

23970 17 E.Willow St., Mlbrn \$525,000. Comm.



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Next door to Shop-Rite, off Main St. (Prev.21732A)
Lot 125x275 Lot 29 Blk 902 Plt 9 Level site.

Zoning-Industrial

L-72.0 B-79.7 '78 Rate 3.02 Taxes \$4,581.34

Utilities-well/city water

Bldg-cement blk,comp rf,1 story,approx.20+ yrs,
excellent cond.

Present uses: full Service Car Wash. Suitable-same.

Scheduled Gross income: 4-1-77 to 3-31-78-\$205,401.

(4-1-76 to 3-31-77-gross ann.income \$203,334)

Less operating expenses: All expenses, EXCEPT
manager & officer's draw - total expenses \$110,272.

Net operating income: \$95,129. (4-76 to 3-77 -
total expenses \$115,370; net operating income
\$87,964.) Fully equipped car wash, all equipment
in excellent condition. The sale includes a very
profitable car wash business (approx.ann.no. of
cars 55,000), bldg & land. Subject to errors &
omissions.

LR:PJC 379-7484 100031008/120031008 (6-50-50-o.a.a.)

Owners:Rose Scaturro, c/o Louis Scaturro, c/o

Bus.Prem., 376-7508

Comm. 17 E.Willow St.,Mlbrn

\$525,000.

12/13/78 Under contract by Sussman
1/11/79 Sold by DVS