

PRIME SINGLE TENANT NEW LEASE INVESTMENT

QUICK QUACK CAR WASH | ABSOLUTE NNN GROUND LEASE



ABSOLUTE NNN GROUND LEASE | ZERO LANDLORD RESPONSIBILITIES | LONG-TERM PASSIVE INCOME

- TENANT: Quick Quack Car Wash Holdings, LLC
- LOCATION: 1041 W. Arrow Hwy, Azusa, CA 91720
- GROWTH: Top 5 largest car wash operators in US
- HIGH TRAFFIC COUNTS & DENSITY

John Lee | KNL Associates | 949-468-6069 | jlee@knlassociates.com

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OFFERING
PRICE
\$4,200,000

LEASE
**20 YEARS +
3 x 5 YEAR
OPTION
(12/1/25 started)**

ANNUAL
NOI
\$200,000

INCREASE
**10%
EVERY 5 YEARS**



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CONTACT INFORMATION

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