



# MURRAY CAR WASH/AUTO SERVICE INVESTMENT OPPORTUNITY

4832 S. MURRAY BOULEVARD, MURRAY, UTAH 84123



## PROPERTY INFORMATION

- 6,990 SF Total Building
- (1) Touchless Washing Bay
- (1) Soft Touch Washing Bay
- (3) Self Service Washing Bays
- (8) Vacuums
- (1) Auto Service Bay
- (1) Auto Detailing Bay
- On-Site Studio Apartment
- New Roof, Water Softeners, Digital Sign and Apartment Renovations
- Site Size: 0.59 Acres
- Easy Access to I-15

## INVESTMENT HIGHLIGHTS

- [www.swipenshinecarwash.com](http://www.swipenshinecarwash.com)



- Gross Revenue: \$655,001.45
- Net Operating Income: \$312,168.14
- Cap Rate: 8.3%

### **PRICE REDUCTION!**

**from ~~\$3,975,000.00~~  
to \$3,775,000.00**

**\*SELLER FINANCING AVAILABLE\***

### CONTACT

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This information is given with the understanding that all negotiations and/or real estate activity related to the property described above shall be conducted through this cRc Nationwide office. The above information while not guaranteed, was obtained from sources we believe to be reliable.