



Sassy Car Wash

1697 W Lacey Blvd, Hanford, CA 93230

JASON KEYZ

888.539.9101

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CalDRE #01906778

Sassy Car Wash | 1697 W Lacey Blvd, Hanford, CA 93230**OFFERING SUMMARY**

Sale Price:	\$2,099,000
Building Size:	3,120 SF
Available SF:	
Lot Size:	1.03 Acres
Price / SF:	\$672.76
Zoning:	PC

PROPERTY OVERVIEW

FULL SERVICE OPERATING CAR WASH WITH REAL ESTATE INCLUDED!!

This is your rare opportunity to acquire an operating, full service car wash. Business and real estate are included in this offering.

Business is currently owner operated, but please do not disturb the operations. If you would like to schedule a tour or site visit, please either go get a car wash OR coordinate with Jason Keyz, broker for this opportunity.

Car Wash Details:

- Single Tunnel
- Full service car wash but can be converted to automated with a starting upgrade investment of as little as \$200k (and up)
- Tunnel length approximately 65-70 feet.
- 3,120 SF building
- 1.03 Acre lot

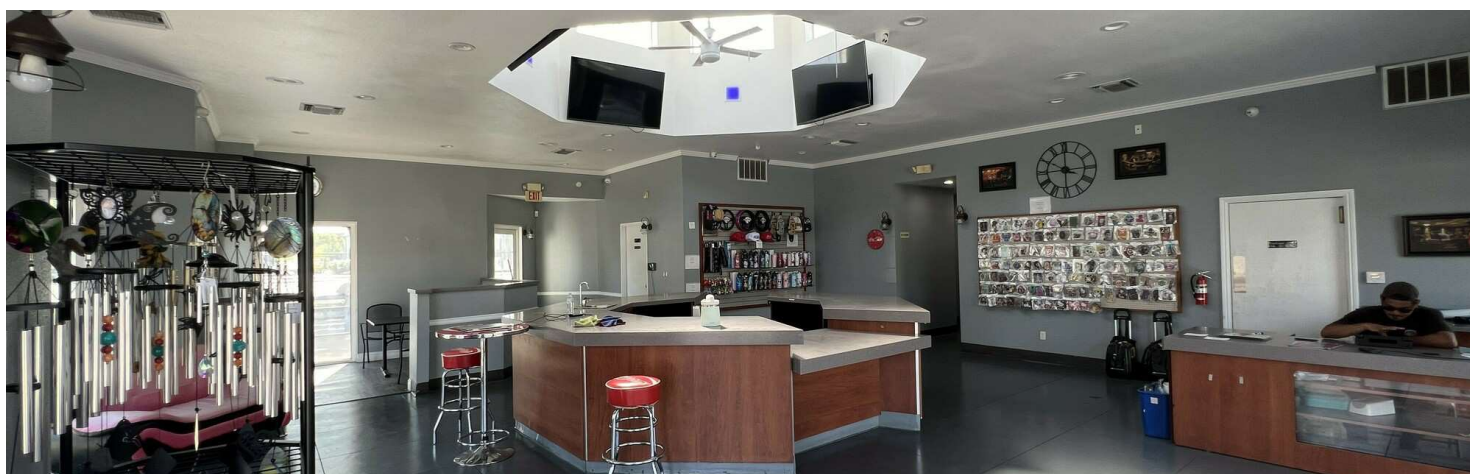
This car wash presents a prime investment OR owner-user opportunity in a thriving commercial corridor. The property is situated on a spacious lot with high visibility and easy access from Lacey Blvd, a major thoroughfare in the area.

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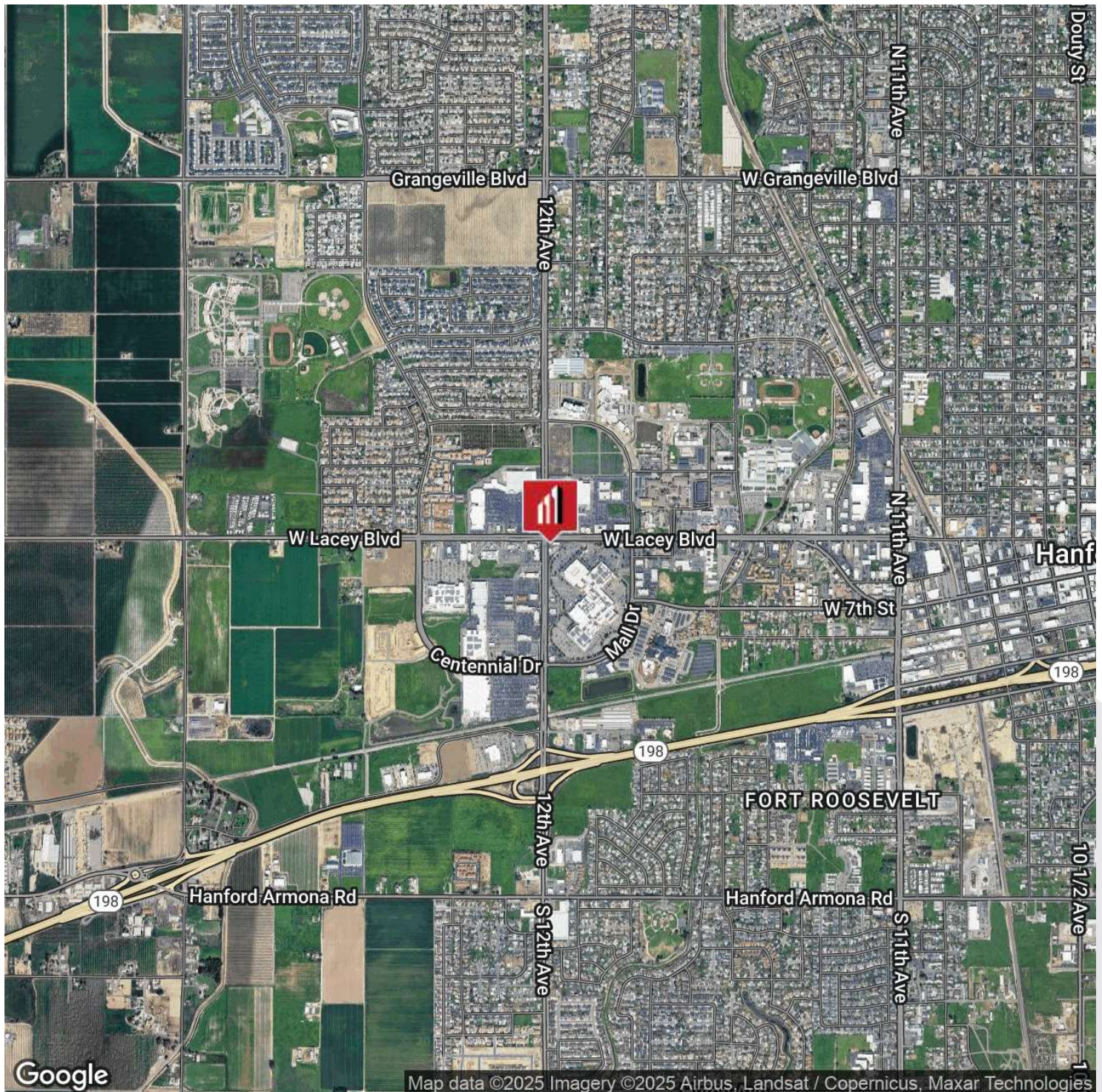
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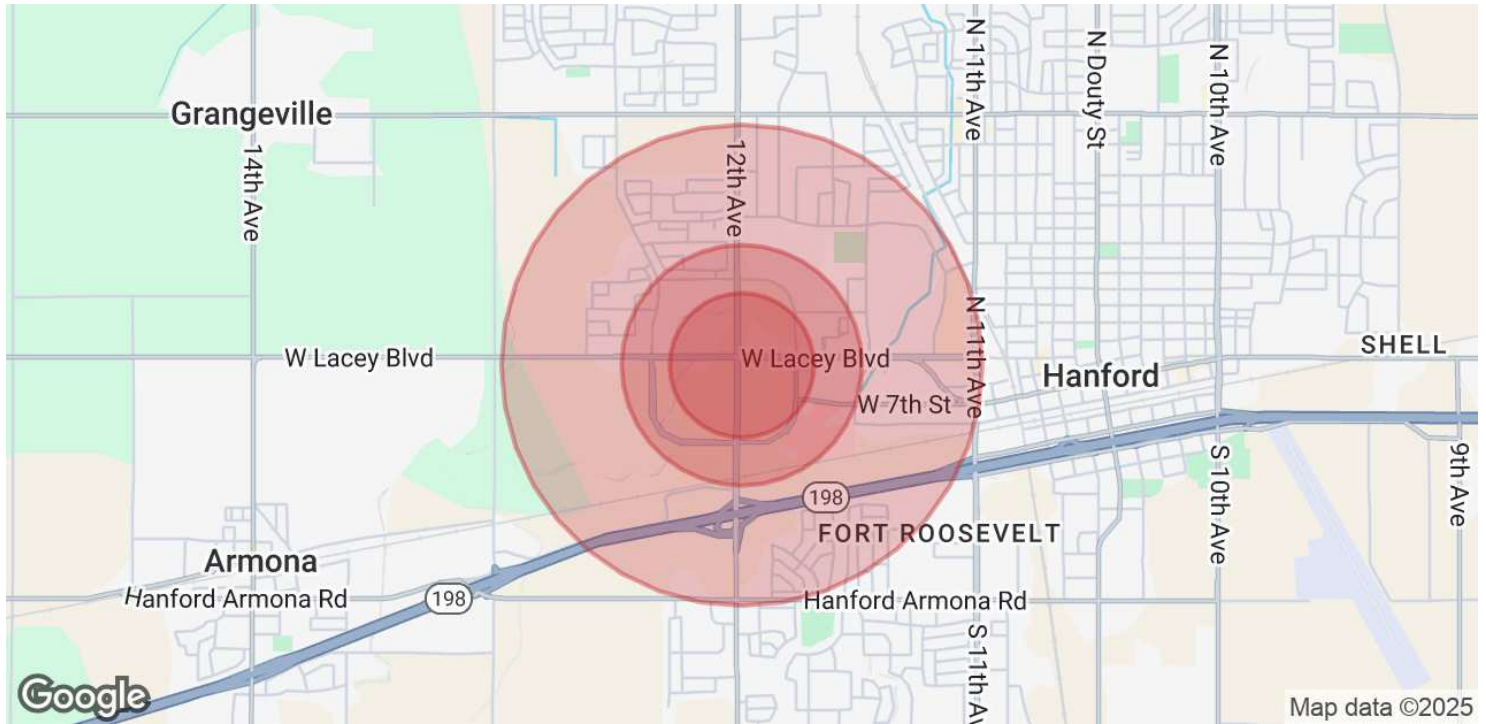


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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	339	1,318	8,366
Average Age	39	38	37
Average Age (Male)	37	37	36
Average Age (Female)	41	40	38

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	96	399	2,646
# of Persons per HH	3.5	3.3	3.2
Average HH Income	\$107,569	\$104,530	\$91,667
Average House Value	\$384,454	\$379,068	\$357,209

Demographics data derived from AlphaMap

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