

SEMINOLE CAR WASH AND LAUNDROMAT

9300 Seminole Blvd, Seminole, FL 33772



OFFERING SUMMARY

SALE PRICE:	\$975,000
AVAILABLE SF:	
LOT SIZE:	1.3 Acres
BUILDING SIZE:	6,235 SF
ZONING:	CG
TRAFFIC COUNT:	39,000 AADT
FLOOD ZONE:	X

PROPERTY OVERVIEW

KW Commercial is proud to present the Seminole Car Wash and Laundromat for Sale.

This free standing 6,235 square foot special purpose property was developed in 2002 and has been owner operated for 20 years. The facility provides (5) "self-wash" manual bays, (2) inoperable "touch-free" automatics and a total of (9) combination vacuum & shampoo stations. The laundromat has (22) washers and (24) dryers, (2) HVAC units (7.5 & 3 ton) with adjoining office and storage garage.

Due to deferred maintenance and lack of significant revenue, the current business has no sale value. It is still in operation but needs capital infusion. For this reason, we've priced the property to sell at an "As-Is" appraised value of the land. Please contact Broker for additional information.

PROPERTY HIGHLIGHTS

- Zoning of CG - allowable for Retail or Office.
- Large retention pond in rear of parcel.
- 204 feet of Retail frontage.
- Water/Sewer - Municipal - Pinellas County Utilities.
- Electric - Duke Energy.

KW COMMERCIAL
5020 W Linebaugh Ave, Ste. 100
Tampa, FL 33624

ALEX LUCKE, CCIM
Commercial Realtor
O: 727.410.2896
C: 727.410.2896
AlexLucke@KWCommercial.com
FL #SL3351552

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.

Each Office Independently Owned and Operated kwcommercial.com

RETAIL FOR SALE

EXTERIOR PHOTOS

9300 Seminole Blvd, Seminole, FL 33772



KW COMMERCIAL
5020 W Linebaugh Ave, Ste. 100
Tampa, FL 33624

ALEX LUCKE, CCIM
Commercial Realtor
O: 727.410.2896
C: 727.410.2896
AlexLucke@KWCommercial.com
FL #SL3351552

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.

Each Office Independently Owned and Operated kwcommercial.com

RETAIL FOR SALE

EXTERIOR PHOTOS

9300 Seminole Blvd, Seminole, FL 33772



KW COMMERCIAL
5020 W Linebaugh Ave, Ste. 100
Tampa, FL 33624

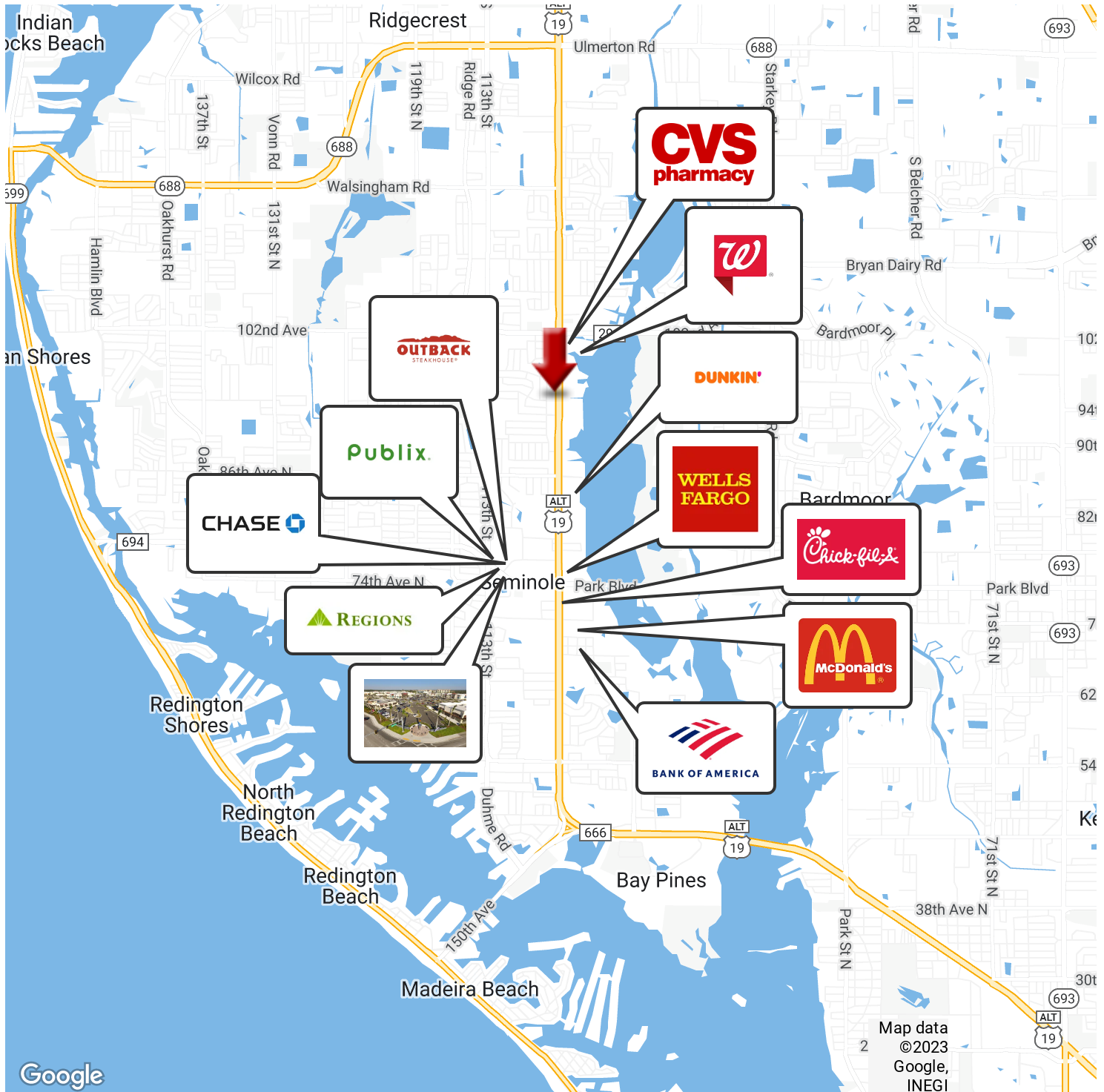
ALEX LUCKE, CCIM
Commercial Realtor
O: 727.410.2896
C: 727.410.2896
AlexLucke@KWCommercial.com
FL #SL3351552

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.

Each Office Independently Owned and Operated kwcommercial.com

RETAILER MAP

9300 Seminole Blvd, Seminole, FL 33772



KW COMMERCIAL
5020 W Linebaugh Ave, Ste. 100
Tampa, FL 33624

ALEX LUCKE, CCIM
Commercial Realtor
O: 727.410.2896
C: 727.410.2896
AlexLucke@KWCommercial.com
FL #SL3351552

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.

Each Office Independently Owned and Operated kwcommercial.com

Tapestry Demographic Summary

9300 Seminole Blvd, Seminole, Florida, 33772 (10 minutes)

9300 Seminole Blvd, Seminole, Florida, 33772

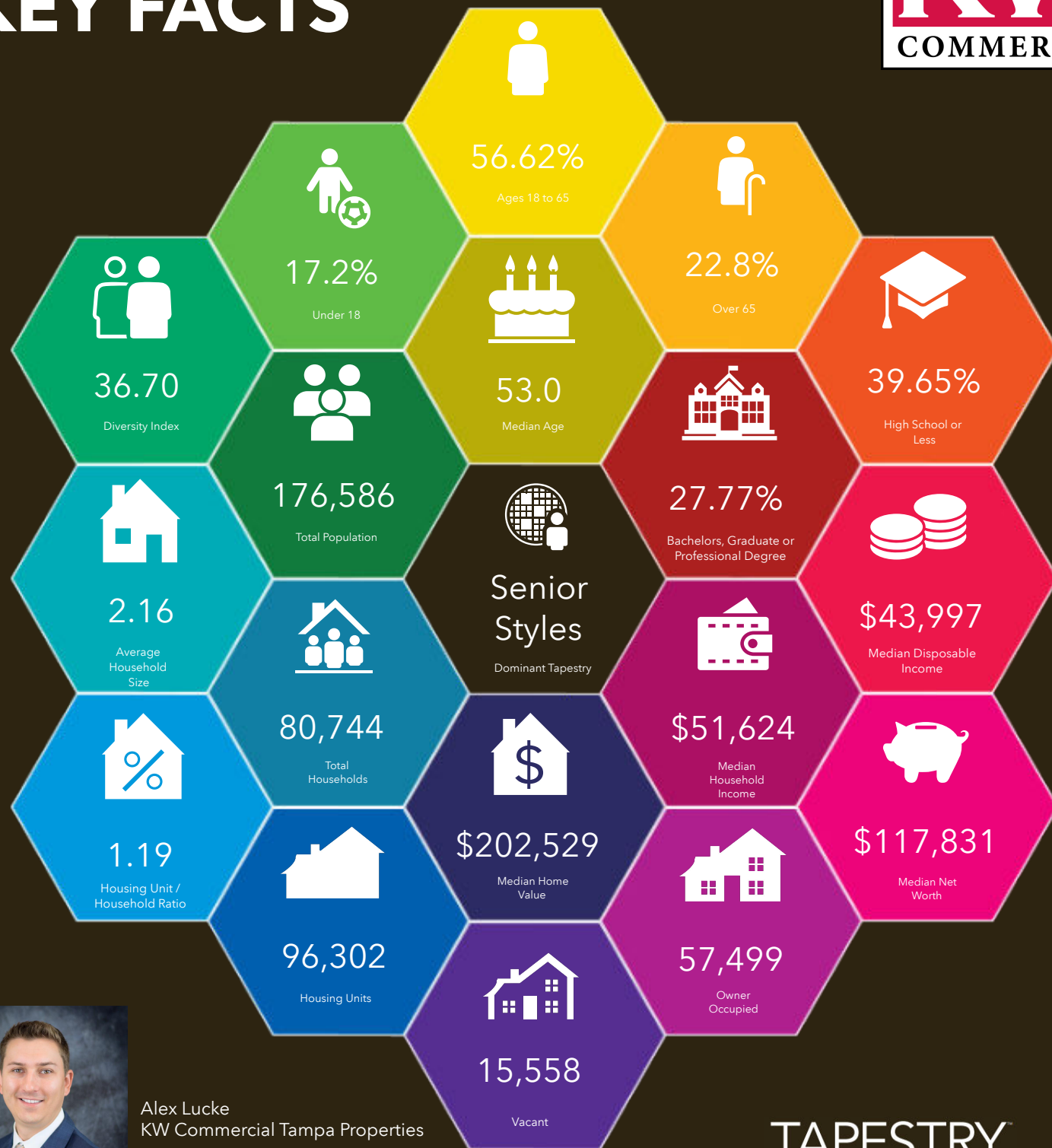
Drive time of 10 minutes

Prepared by Alex Lucke

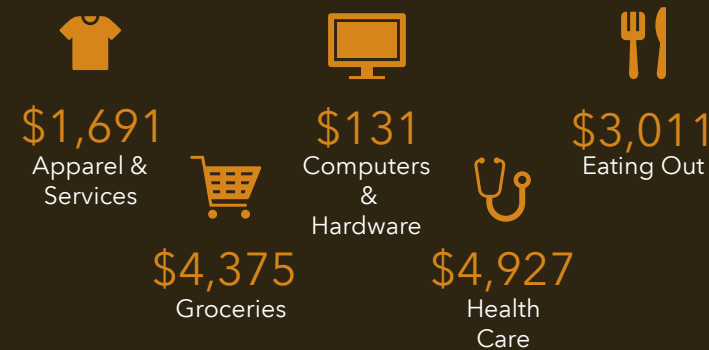
Latitude: 27.85810

Longitude: -82.78751

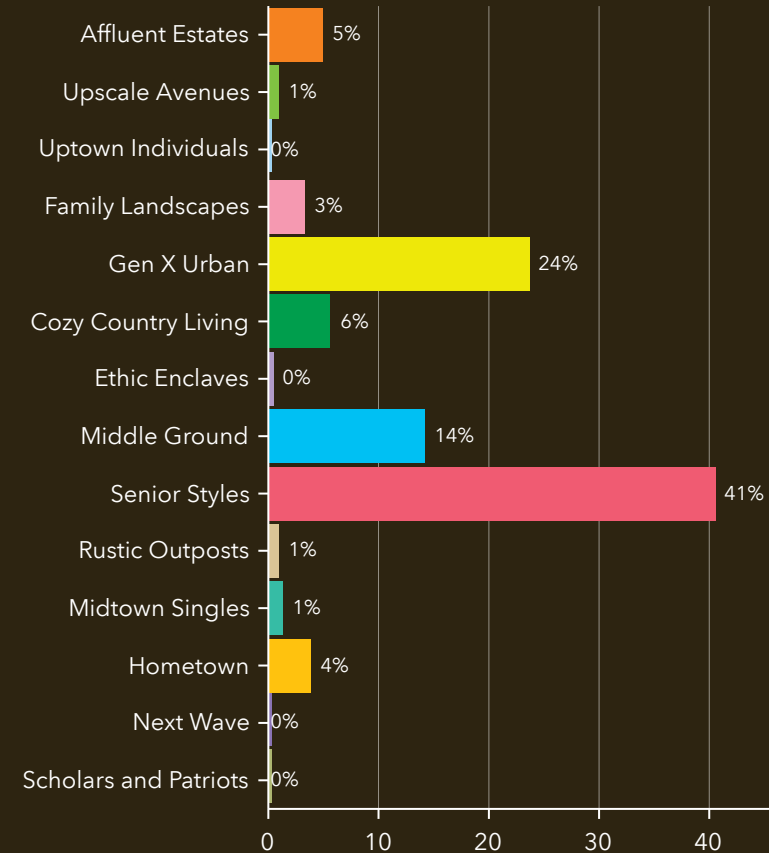
KEY FACTS



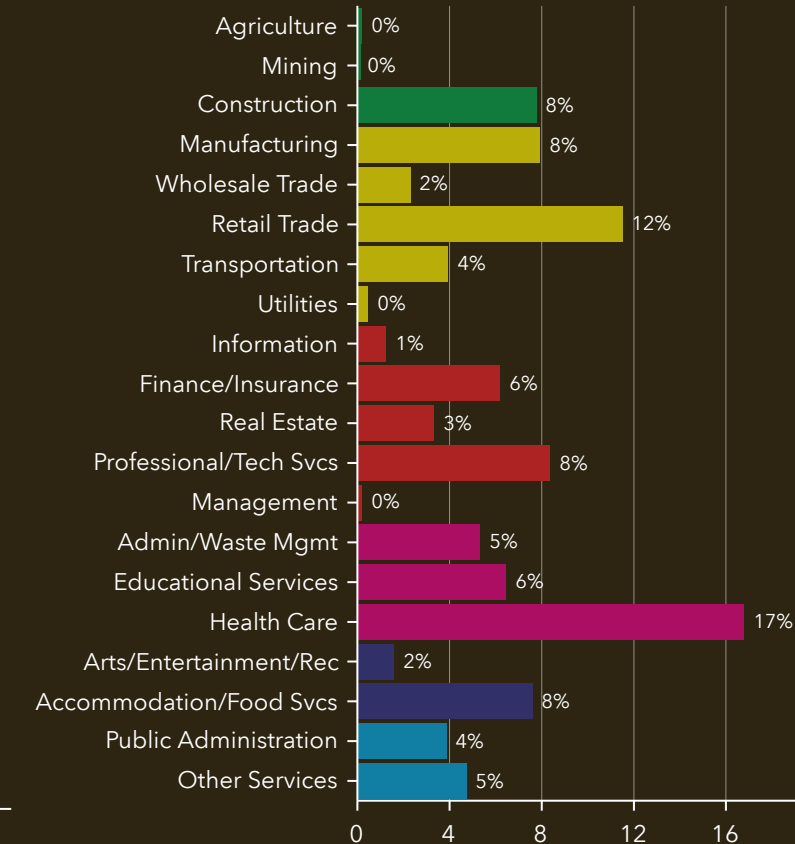
ANNUAL HOUSEHOLD SPENDING



Lifemodes



Labor Force by Industry



Alex Lucke
KW Commercial Tampa Properties
(c): (727) 410-2896
(e): AlexLucke@KWCommercial.com
www.LuckeProperties.com

TAPESTRY
SEGMENTATION
The Fabric of America's Neighborhoods

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023

Tapestry Demographic Summary

9300 Seminole Blvd, Seminole, Florida, 33772 (20 minutes)

9300 Seminole Blvd, Seminole, Florida, 33772

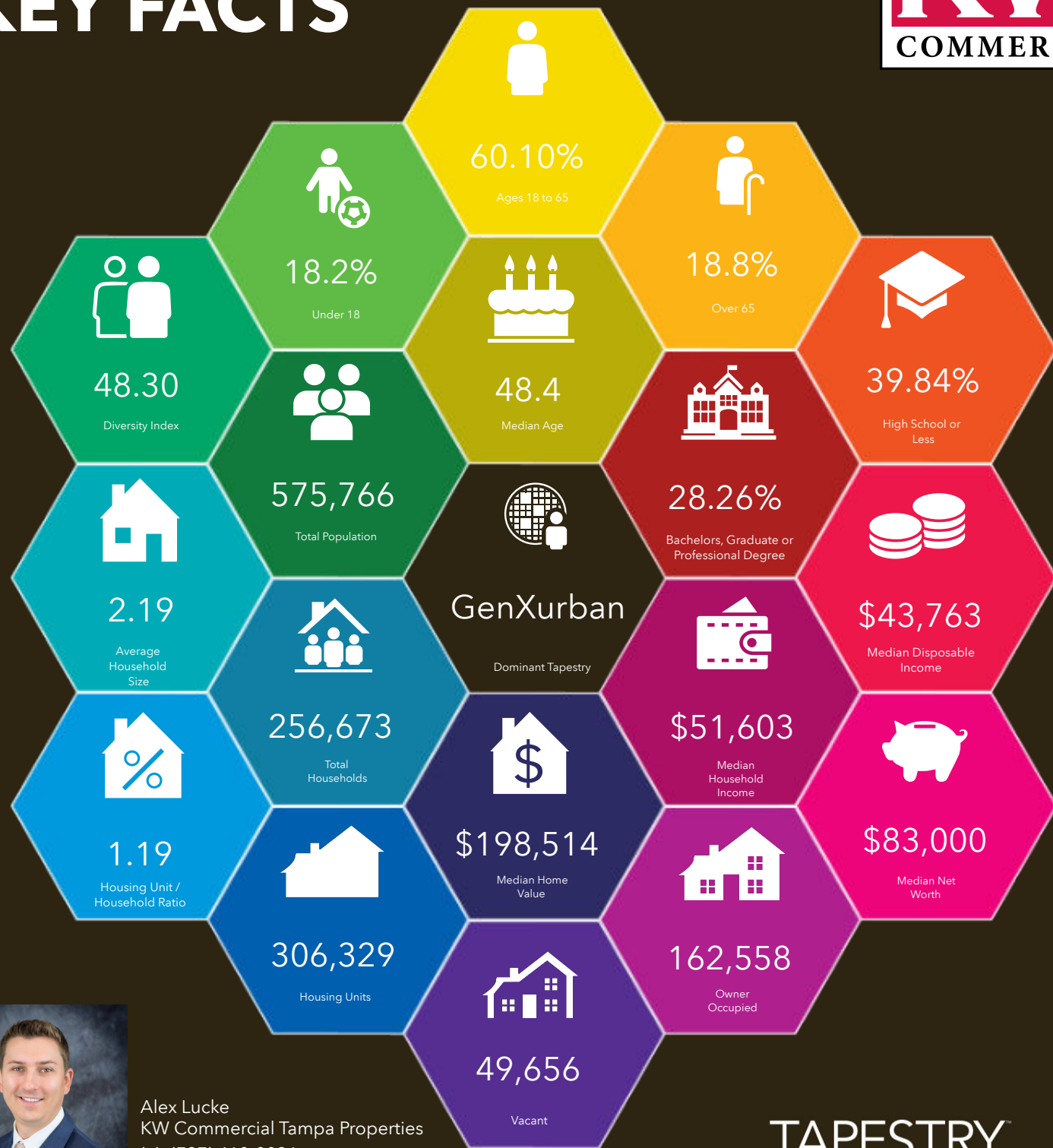
Drive time of 20 minutes

Prepared by Alex Lucke

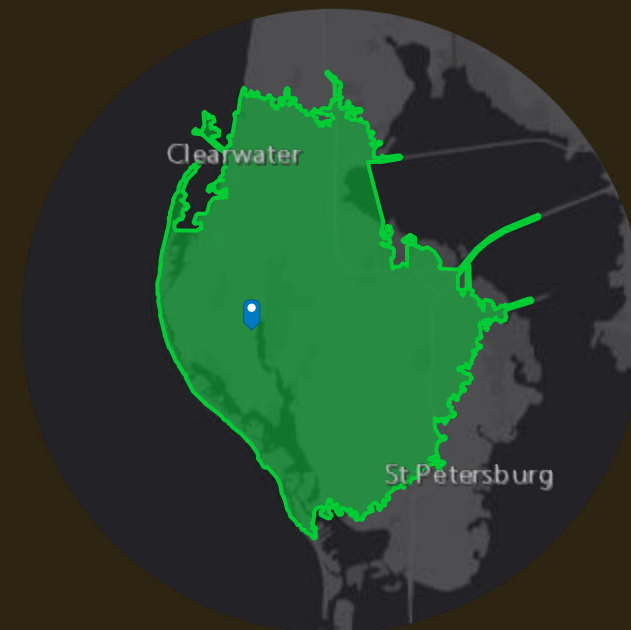
Latitude: 27.85810

Longitude: -82.78751

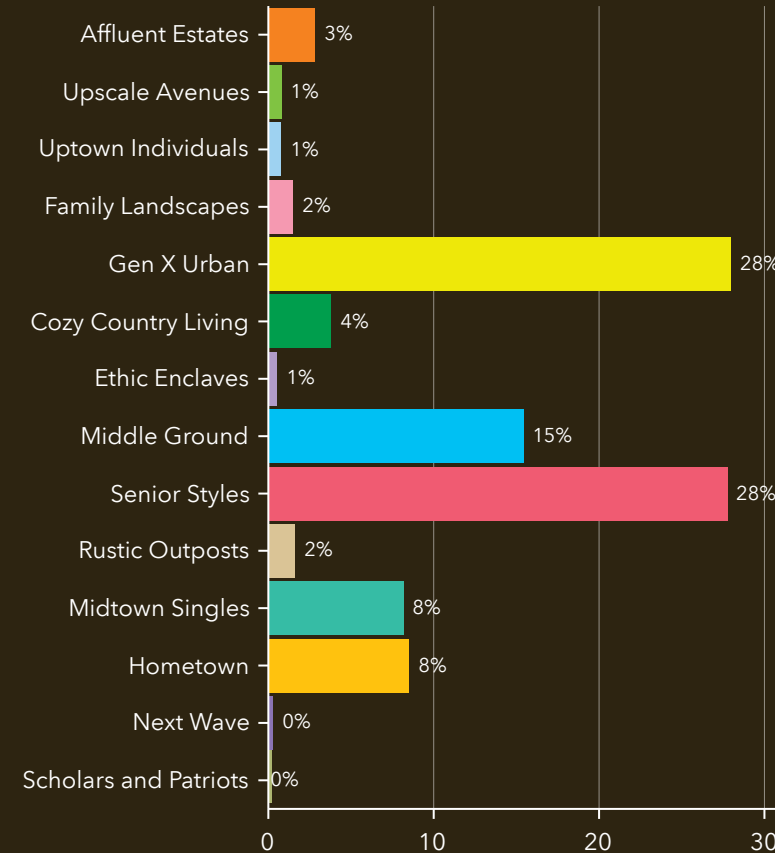
KEY FACTS



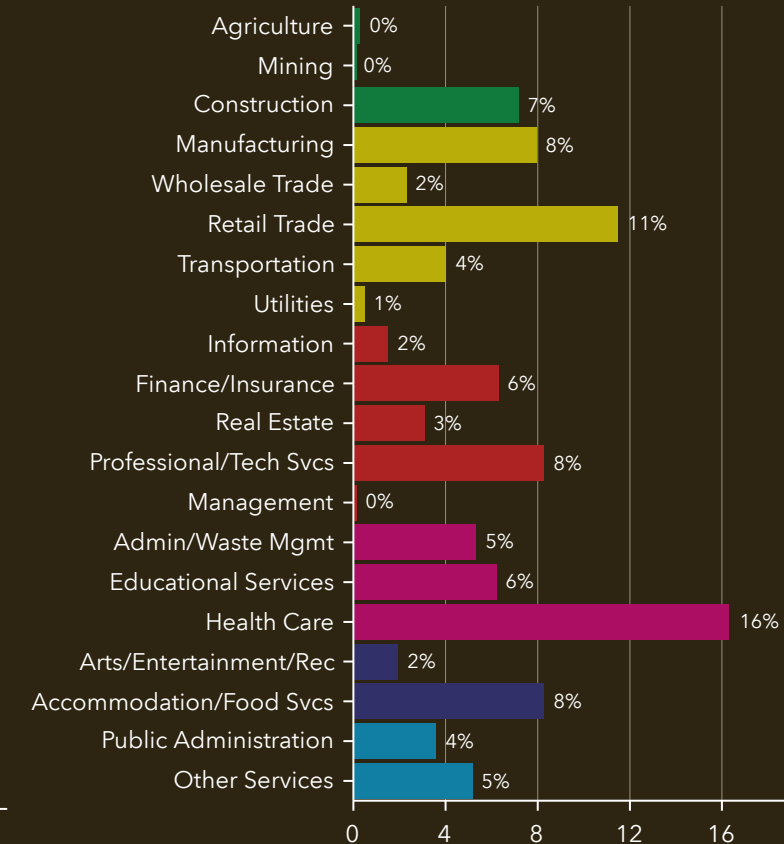
ANNUAL HOUSEHOLD SPENDING



Lifemodes



Labor Force by Industry



Alex Lucke
KW Commercial Tampa Properties
(c): (727) 410-2896
(e): AlexLucke@KWCommercial.com
www.LuckeProperties.com

TAPESTRY
SEGMENTATION
The Fabric of America's Neighborhoods

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023

Tapestry Demographic Summary

9300 Seminole Blvd, Seminole, Florida, 33772 (30 minutes)

9300 Seminole Blvd, Seminole, Florida, 33772

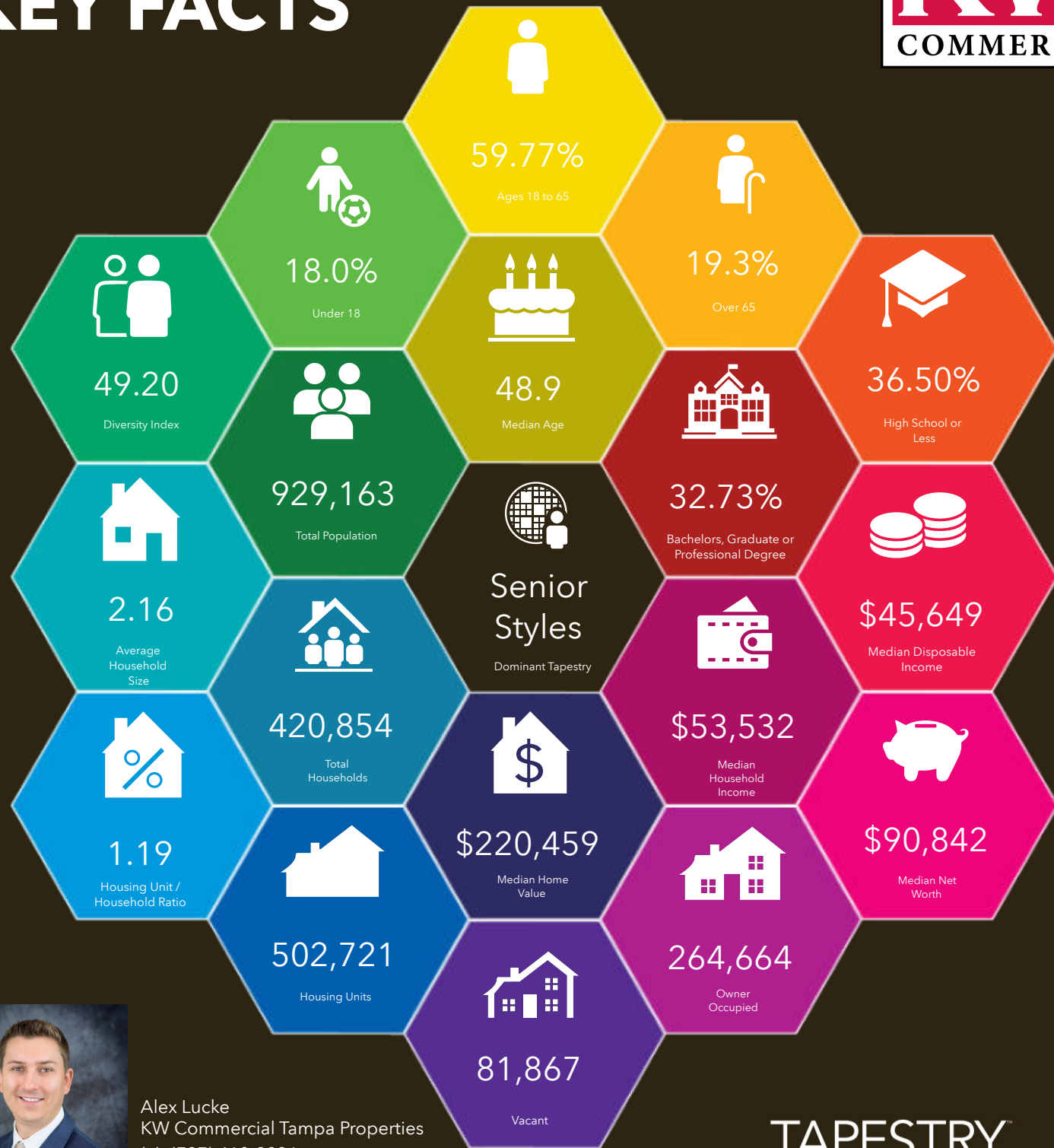
Drive time of 30 minutes

Prepared by Alex Lucke

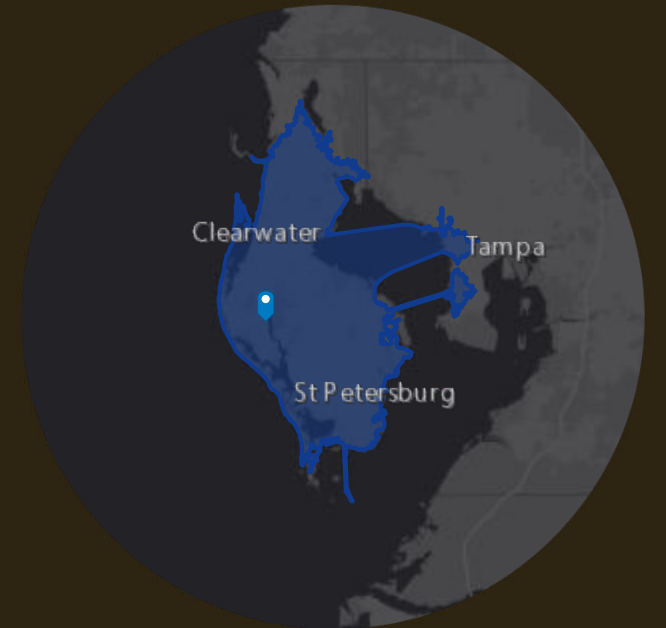
Latitude: 27.85810

Longitude: -82.78751

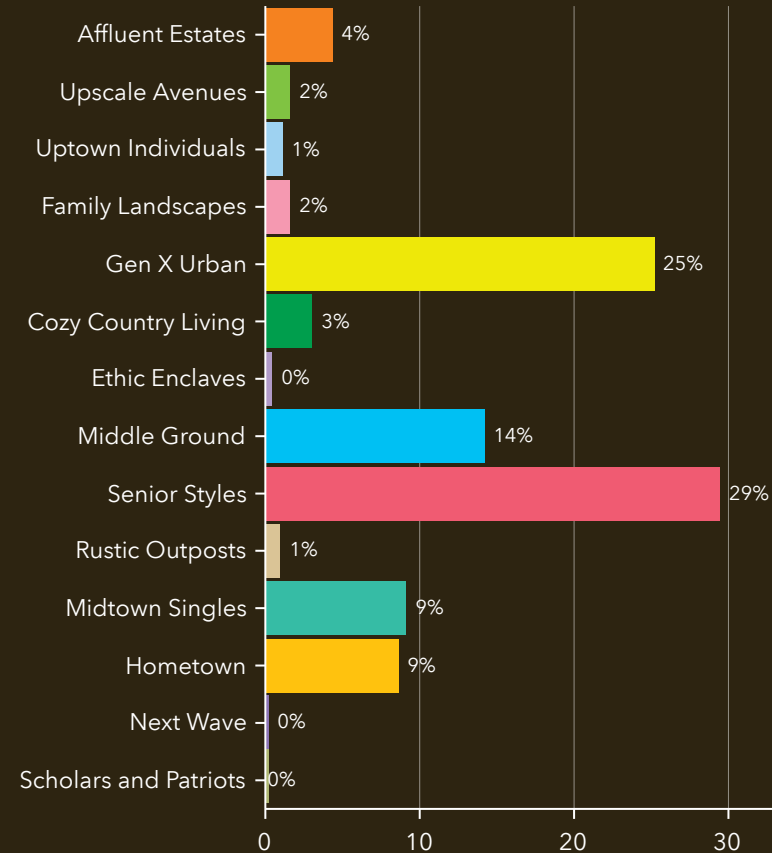
KEY FACTS



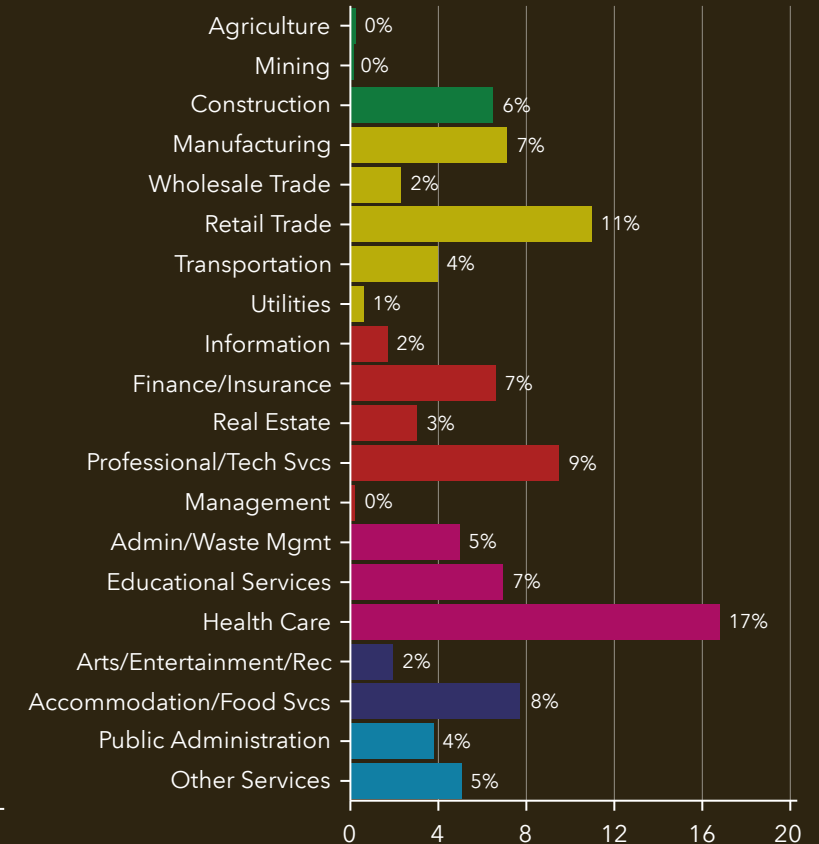
ANNUAL HOUSEHOLD SPENDING



Lifemodes



Labor Force by Industry



Alex Lucke
KW Commercial Tampa Properties
(c): (727) 410-2896
(e): AlexLucke@KWCommercial.com
www.LuckeProperties.com

TAPESTRY
SEGMENTATION
The Fabric of America's Neighborhoods

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2018 and 2023