

For Sale



Quickway Car Wash & Oil Change

1989 W Northwest Hwy
Dallas, TX 75220



Hunington

Hunington Properties, Inc.
7700 Windrose Ave. Suite 03-128
Plano, Texas 75024
214-689-3600
hpiproperties.com

OWNER/USER OPPORTUNITY



INVESTMENT HIGHLIGHTS

- Situated on the bustling W Northwest Hwy in Dallas, Texas, Quickway Carwash & Oil Change benefits from high visibility and easy accessibility, attracting a steady flow of customers.
- Established Business: Quickway Carwash & Oil Change is a well-established business with a existing track record. It has built a strong reputation within the community for providing car wash and oil change services.
- This opportunity offers potential for multiple revenue streams from the car wash side of the property as well as the oil change side of the property.

QUICKWAY CAR WASH & OIL CHANGE

1989 W Northwest Hwy., Dallas, Texas 75220



Executive Summary

Sale Price	\$1,395,000
Building Size	6,007 SF
Lot Size	1.36 AC
Year Built	2003

Car Wash & Oil Change Property and Business



Demographics

Population (2023)	2 mi. - 17,219
	5 mi. - 250,032
	10 mi. - 1,106,528
Average HHI	2 mi. - \$114,868
	5 mi. - \$95,550
	10 mi. - \$102,768

Traffic Counts

W Northwest HWY: 23,347 vpd



Matthew Kivnani
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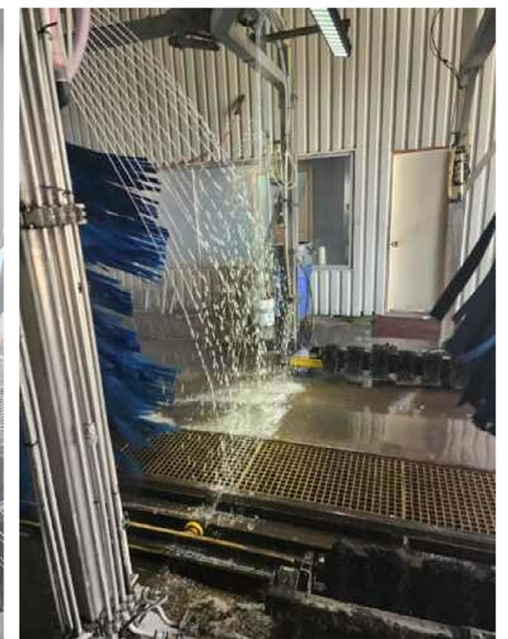
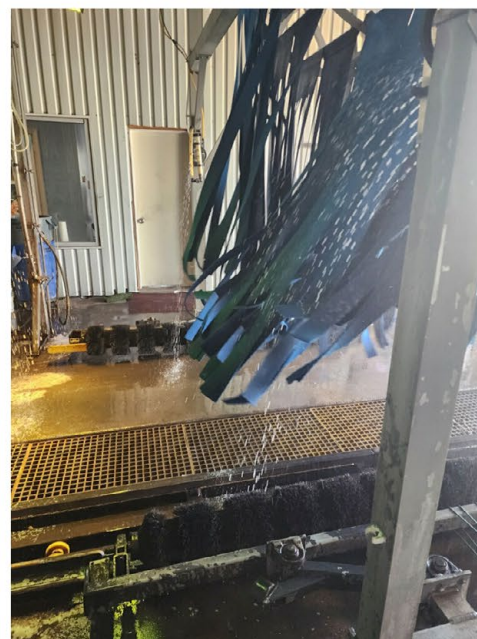
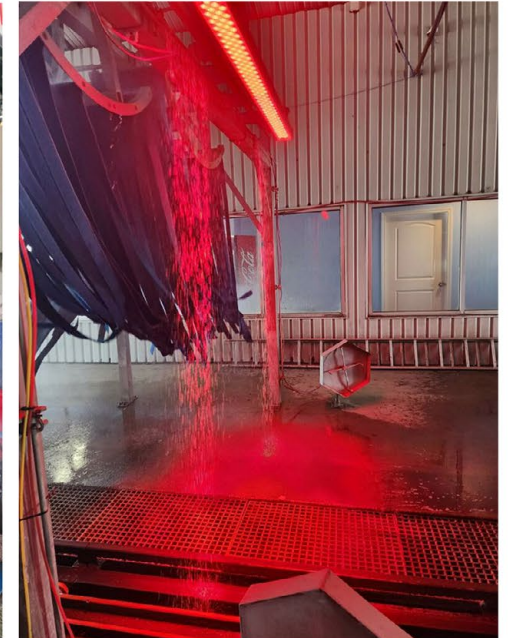
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CAR WASH INTERIOR







SITE

- LAS COLINAS**
- The Four Seasons Resort & Club
 - Five-Diamond Resort
 - Las Colinas Country Club
 - Hackberry Creek
 - Irving Music Factory 18 Acres of Retail & Entertainment
 - The Pavillion Toyota Music Factory 14,000-seat Concert Hall

IRVING PUD6 Master Plan- Tract D
1,500 Housing Units
3.5mm SF of Mixed Use

IRVING PUD6 Master Plan- Tract A
7,500 Housing Units
4.5mm SF of Mixed Use

 **Dallas Love Field**

 **Southwest**

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Information About Brokerage Services

Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

AS AGENT FOR OWNER (SELLER/LANDLORD): The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

AS AGENT FOR BOTH - INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of *each party* to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
 - o that the owner will accept a price less than the written asking price;
 - o that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - o any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

AS SUBAGENT: A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

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Buyer/Tenant/Seller/Landlord Initials

Date