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# FOR PRIVATE SALE

## Impressive Going Concern Carwash Complex Outstanding Freehold Investment & Impressive Business

### 467 Maroondah Highway, Lilydale Vic



## Adjoins Very Busy Shell/Coles Express Petrol Station

Note: The information contained in this brochure has been obtained from sources we believe to be reliable and therefore have no reason to doubt its accuracy. The vendor and its agents will not be held responsible for any error or mis-description which may appear herein. Prospective purchasers are thus advised to make whatever investigation they deem necessary. All dollar amounts exclude GST unless otherwise stated.

# FREEHOLD PROPERTY & GOING CONCERN BUSINESS INFORMATION



**Location:** 467 Maroondah Highway, Lilydale Vic

EcoWash Lilydale is a first class, very well operated carwash complex adjoining and sharing access with Shell/Coles Express Lilydale, one of Melbourne's busiest petrol stations.

An outstanding position for this really impressive carwash complex benefitting from a large, well exposed and readily accessible 2,315m<sup>2</sup> site with Commercial zoning.

**Title:** Volume 11038 Folio 109, being Lot 2 on Plan of Subdivision 533752C.

**Land:** 2,315m<sup>2</sup>, with Commercial 2 zoning.

**Improvements:**

- Five self-serve bays plus one touch free automatic bay.
- Plant room, plus separate office, change machine and vending units.
- Two dog washes, plus covered vacuum bays
- Extensive site works including borewater and 90 litre capacity holding tanks.
- All presented in immaculate condition, recently fully re-equipped.

**Business Details:**

- A very well managed, family operated going concern.
- Strong trading performance featuring continued earnings growth.
- Trading Details available on Strictly Confidential basis.
- Inspection by Appointment Only.

**Contact Exclusive Selling Agent:**

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