

FOR SALE



\$2,582,835

8062 Orange Centre Drive, Lewis Center, Ohio 43035

High Traffic Car Wash for Sale in Lewis Center

- Ninja Xpress Car Wash
- Full Service Car Wash with separate detailing area
- Excellent Investment and redevelopment location
- +/- 14,028 Square Feet of Building
- +/- 1.681 Acre Lot
- Potential Lease Back for 1/2 of the Building
- Ninja Express Business and Real Estate Shown is for Sale, Eclipse Detailing Business and Their Equipment is Not Included (Company Which Leases Space)



Click Here for Video

BEST CORPORATE REAL ESTATE
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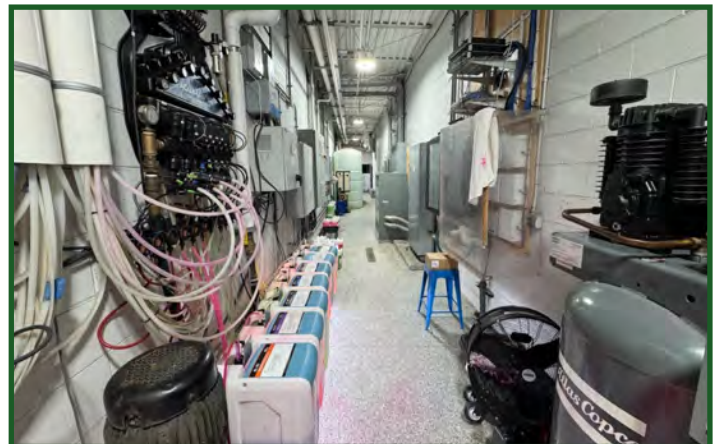
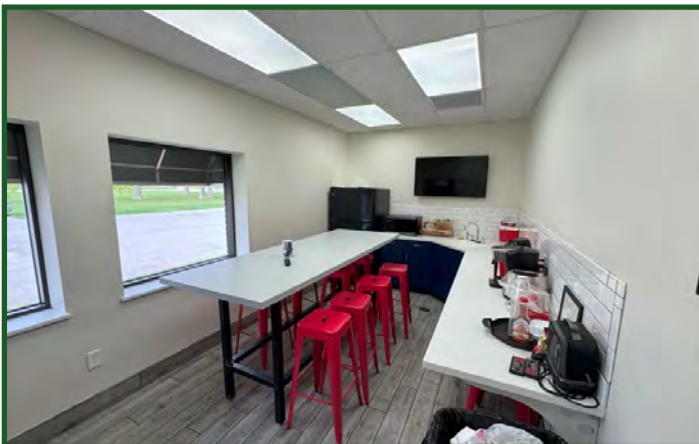
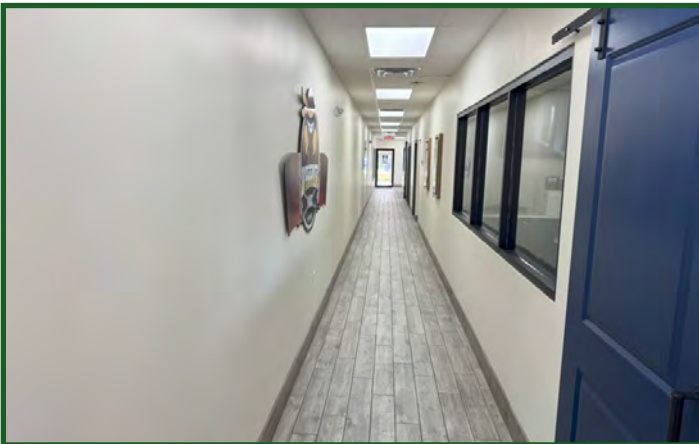
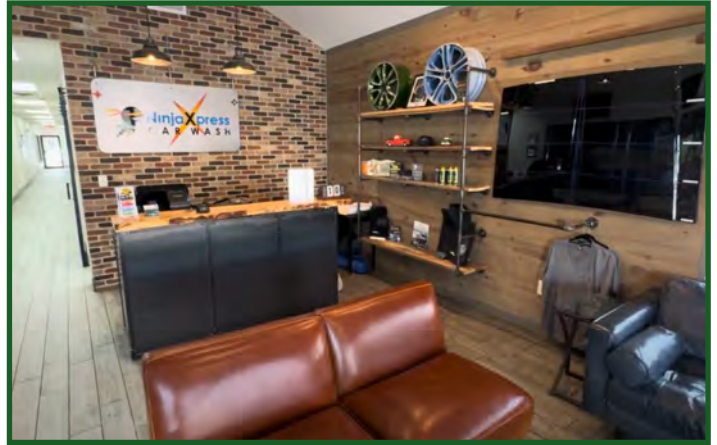
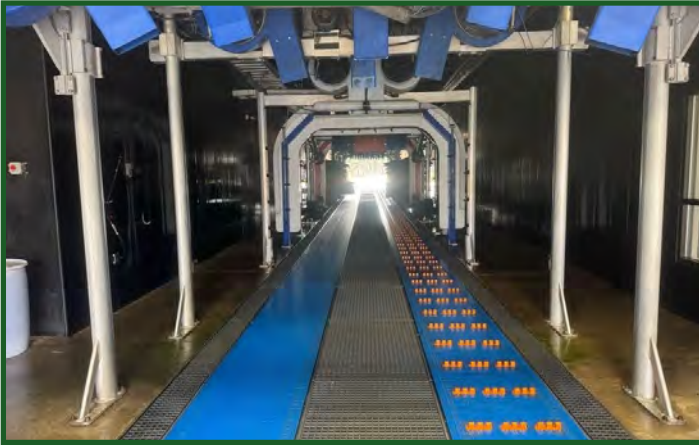
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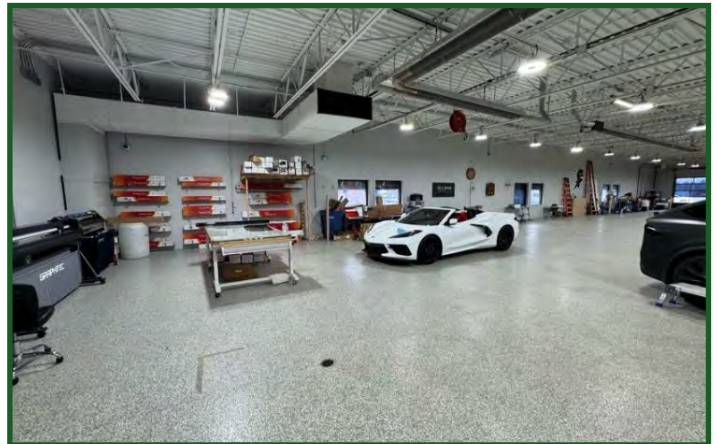
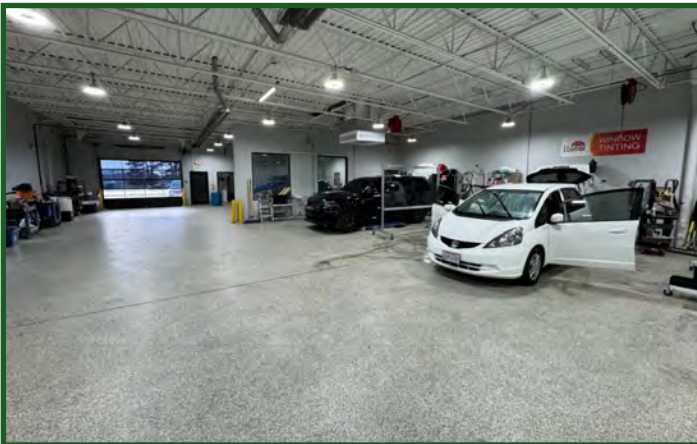
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Property Information

LEGAL

Legal Property Description:	Car Wash
Price:	\$2,582,835
Parcel Number:	318-321-01-005-002
Occupancy:	100%

LAND

Land Acreage:	+/- 1.681
Current Zoning:	Commercial
Jurisdiction:	Orange -Township

STRUCTURAL

Building Square Footage:	+/- 14,028
Unit Square Footage:	+/- 7,000 & 7,028
Floors Above Ground:	1
Year Built:	1990

ADDITIONAL INFO

Drive-in Doors:	3
Lot Specifics:	Separate Detailing Building Included
HVAC:	Overhead
Water System:	Del Co. Water
Sewer System:	Del Co. Water
Real Estate Taxes:	\$62,634

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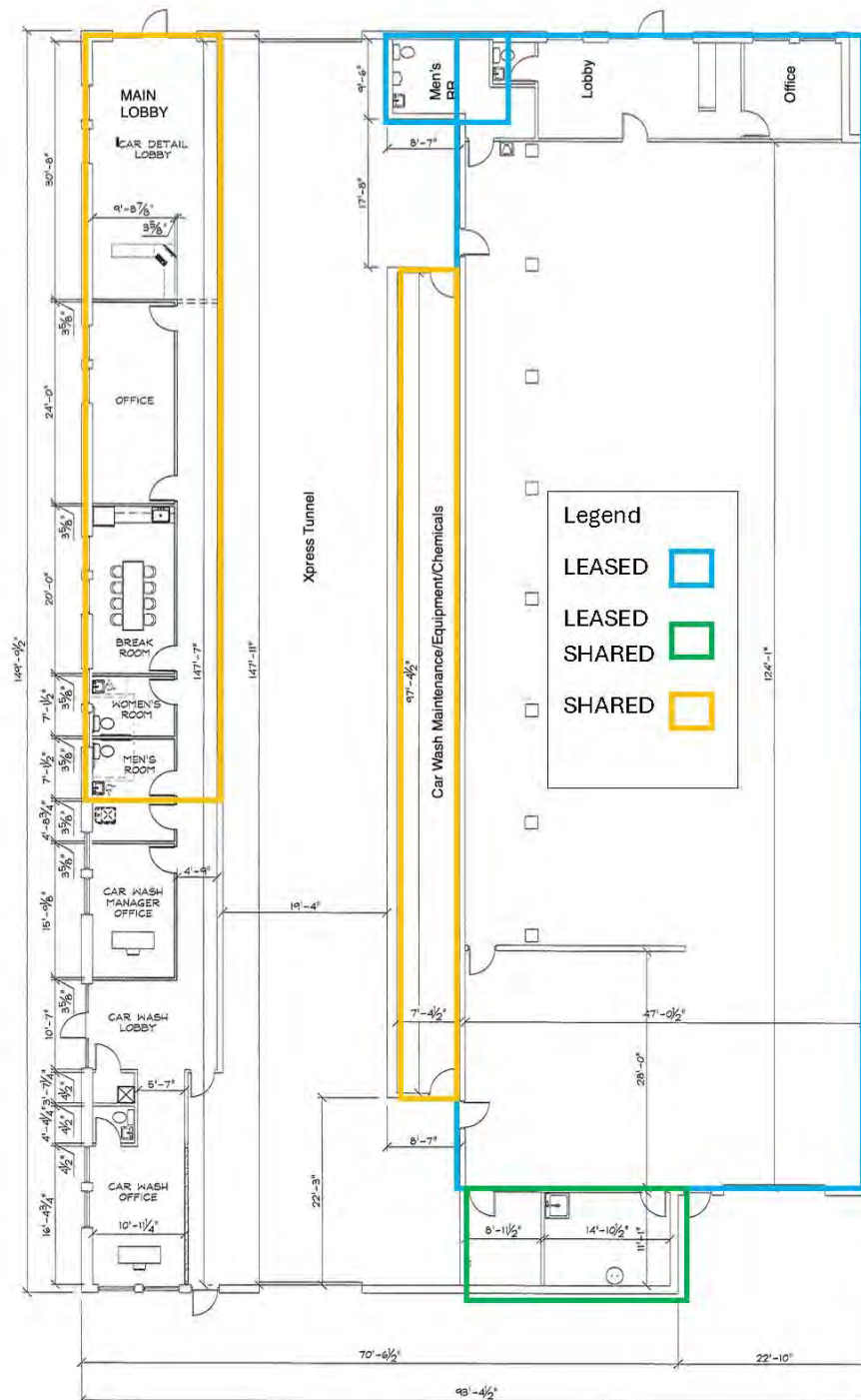


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*Line Drawings are Approximate

Floor Plan



Leased by:

Eclipse Auto Styling

*Eclipse Auto Styling,
Shared by Ninja Express*

*Owned by Ninja
Express, Shared by Both*

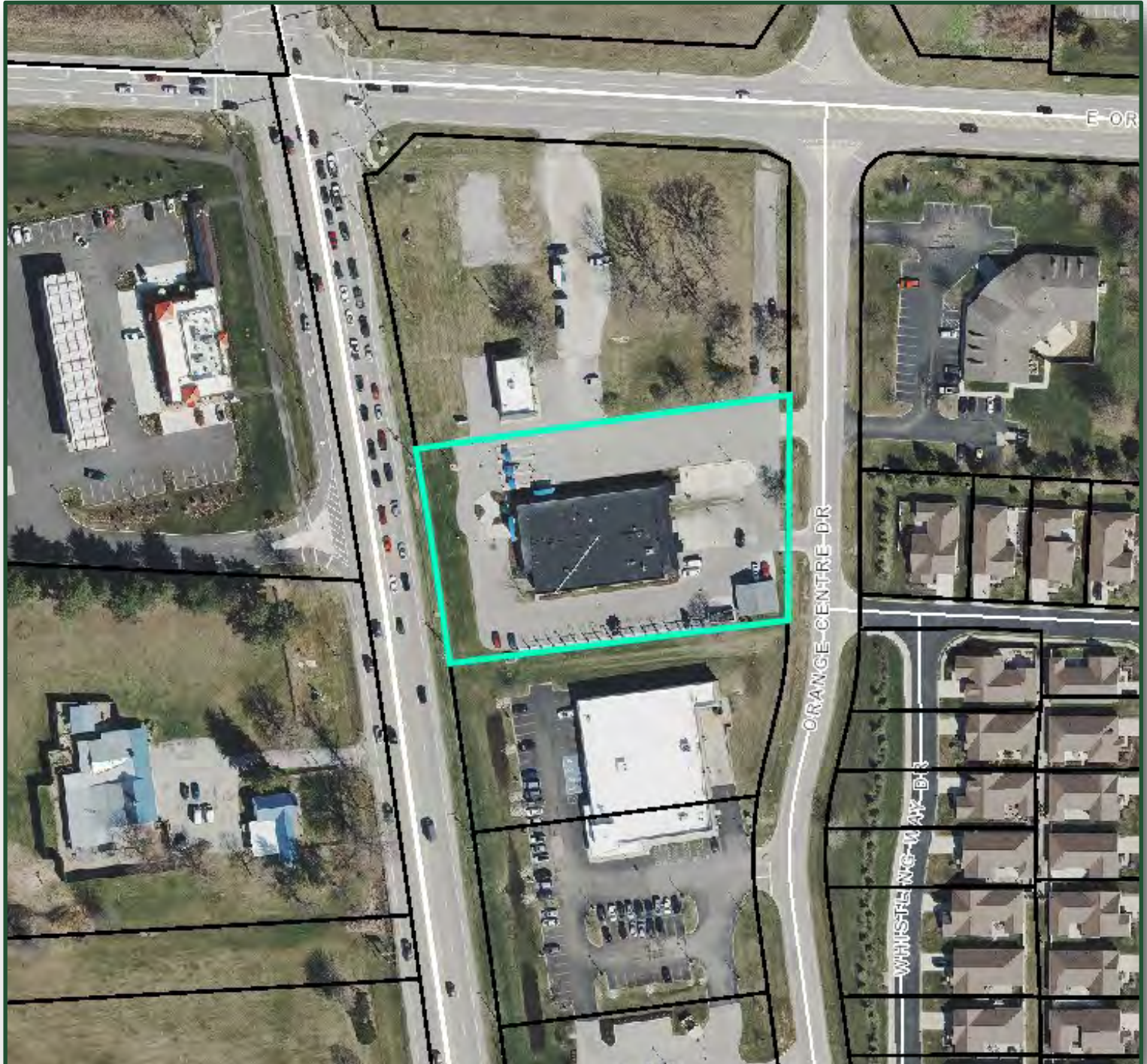
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Parcel View

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Nearby Amenities



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TRAFFIC COUNT

Street	Avg Daily Volume
US Route 23	42,694
E Orange Road	8,740
Hidden Springs Drive	3,852

NEARBY MAJOR ROADS & HIGHWAYS



SITE LOCATION



DEMOGRAPHICS

		WITHIN 1 MILE	WITHIN 3 MILES	WITHIN 5 MILES
Population (2020)		2,478	28,994	79,386
Households (2020)		5,171	18,801	41,129
Avg Household Income (2020)		\$107,283	\$120,986	\$110,482

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