

RETAIL PROPERTY FOR SALE

540 McKoy Street

Clinton, NC 28328



for more information

COREY CROEGAERT

Commercial Broker and Investment Specialist

O: 910.987.2579

C: 910.987.2579

corey.c@grantmurrayre.com

KEVIN CARROLL

Broker

O: 910.829.1617

C: 910.990.3974

kevin.c@grantmurrayre.com



Grant - Murray
REAL ESTATE, LLC

COMMERCIAL AND INVESTMENT BROKERAGE

150 N. McPherson Church Rd | Fayetteville, NC 28303 | www.grantmurrayre.com

PROPERTY OVERVIEW

Sale Price:	\$295,000
Lot Size:	0.23 Acres
Building Size:	1,225 SF
Zoning:	R9

property description

Located at 540 McKoy Street in Clinton, this 1,225-square-foot building offers a fully equipped laundromat operation ready for immediate use. The interior is fitted with 16 washers and dryers, providing a turnkey setup for investors or owner-operators seeking steady, service-based income. Constructed in 1965, the structure features durable systems including a metal roof and HVAC, supporting long-term operational reliability. The site spans approximately 0.23 acres and includes ample on-site parking, accommodating consistent customer traffic throughout the day. Zoning is designated R9, allowing for continued residential-compatible commercial use, making this a practical and adaptable asset.

Situated within Clinton, North Carolina, the property benefits from its proximity to established residential neighborhoods that support recurring customer demand for essential services. McKoy Street experiences consistent local traffic, offering strong visibility and convenient access for nearby residents. The surrounding area includes a mix of single-family homes and community services, reinforcing the property's role as a neighborhood-serving business. Its location provides easy connectivity to the broader Clinton area, ensuring accessibility without the congestion of larger commercial corridors. This setting creates a dependable environment for a laundromat operation with built-in, repeat clientele.



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ADDITIONAL PHOTOS



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