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5506 37A AVENUE FOR SALE

Commercial Real Estate > Commercial Property for Sale





Location
Wetaskiwin, Alberta



Listing ID:
35663


MLS ID:
A2320100

\$980,000



 **ROCKY PARK**
 (403) 681-7512

 CIR Realty
 403-247-7770

 5506 37A Avenue , Wetaskiwin , Alberta T9A 2P7

Transaction Type For Sale	Zoning C	Subdivision NONE
Year Built 1986	Structure Type Retail	Property Type Commercial
Property Sub Type Business	Legal Plan 7521197	Building Area (Sq. Ft.) 6853.00
Building Area (Sq. M.) 636.66	Lot Size (Sq. Ft.) 32670	Lot Size (Acres) 0.75
Inclusions N/A	Restrictions None Known	Reports Financial Statements

Prime Investment Opportunity: Own the well-established Automile Car Wash, perfectly situated in a high-visibility, prime location at the main entrance of Wetaskiwin on Highway 2A! This highly successful operation features 8 fully equipped wand wash bays and benefits from a steady, diversified revenue stream with reliable commission income from an on-site U-Haul service. With the current owners retiring, this turnkey business is primed for a seamless transition and offers massive immediate upside; an ambitious buyer can easily tap into a lucrative, high-demand market by introducing professional auto detailing services to maximize future sales.

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