

For Sale - Service Station

Former Jiffy Lube

648 S. Whitney Way
Madison, WI 53711

Located next to Walgreens
One block south of University Research Park

Price: \$910,000



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PROPERTY SUMMARY

648 SOUTH WHITNEY WAY



Property Summary

Price:	\$910,000
Building SF:	1,870 SF
Lot Size:	.49 AC
Frontage:	84'
Year Built:	1992
Power:	200 A; 240 V
Lighting:	T8 Fluorescent
Clear Height:	12'
Drive-In Doors:	(6) 10'x12'
Service Pits:	(3) 3'x15.5'
Zoning:	Commercial Center (CC)

Property Overview

Re-use or convert this former Jiffy Lube service station featuring (3) service bays, (3) service pits, above-ground oil and transmission fluid tanks, air compressor, and (6) motorized drive-in doors.

The 700 SF retail portion has (2) restrooms and is fully heated and cooled. The 1,170 SF shop space is heated via a ceiling mounted modine furnace. Underground pit space provides additional storage and work space. Lighted monument signage is available on Whitney Way.

Location Overview

The site is well situated on Madison's west side neighboring many local and national businesses. Directly across Whitney Way boasts the University Park apartment project, which will house over 450 new residents.

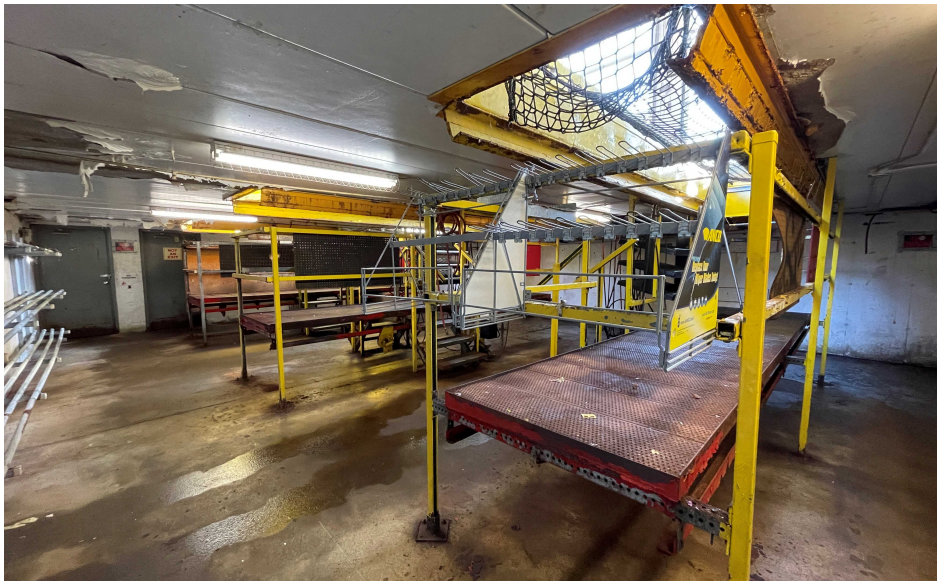
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PROPERTY PHOTOS

648 SOUTH WHITNEY WAY



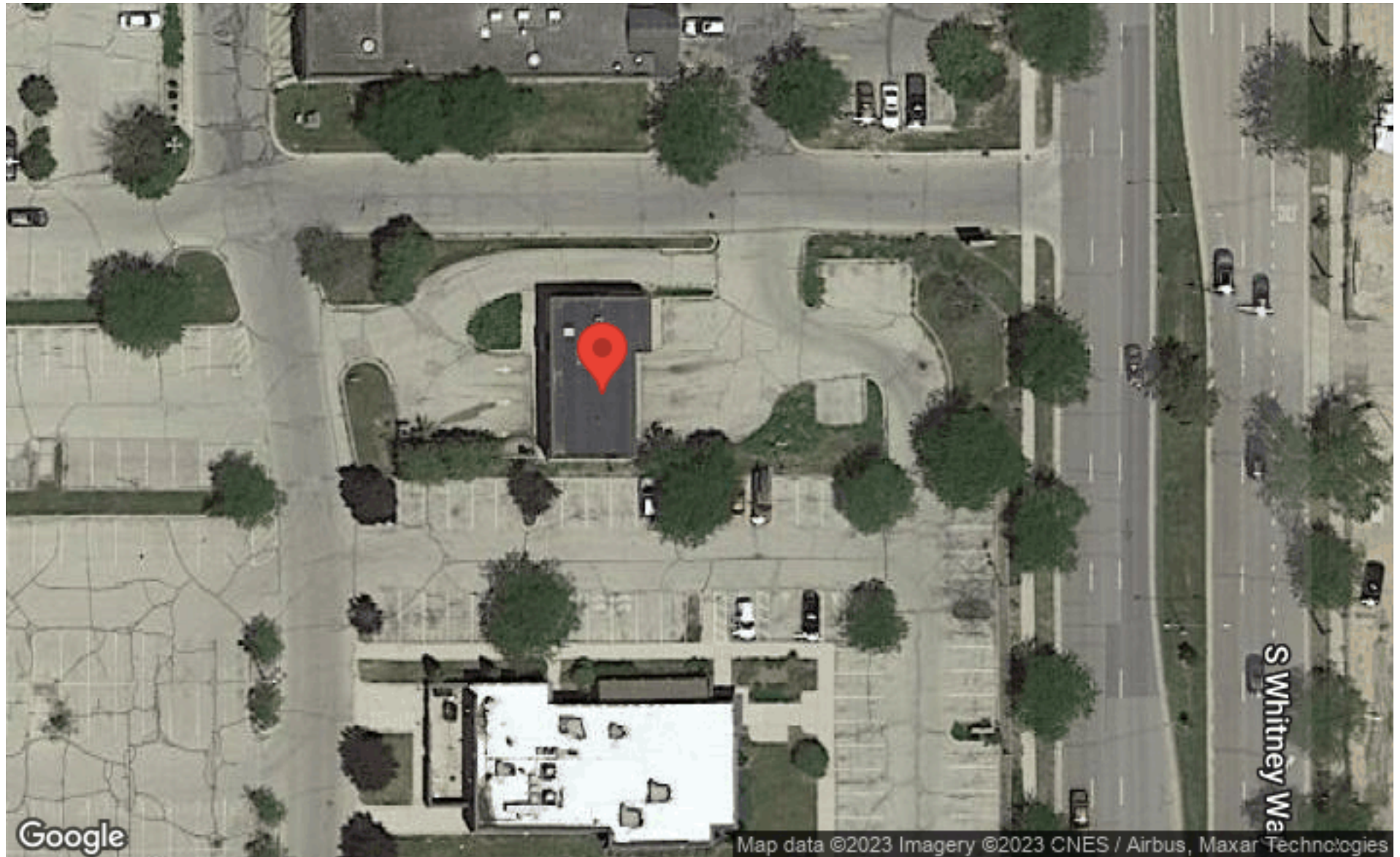
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AERIAL MAP

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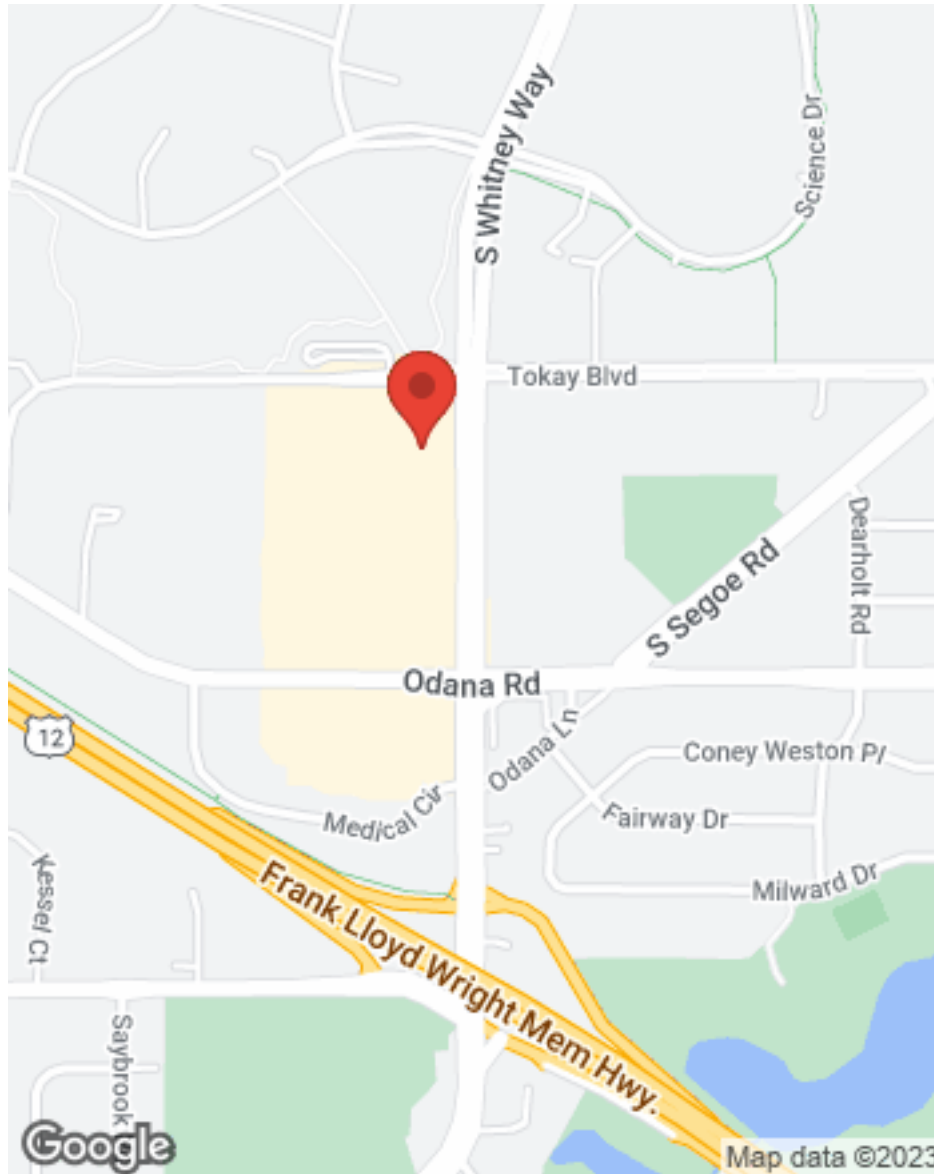
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LOCATION MAPS

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BUSINESS MAP

648 SOUTH WHITNEY WAY



DISCLAIMER

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