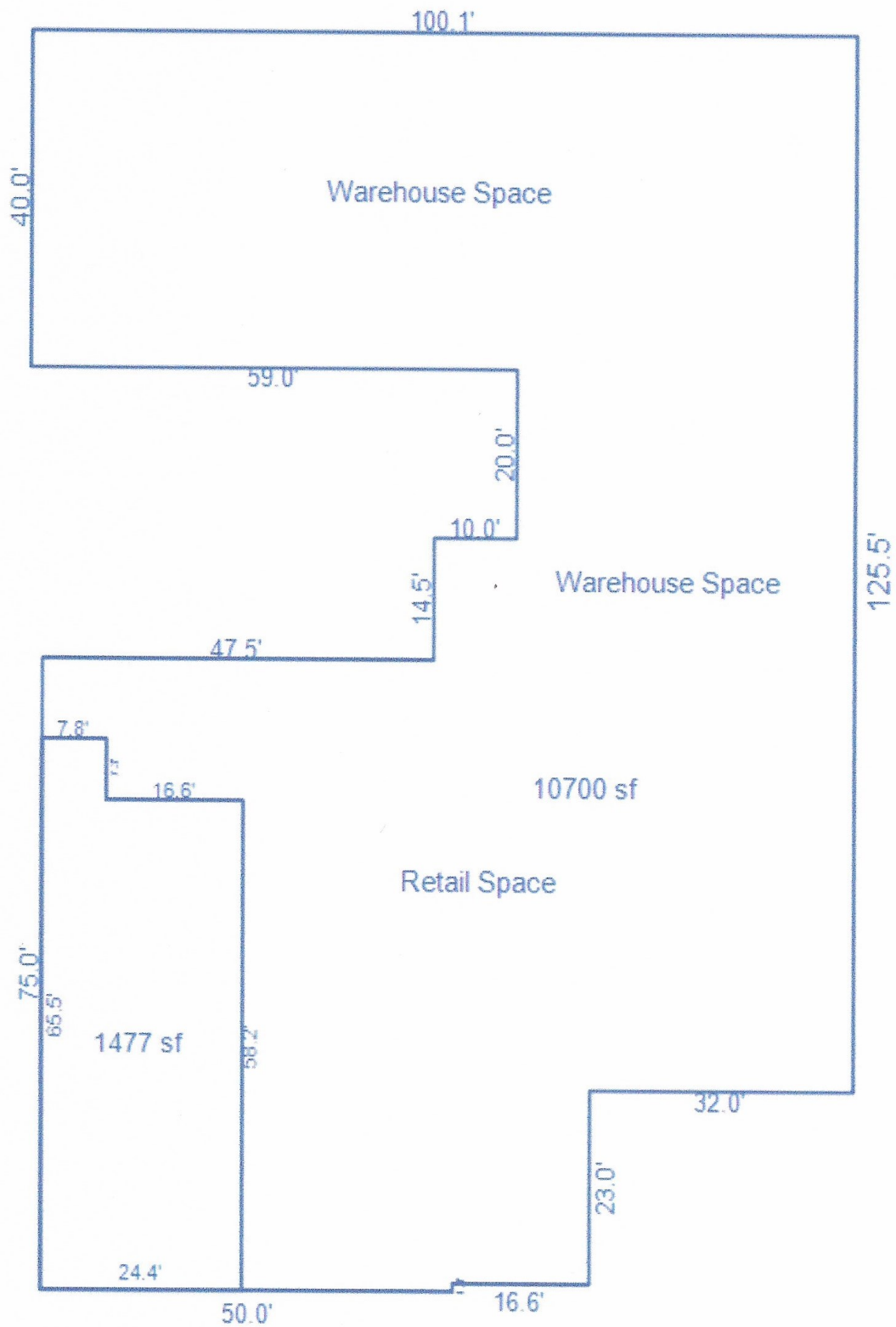
Plenty of work space for those
Large loads of clothes.
Always a Clean Facility to work
in.



Safe Facility, Lots of Lighting
and work space.
Easy access to Parking.

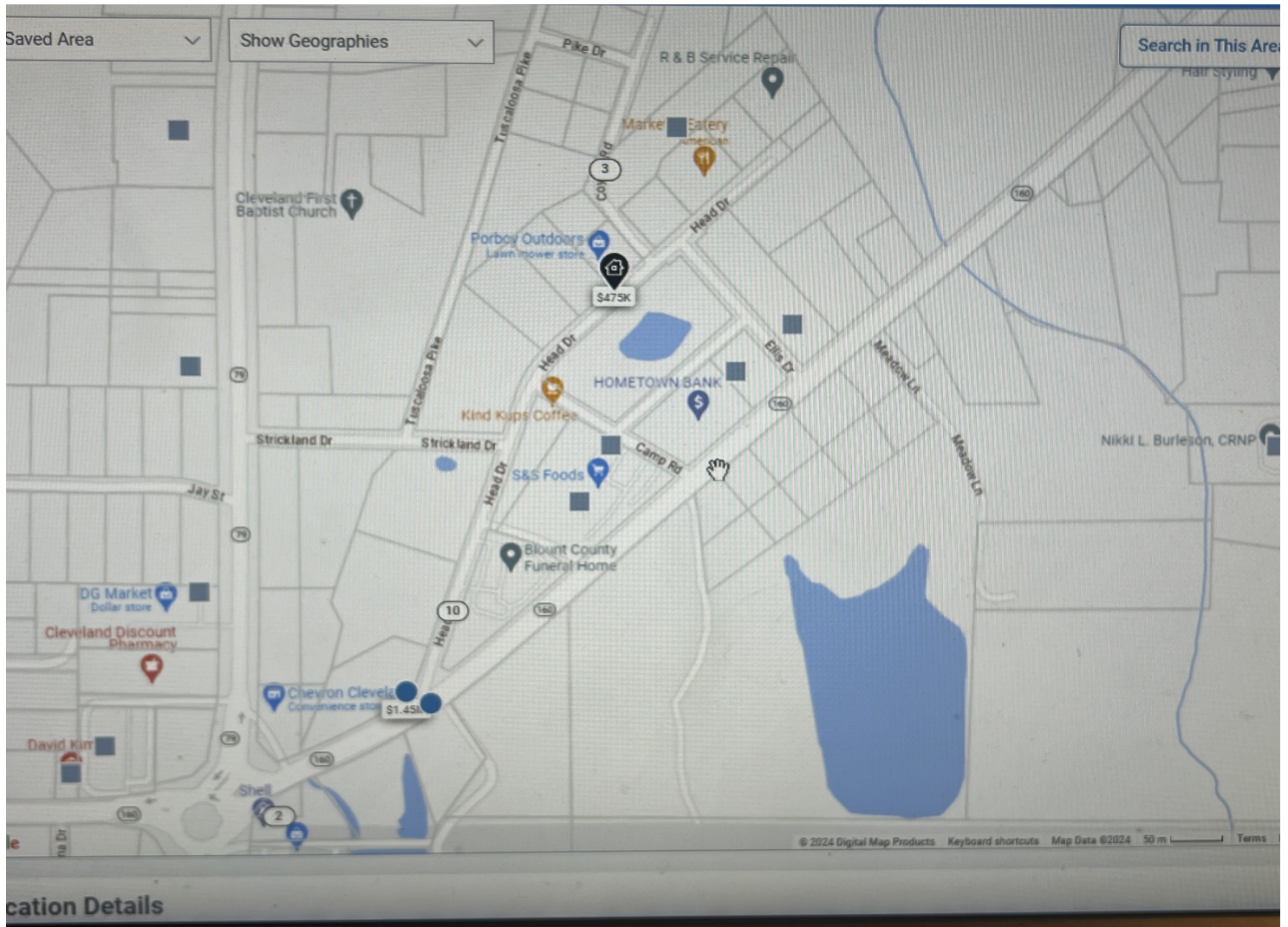
IMPROVEMENT SUMMARY AND ANALYSIS - CONTINUED

BUILDING SKETCH



Jerry's Laundry Service and former PorBoys Outdoor Equipment
is easy to find.

Daily Traffic Count 15,000 based on Hwy 160, Cleveland, AL



The former Porboy Outdoor Equipment is a large store side Building, 5,133 sq ft, with lots of Shelving, Good Lighting, Easy Parking and Much more to see and do here. Access to additional storage in the Back with 5,567 sq ft.



Make your appointment to see this Building.

So Much to see and do here.

Contact our office for more information.

Keller Williams Realty Metro North

Ron Kilgo, Associate Broker / Realtor

Cell # 205-915-5044