

NEWLY RENOVATED TURNKEY LAUNDROMAT FOR SALE



611 10TH STREET NORTHWEST
CANTON, OH 44703

SALE PRICE: \$350,000



PROPERTY HIGHLIGHTS

- Total Building SF: 1,320 SF | Acres: .076 AC
- Coin Only (No Card Readers)
- Laundromat Equipment Included in Sale (24 Dryers and 14 Washers)
- New Countertops, Steel Doors, and Security System
- New Electrical Service and Panel (3-Phase Power)
- Roof Replaced in 2026
- Two New 40-Gallon Hot-Water Tanks
- Year Built: 1958
- Zoning: General Business
- 2025 Annual Real Estate Taxes: \$996.16



LISTING AGENTS

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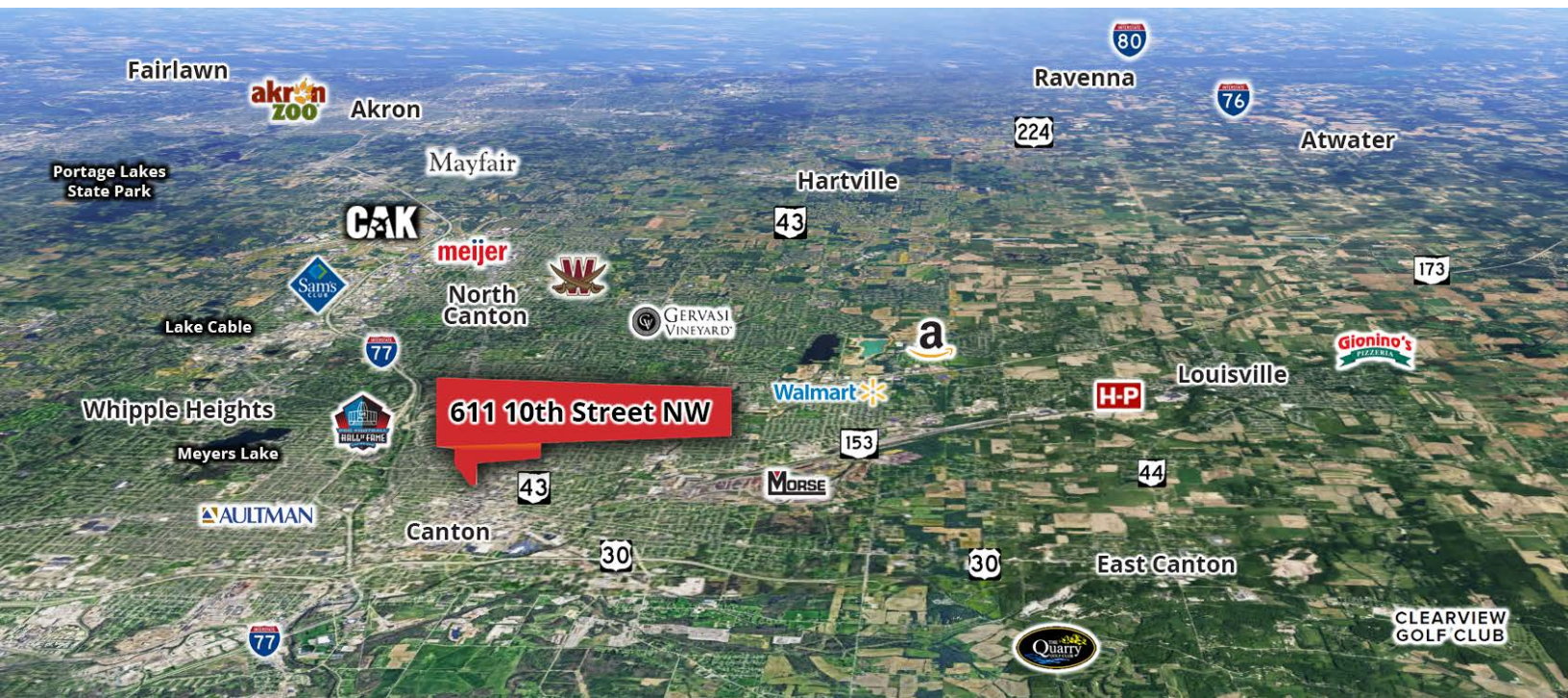
330.722.5002



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PROPERTY OVERVIEW

611 10th St. NW, Canton, is a well-maintained coin-operated laundromat that presents an opportunity to acquire a business with numerous recent capital improvements and limited local competition. The facility features 14 washers and 24 dryers, providing ample capacity to serve the surrounding community. The property has undergone substantial upgrades, including a new roof and HVAC system in 2026, upgraded three-phase electrical service, two new hot water tanks, new steel entry doors, new countertops, an improved sidewalk, enhanced drainage capacity for the washers, and fresh interior paint throughout. Customer amenities include soda and snack vending machines, a public restroom, seating for up to 10 customers, and on-site security monitoring throughout the property. The building is served by city utilities and offers six dedicated parking spaces for customer convenience.

LOCATION OVERVIEW

611 10th St. NW Canton is situated just northwest of Downtown Canton. The property is strategically located within an established commercial corridor that provides convenient access for both local residents and commuters. The area has limited laundromat competition, creating a favorable market for continued operation and potential business growth.

DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Total Population	16,931	85,326	142,245
Total Units	8,382	40,820	67,168
Median Income	\$37,878	\$51,564	\$58,736

The information contained herein is from sources deemed reliable but no warranty or representation is made to the accuracy thereof.



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