

TIRE BUSINESS FOR SALE

CARRANZA RIMS AND TIRES (BUSINESS FOR SALE ONLY)

216 W Manchester, Los Angeles, CA 90003



OFFERING SUMMARY

SALE PRICE:	\$110,000
LOT SIZE:	3,920 SF
BUILDING SIZE:	1,444 SF
ZONING:	LAC2
MARKET:	Mid-Cities
SUBMARKET:	Mid-Cities
PRICE / SF:	

PROPERTY OVERVIEW

Carranza Rims and Tires Business is for Sale and does not include the real estate. New lease to be negotiated with the owner and expected to be approximately \$3,200/mo. Owner is motivated to sell the business as they are looking into new ventures. Sales price includes all equipment and inventory.

PROPERTY HIGHLIGHTS

- Business for sale
- Automotive uses allowed
- Includes equipment and inventory
- Busy day time traffic
- Pylon signage
- New lease available
- Close proximity to 110 and 105 Freeways
- Gated property
- Roll up door
- On building signage
- Next door to Auto Zone

KW COMMERCIAL

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We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

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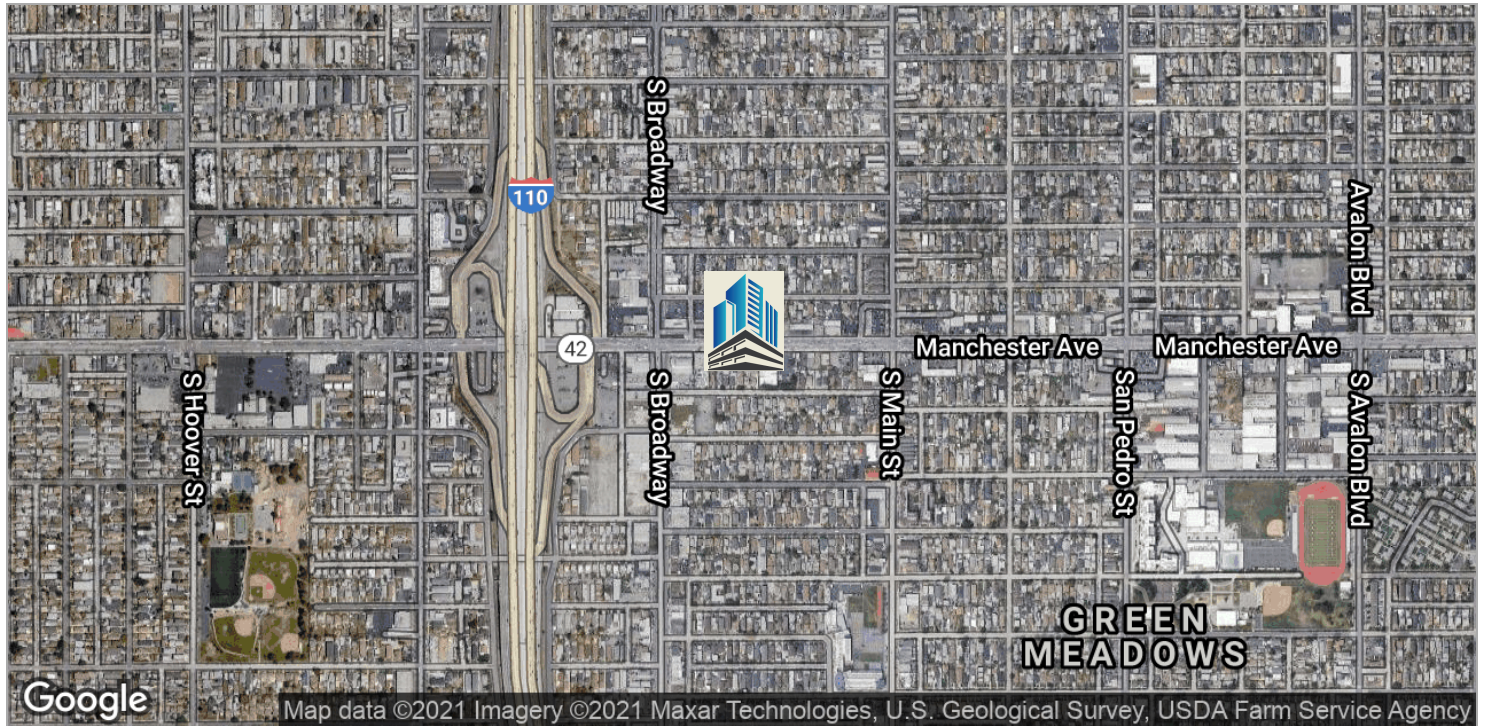
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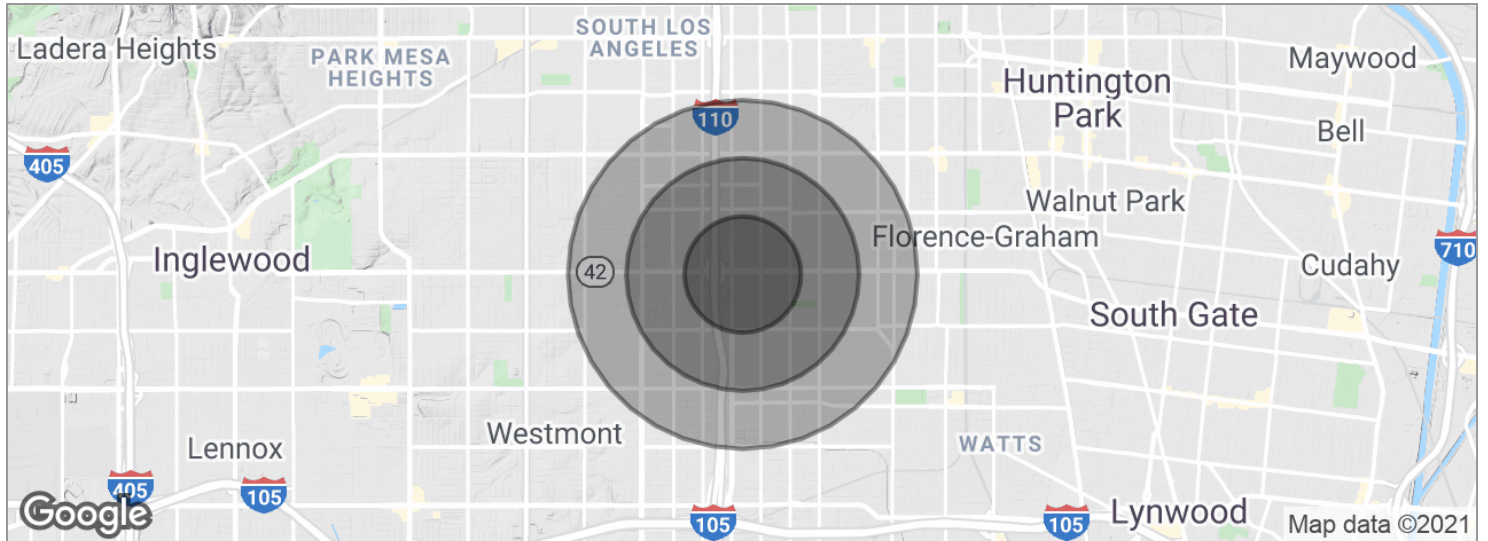
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POPULATION	0.5 MILES	1 MILE	1.5 MILES
Total population	15,625	62,509	129,740
Median age	26.6	26.3	26.8
Median age (male)	25.2	25.8	26.1
Median age (Female)	28.1	27.0	27.6
HOUSEHOLDS & INCOME	0.5 MILES	1 MILE	1.5 MILES
Total households	3,999	16,466	34,820
# of persons per HH	3.9	3.8	3.7
Average HH income	\$36,529	\$37,206	\$39,250
Average house value	\$419,276	\$386,349	\$364,017
ETHNICITY (%)	0.5 MILES	1 MILE	1.5 MILES
Hispanic	73.3%	70.6%	68.2%
RACE (%)	0.5 MILES	1 MILE	1.5 MILES
White	48.6%	46.2%	44.7%
Black	25.1%	27.9%	30.3%
Asian	0.5%	0.2%	0.4%
Hawaiian	0.0%	0.1%	0.1%
American Indian	0.6%	0.4%	0.4%
Other	23.4%	24.2%	22.9%

* Demographic data derived from 2010 US Census

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