



For Sale

BEARCAT BATH CAR WASH + ICE MACHINE INVESTMENT

MOODY, TX

HIGHWAY 317 EXPOSURE
VALUE-ADD INVESTMENT
OPPORTUNITY
WITH EXISTING INCOME

Price
\$300,000



Acres
0.188



Sq Ft
1,298



Year Updated
2025



INVESTMENT HIGHLIGHTS:

- Existing income-producing ice vending machine
- High visibility on State Highway 317
- Value-add car wash opportunity
- Expandable to 2-3 bays
- Located next to gas station traffic driver
- Updated exterior and roof

PROPERTY OVERVIEW:

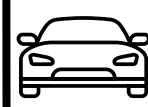
Prime commercial opportunity in Moody with strong highway exposure. This property features an existing income-producing ice vending machine while offering a rare value-add opportunity to develop a car wash operation. The current structure allows for a two-bay system with potential expansion to three bays. Ideal for investors or owner-users looking to create additional revenue streams in a high-visibility location.

LOCATION:



State Highway 317
in Moody, TX
Next to Conoco Gas
Station

TRAFFIC LOCATION



Excellent
visibility and
consistent daily
traffic



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