RARE FIND!

5 YR OLD EQUIPMENT & LAUNDROMAT

*OWNER MOVING*

BUSINESS FOR SALE
312 Lincoln Ave Fox River Grove IL 60021

LAUNDRY CONCEPTS INC.
COMMERCIAL LAUNDRY SOLUTIONS

DAVID GRADLE 630.204.9400 david.gradle@laundryconcepts.com

ANDY MARCIONETTI 630.404.9400 andy@laundryconcepts.com
BUILT IN 2017
THIS TURNKEY LAUNDROMAT OPPORTUNITY IS A RARE FIND!

**ASKING PRICE:** $575,000
Minimum Investment Required: 35% - 40%

**CASH FLOW:** $145,928.76

**GROSS INCOME:** $294,000

Real Estate: For Lease: Rent: $1,560
Located in Fox River Grove, this community laundromat is an ideal opportunity for a first time operator.

**INCLUDES:**
- Industry leading Continental Sofrmount washer extractors and Natural gas stacked tumbled dryers.
- NEW construction 2017.
- Over 40 parking spaces.
- Modern design with ample lighting.
- LaundryCard payment system.
- High-end finishes.
- Bill breaker.
- Folding tables.
- Soap vending.
- Seating.
- Attendant area/secure room.

**WITH AN EXCELLENT REPUTATION!**

The Washery Laundromat

4.9 ★★★★★ 83 Google reviews
Laundromat in Fox River Grove, Illinois

**Address:** 312 Lincoln Ave, Fox River Grove, IL 60021
**Hours:** Open - Closes 12AM

**Health & safety:** Staff wear masks • Staff get temperature checks • Staff required to disinfect surfaces between visits • More details

**Essential Business — Recession Resistant**
**High-speed Performance**
**Easy to Manage — LaundryCard Payment System**

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