



BUSINESS OPPORTUNITY!

Coin Laundry for SALE

6271 Imperial Ave.
San Diego, CA 92114

\$210,000

Golden State
Laundry Systems

1729 Coolidge Ave. Suite B
National City, CA 91950

www.gsls4laundry.com



Property	Type	Equipment	Square Foot	Lease Terms
Business	Coin Laundry	Mixed	Approx. 1,800	15 yrs

Very clean coin laundry located near the intersection of
Imperial Ave. and 63rd St.

Excellent lease terms with options.

Located in a busy strip center with plenty of parking.

Don't let this great investment pass you by,
Call today and make an offer!!



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Property Address:

6271 Imperial Ave. San Diego, CA 92114



Property	Type	Equipment	Square Foot	Lease Terms
Business	Coin Laundry	Mixed	Approx. 1,420	4 yrs. + 2-5 yr opt.

Sales Price: \$210,000

INCOME:

Wash & Dry: \$ INCL.
Vending/Other \$ INCL.

Gross Income \$ 9,000

EXPENSES:

Rent \$ 1,675
Utilities \$ 2,500
Trash Collection \$
Insurance \$ 80
Personal Property Tax \$
CAM \$
Vending Exp. \$ 150
Parts/Repairs \$ 150
Attendant \$ 450
Alarm \$
Supplies/Misc. \$ 50
Telephone/Internet \$
Dish TV \$
Marketing \$
Average Monthly Expenses \$ 5,055

NET MONTHLY PROFIT \$ 3,945

ESTIMATED ANNUAL INCOME \$ 47,340

Equipment

Qty	Description	Vend	Age
Top Load Washers			
13	Speed Queen	\$1.75	7 Years
Front Load Washers			
6	Speed Queen 18lb.	\$1.75	12 Years
4	Wascomat W125	\$3.50	12 Years
9	Dexter T400	\$2.75	12 Years
6	Wascomat 50lb.	\$4.00	12 Years
Dryers			
7	ADC330	\$0.25/8mins	12 Years
9	ADC230	\$0.25/8mins	12 Years
Change Machines			
1	BC2800 Rear Load		
Owned Vending Machines			
1	Soap		
1	Soda		
Outside Vending Machines			