



EXPRESS CAR WASH - Corner Lot - Low Rent \$2,500 per mo. - Lease 26 Years

BUSINESS DESCRIPTION AND HIGHLIGHTS

- Express Car Wash converted little over 3 years ago with new equipment and remodeling
- Hi-Traffic and High Visibility Corner Lot on major Street
- Over 15,000 daily traffic on N Blackstone Ave and E Clinton Ave
- Over 400,000 Population within 5 mile radius
- Rare Opportunity to own an Express Car Wash with \$2,500 lease per month
- **Room to add additional services**
Detail Center, Tint, Full Service or any other car wash related services



EXPRESS CAR WASH - Corner Lot - EXCELLENT LEASE \$2,500 per mo.

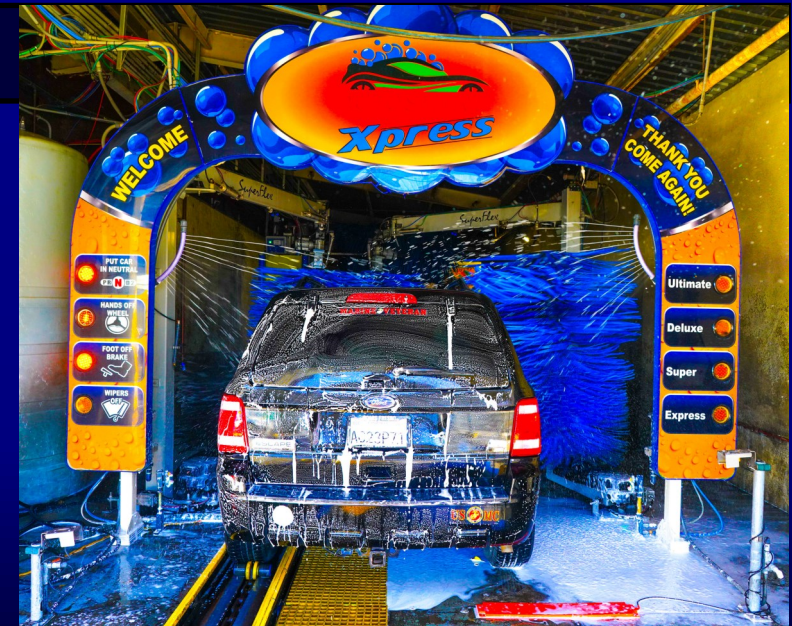
BUSINESS Only \$1,900,000

Vacuums 14 Tunnel 110 ft
 Lease Term 26 Years Rent \$2,500 per month

Increase Business instantly by adding additional services: Auto Detail, Tint, Full Service

Call now before its too late Bashir Tariq 951-269-3000

Autoshine Express Car Wash 2503 N Blackstone Ave, Fresno CA 93703



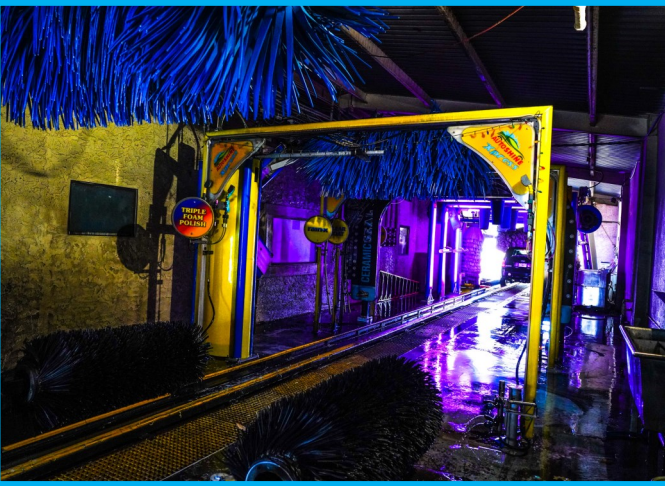
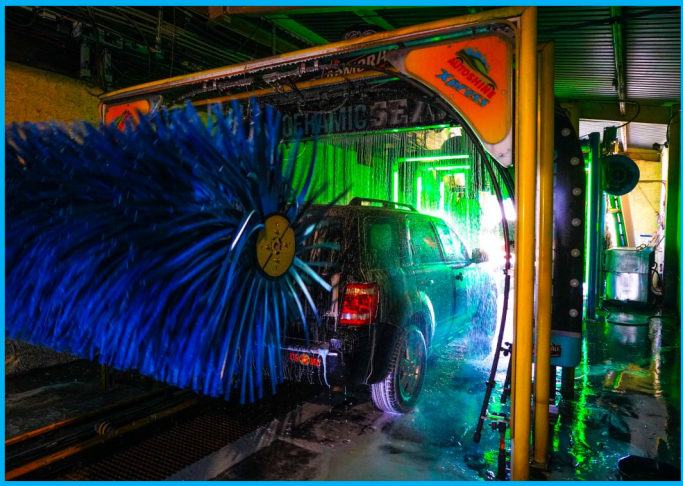
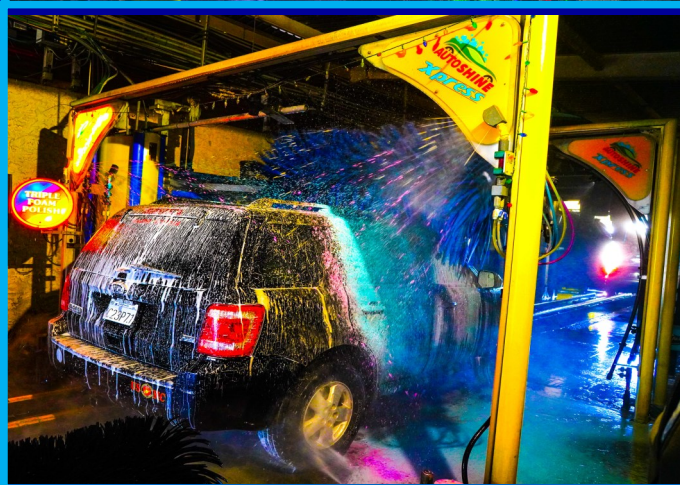
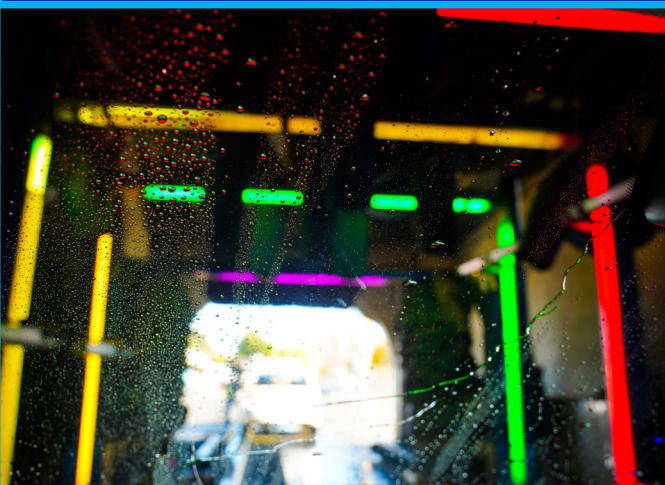
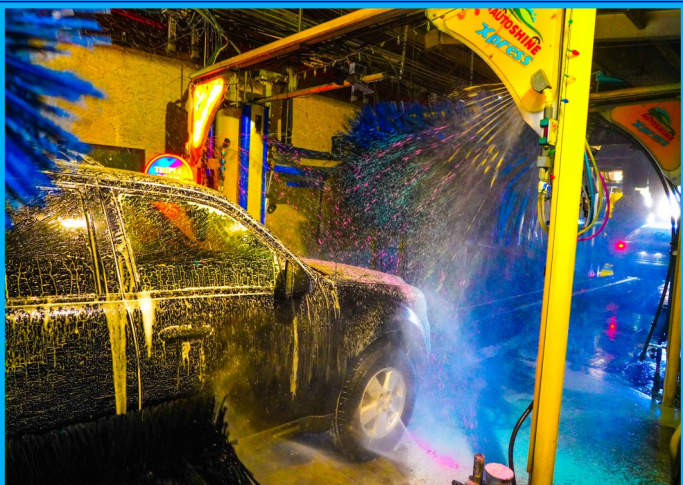
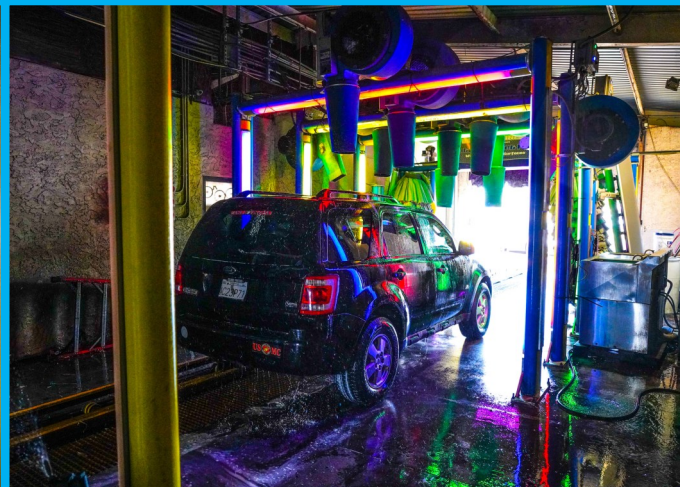




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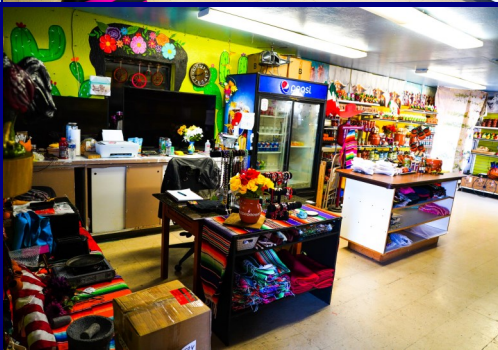


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Call now for details

Bashir Tariq 951-269-3000

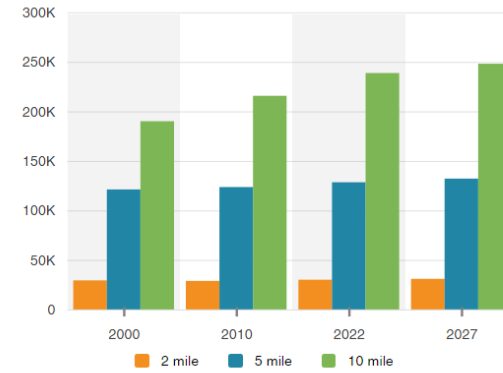


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Population

	2 mile	5 mile	10 mile
2010 Population	87,985	387,510	662,816
2022 Population	91,801	401,531	734,781
2027 Population Projection	94,450	412,639	763,479
Annual Growth 2010-2022	0.4%	0.3%	0.9%
Annual Growth 2022-2027	0.6%	0.6%	0.8%
Median Age	32.8	32.5	33.8
Bachelor's Degree or Higher	14%	14%	22%
U.S. Armed Forces	40	224	594

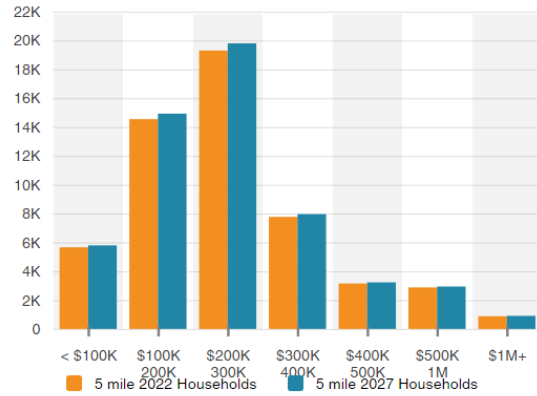
Households



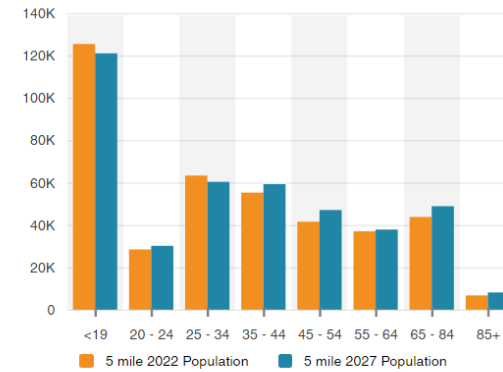
Traffic

Collection Street	Cross Street	Traffic Volume	Count Year
E Clinton Ave	N Blackstone Ave W	15,116	2022
E Clinton Ave	N College Ave W	13,397	2022
State Rte 41	E Clinton Ave S	154,435	2022
E Clinton Ave	N College Ave E	13,726	2022
E Cornell Ave	N del Mar Ave E	1,979	2018
N College Ave	E Michigan Ave S	899	2018
E Shields Ave	N Blackstone Ave E	30,763	2022
E Shields Ave	N Blackstone Ave W	32,896	2022
41	-	155,984	2022
N Maroa Ave	E Clinton Ave S	5,470	2022

Home Values



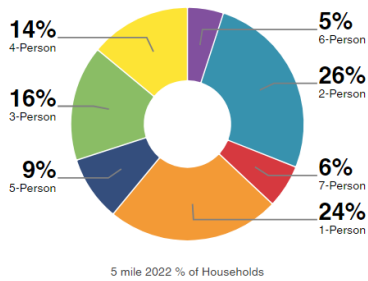
Population By Age



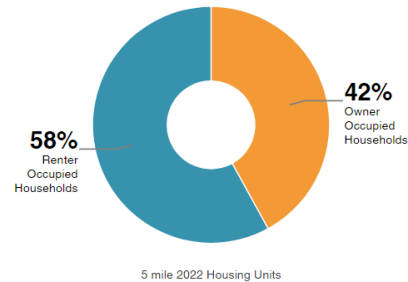
Income

	2 mile	5 mile	10 mile
Avg Household Income	\$56,487	\$57,914	\$80,156
Median Household Income	\$39,954	\$42,445	\$60,218
< \$25,000	10,080	40,786	53,451
\$25,000 - 50,000	7,707	31,734	48,854
\$50,000 - 75,000	4,605	22,525	40,671
\$75,000 - 100,000	3,162	13,286	29,625
\$100,000 - 125,000	2,278	9,690	24,868
\$125,000 - 150,000	687	3,415	11,244
\$150,000 - 200,000	719	4,097	15,892
\$200,000+	755	2,856	14,075

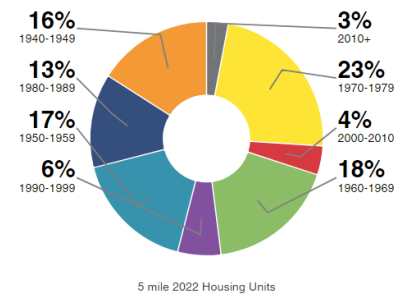
Household Size



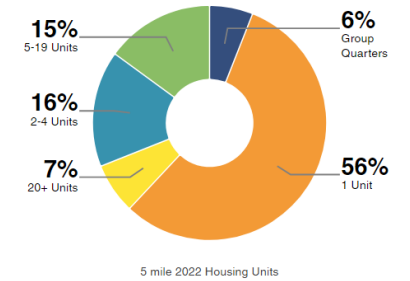
Housing Occupancy

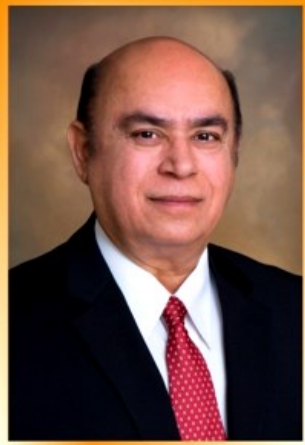


Homes By Year Built



Housing Type





BASHIR TARIQ

951-269-3000

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