



## HIGHLY DESIRABLE SELF-SERVE CAR WASH FACILITY

FOR SALE

\$750,000

110 East Spruce Street  
Gridley, CA 95948

Sutter Equities is pleased to offer a highly desirable self-serve car wash facility with property. A long history of revenue generation, positioned at the northeast corner of Spruce Street & State Route 99 in Gridley, Butte County, California. The facility is positioned at the corner of a heavily travelled, fully signalized intersection on Highway 99. The facility has a total of five (5) washing stations: Four (4) fully covered self-serve bays and one (1) additional open-bay washing station located on the north end of the building. There are a total of six (6) vacuum stalls with covered metal canopy structure.

### PROPERTY HIGHLIGHTS

- **Parcel Size:** 0.312 Acres (13,594 SF)
- Signalized intersection
- High traffic count
- Vacuum islands with metal canopy

**FOR MORE INFORMATION, CONTACT:**

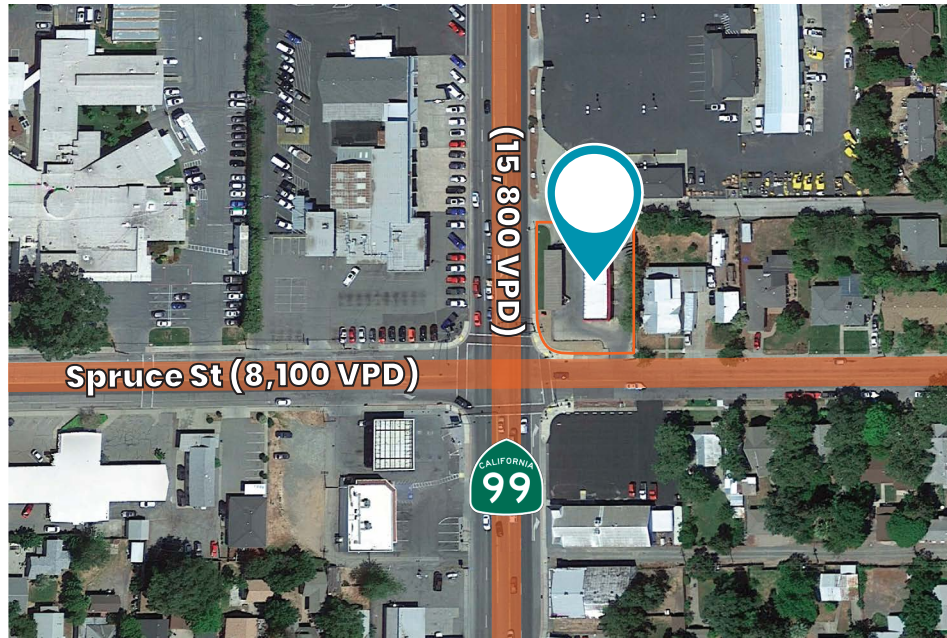


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## PROPERTY AT A GLANCE

- **Facility Name:** Gridley Car Wash
- **Property Address:** 110 East Spruce St  
Gridley, CA 95948
- **APNs:** 010-221-012 & 010-221-018
- **Built:** 1993
- **Net Rentable Building Area for Car Wash Structure:** 2,210 SF







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