



OLD SHELL ROAD & SAGE AVENUE  
NEW CONSTRUCTION READY 1<sup>ST</sup> QUARTER 2008  
C-STORE WITH BRANDED GAS STATION  
1,500 S.F. 24/7 COIN LAUNDRY  
SALES PRICE: \$340,000.00  
DOWN PAYMENT: \$100,000.00  
ANNUAL NET INCOME: \$101,250.00

 **LAUNDRY  
DISTRIBUTORS**

**CALL BILL KELSON FOR MORE INFORMATION  
PH: 678-233-7860**