



# ARCO am/pm Station Multi-Bay Carwash For Sale



# 1537 N. Boulder Hwy. Henderson, NV 89011

- Total Property Size (2 parcels): 64,904 s.f
- C-store size: 3,280 s.f. building
- 5 Carwash Bays (3 wand c/w , 1 drive-thru and 1 rental bay): 2,236 s.f. building.
- ARCO am/pm full remodel completed in January 2025 with latest am/pm offering.
- Average Daily Traffic in excess of 25,000 cars per day.
- Population 3-Mile: 108,000
- Households: 3-Mile: 41,577
- **PRICED at: \$4,350,000**





# Henderson-ARCO am/pm





