

Executive Summary



**PROPERTY SUMMARY**

<b>Sale Price:</b>	\$350,000
<b>Lot Size:</b>	1.0 Acres
<b>Building Size:</b>	4,940 SF
<b>Year Built:</b>	1979
<b>Zoning:</b>	HC
<b>Market:</b>	NE Springfield
<b>Cross Streets:</b>	

**PROPERTY OVERVIEW**

Price Reduced.

**PROPERTY HIGHLIGHTS**

- Eight Bays - 2 automatic and 6 self-service; Two storage garages - could be two additional bays
- Eleven vacuums - six stations; One shampoo / fragrance station; One vending station
- Traffic Counts: 23,613 (Kearney East of Kansas - 2010)
- Real Estate Taxes: \$5,921 (2019)

The information listed above has been obtained from sources we believe to be reliable; however, we accept no responsibility for its accuracy.

SPECIAL PURPOSE  
PROPERTY FOR  
SALE

**1137 W KEARNEY ST - CAR WASH**  
**1137 W KEARNEY ST, SPRINGFIELD, MO 65803**

**100**Years  
SINCE 1909

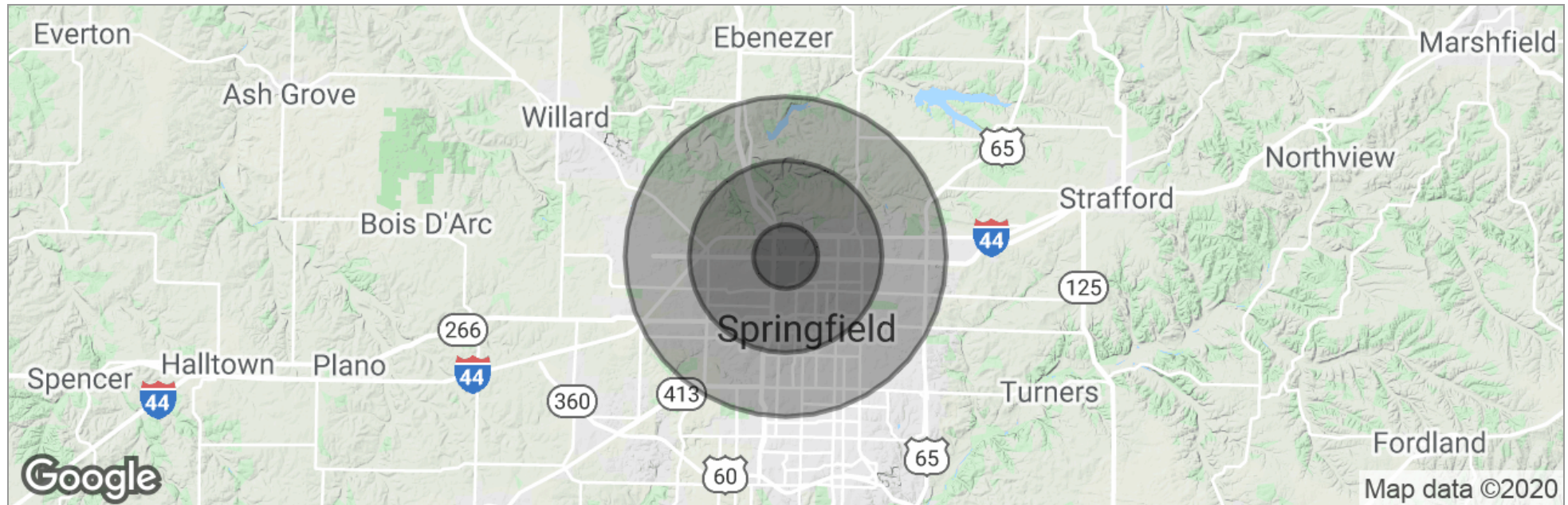
Aerial



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**R.B. | MURRAY COMPANY**  
COMMERCIAL & INDUSTRIAL REAL ESTATE

Demographics Map



	1 Mile	3 Miles	5 Miles
Total Population	7,507	61,609	123,936
Population Density	2,390	2,179	1,578
Median Age	36.7	32.8	32.5
Median Age (Male)	36.9	32.6	31.8
Median Age (Female)	37.0	33.6	33.5
Total Households	3,115	25,141	51,333
# of Persons Per HH	2.4	2.5	2.4
Average HH Income	\$35,567	\$35,192	\$39,337
Average House Value	\$84,114	\$103,639	\$118,854

\* Demographic data derived from 2010 US Census

Advisor Bio & Contact 1

**ROBERT MURRAY, JR., SIOR**  
**Chief Financial Officer**



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**Professional Background**

For more than 50 years, Robert B. Murray, Jr. has been developing, selling and leasing commercial real estate. Offering a wealth of experience and insight, he is an active member of the Society of Industrial and Office Realtors (SIOR), and has worked extensively with some of the largest commercial and industrial real estate firms in the country.

A graduate of Drury College, Bob furthered his education by attending classes at the Master Appraisal Institute (MAI) and seminars through the International Council of Shopping Centers (ICSC). In 1984, he became a member of the Society of Industrial and Office Realtors (SIOR).

Bob is also active in the Springfield business community. He presently is a member of the Emeritus Board of Lester E. Cox Medical Center. In the past, Bob has been a long standing member of the board of directors at Lester E. Cox Medical Centers, where he has been president and chaired the Buildings and Grounds Committee. Bob was a member of the Commerce Bank Board for 26.5 years, and he has also been a director of Hickory Hills Country Club and was the president of the Business and Development Division of the Springfield Area Chamber of Commerce.

**Memberships & Affiliations**

Society of Industrial and Office Realtors (SIOR)

EST. 1909