



FOR SALE

Successful & Established

CAR WASH

Port Arthur 77642

- Turnkey Investment Opportunity (original owner retiring)
- Successful Operating Car Wash
- Prime Mid County Location
- Featuring:
 - 6 Self-Serve Bays
 - 2 Automatic Drive-Throughs
 - 8 Vacuum Stations
- Well-maintained Facility
- Outstanding Visibility
- High-Traffic Corner of 9th Ave & Turtle Creek Dr
- Surrounded by Residential Neighborhoods & High Density Multi-Family Communities
- Convenient Access to FM 365, Hwy 69 & Hwy 73
- Strong Growth Potential

8201 9th Ave

- Offered at \$1.1M
 - Freestanding Building
 - .61 Acre
 - Corner Lot
 - Southeast Texas
- MLS# 262685**



LIBBY MITCHELL

ABR, CLHS, CNHS, CRS, NRP, SRS

Broker/Owner

409.718.1933

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