

NAIL SPA ASSET SALE

Port St Lucie, Florida



FOR SALE | \$160,000



COMMERCIAL REAL ESTATE

49 SW Flagler Ave. Suite 301
Stuart FL, 34994
www.commercialrealestatellc.com

Carlos Pelaez

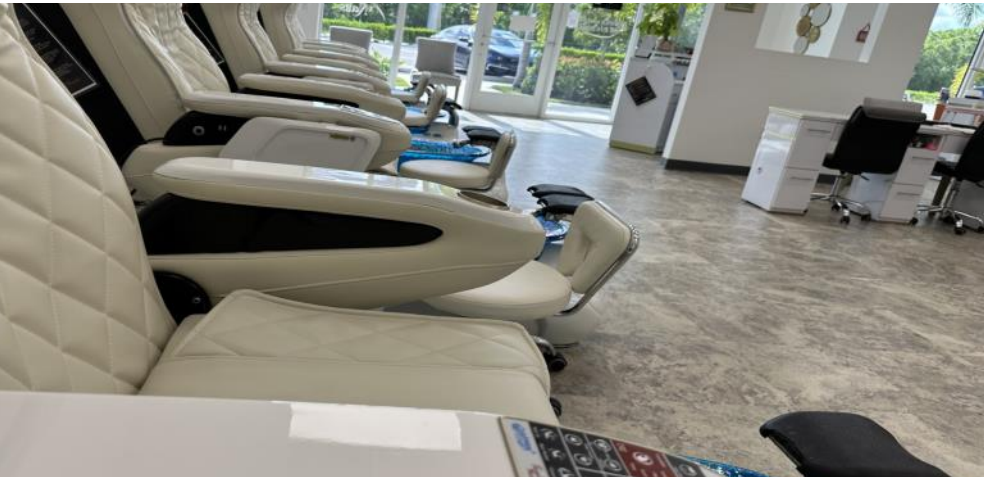
772.286.5744 Office

772.215.3436 Mobile

cpelaez@commercialrealestatellc.com

PROPERTY OVERVIEW

- Exclusive chance to acquire premium Nail Salon assets.
- The package comprises 8 nail stations, 8 pedicure stations, 3 individually rentable rooms, and all salon equipment (refer to page 3) included in the sale.
- Additionally, a website with measurable metrics is included.
- **Do not disturb staff on site.**



PRICE	\$160,000
SUITE SIZE	1,701 sf
BUILDING TYPE	Retail
FRONTAGE	275.73'
TRAFFIC COUNT	10,400 ADT
YEAR BUILT	2021

NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.



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EQUIPMENT LIST

WASHER/DRYER	1
MICROWAVE	1
MINI REFRIGERATOR	1
SANITIZER	1
TOWEL WARMER	1
WAX CHAIR	1
WAX MACHINE	1
FACIAL CHAIR	1
FACIAL MACHINE	1
MESSAGE BED	1

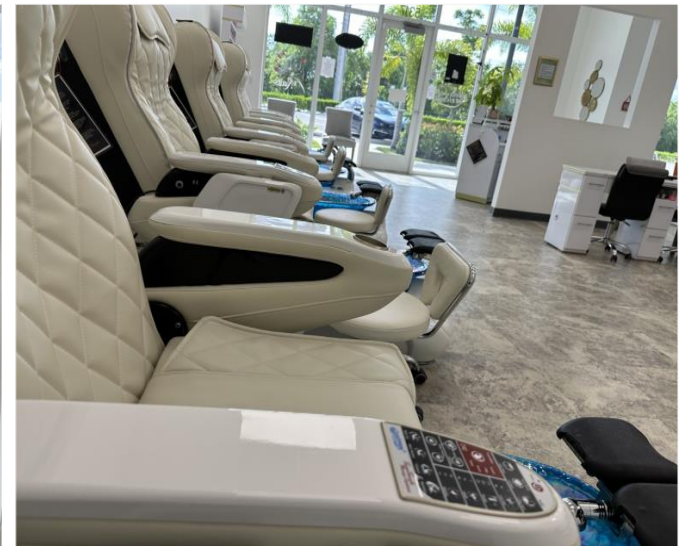
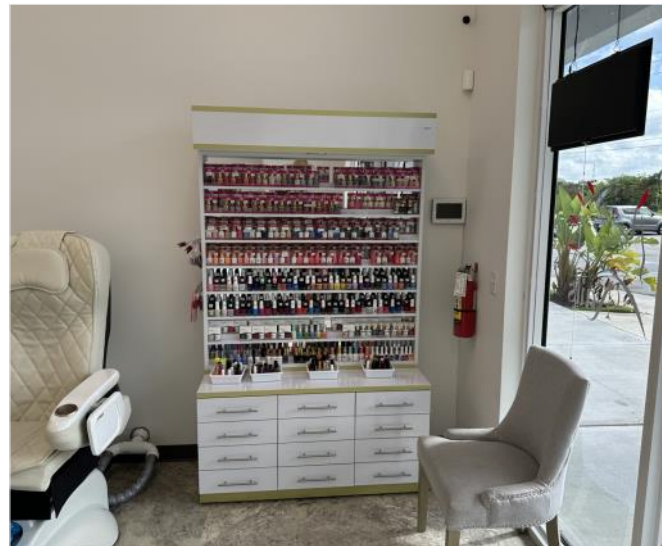
PEDICURE CHAIR	8
NAIL DESK	8
RECEPTION DESK	1
NAIL DRYER	1
NAIL POLISH RACK	1
DESK CHAIRS (TECHS)	8
DESK CHAIRS (CUSTOMERS)	6
TECH STOOL	8
PORTABLE SHELVES	2
PORTABLE STORAGE CARTS	2
ROOMS STOOLS	4
ROOM LAMPS	3
NAIL DRYING CHAIRS	4
DOUBLE SINK VANITY	1



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SITE PHOTOS



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DEMOGRAPHICS

2023 Population Estimate

1 Mile	7,653	1 Mile	\$75,784	1 Mile	35.10
3 Mile	33,650	3 Mile	\$75,410	3 Mile	38.60
5 Mile	98,189	5 Mile	\$71,763	5 Mile	39.40

2023 Average Household Income

Average Age

2028 Population Projection

1 Mile	8,307	1 Mile	\$63,072	1 Mile	36
3 Mile	35,938	3 Mile	\$61,927	3 Mile	39
5 Mile	104,157	5 Mile	\$57,714	5 Mile	39

2023 Median Household Income

Median Age



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POST ST LUCIE



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