



**\$350,000**

## **1106-1110 MAIN STREET, LEWISTOWN, IL, 61542**

<https://rhoadesrealtors.com>

- Commercial Sale
- Commercial
- Active

Excellent investment opportunity for a car wash and laundromat combination, the "Wash Zone," located on State Route 24/S. Main Street in Lewistown, Illinois. This is the only car wash and laundromat in Lewistown (population 1,963). 2023 net operating income (NOI) was \$69,630 for a nearly 19.8% CAP rate. Traffic counts at this corner are 7900 [...]

### **Building Details**

**NewConstructionYN:** No

**Exterior material:** Block, Brick, Steel Frame

**Heating:** Forced Air, Natural Gas

**Roof:** Rolled/Hot Mop

### **Amenities & Features**



**Waterfront available:** No

**AttachedGarageYN:** No

**PoolPrivateYN:** No

**GarageYN:** No

**FireplaceYN:** No

**Cooling:** Central Air

