


FOR SALE

3 BAY SELF WASH AVAILABLE WAGENER, SC

Key Features

- Parcel size: 19,602 Sqft site | 1,300 Sqft 3 bay car wash
- Adjacent to the only c-store in Wagener, SC
- Full motion access with 6,100 vehicles per day
- Adjacent Circle K sees 342K annual visits according to Placer AI

Property Highlights

- Use: existing 3 bay car wash with vacuums
- Great opportunity for owner operator
- **Site may be restricted against uses competitive with C-Store/Fuel**

Tax Parcel ID	RE Taxes	Zoning	Asking Price
281-17-09-001	\$22,638	Commercial	\$199,000


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