



Property Description

Exceptional Opportunity for Auto Repair Shops in Napa

For the first time in decades, this unique auto repair shop building is available for sale. Nestled in the heart of Napa, this facility offers a range of features designed to support your operations.

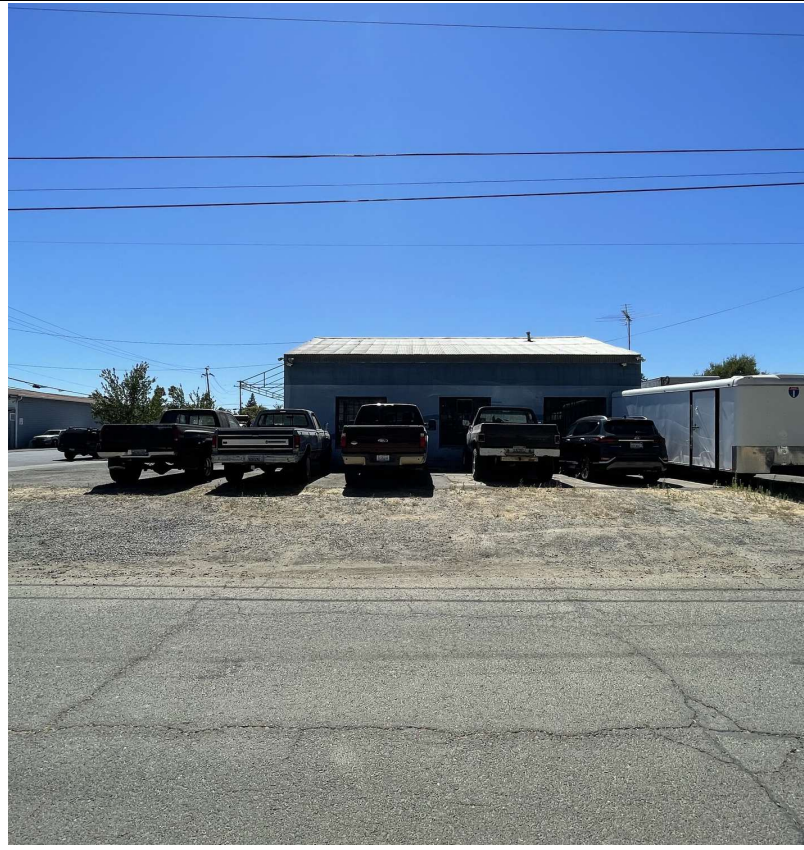
- Outdoor Space: Great for additional parking, or storage.
- 2 Roll-Up Doors: Convenient access for multiple vehicles, ensuring smooth and efficient workflow.
- Small Office: A dedicated space for administrative tasks, customer interactions, and business operations.
- Personal Property Available: The current tenant owns personal property inside—enquire for more details.

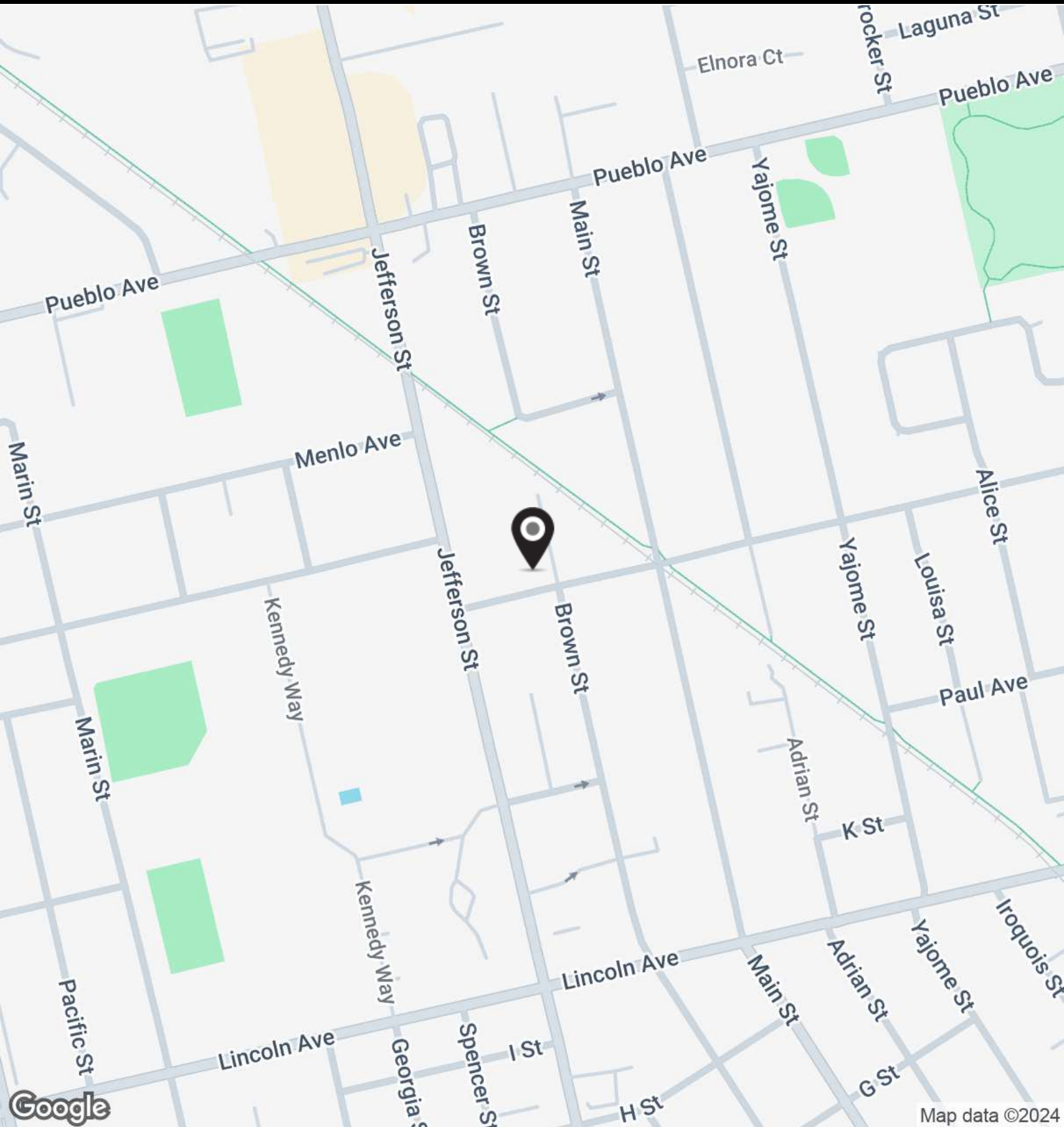
This property is ideal for owner-users seeking a permanent, profitable location in Napa’s vibrant community. Don’t miss this once-in-a-lifetime opportunity to own a piece of Napa’s automotive service history.

Offering Summary

Sale Price:	\$950,000
Lot Size:	± 8,807 SF
Building Size:	± 2,047 SF per LoopNet

Demographics	0.3 Miles	0.5 Miles	1 Mile
Total Households	589	1,934	7,882
Total Population	1,771	5,744	22,238
Average HH Income	\$128,429	\$123,601	\$126,476





Population

0.3 Miles 0.5 Miles 1 Mile

Total Population	1,771	5,744	22,238
Average Age	39	39	40
Average Age (Male)	38	38	39
Average Age (Female)	40	40	42

Households & Income

0.3 Miles 0.5 Miles 1 Mile

Total Households	589	1,934	7,882
# of Persons per HH	3	3	2.8
Average HH Income	\$128,429	\$123,601	\$126,476
Average House Value	\$666,610	\$646,494	\$815,929

* Demographic data derived from 2020 ACS - US Census



Population

5,744



Median Home Value

\$646,494



Average Household Income

\$123,601



Average Age

39

