

FOR SALE | \$700,000

GEYSER CAR WASH

104 E Main St, Silver Cliff, CO 81252

*Established Commercial Property &
Business Opportunity*

Rare opportunity to own what is known locally as
Custer County's only car wash.

PROPERTY OVERVIEW

The Geyser Car Wash is an established 3-bay car wash featuring one automatic laser wash bay, two self-serve bays, and vacuum units, positioned along Highway 96 in Silver Cliff / Westcliffe's local commercial corridor.

Built in 1999, the property offers approximately 2,085 square feet on two town lots, with 3-phase power, radiant in-floor heat, and a solar-assisted hot water system.

PROPERTY SUMMARY

Property Type	Business + Property
Subtype	Car Wash
Zoning	Commercial
Building Size	2,085 SF
Lot Size	10,019 SF (0.23 Acres)
Year Built	1999
Utilities	3-Phase Power, Central Water, Sewer Hooked Up, Propane Hooked Up
Access	Highway 96 / Main Street Frontage



PROPERTY HIGHLIGHTS

- Custer County's only car wash
- 3-bay configuration: 1 automatic laser wash bay + 2 self-serve bays
- Vacuum units on site
- Radiant in-floor heat
- Solar-assisted hot water system
- Concrete / cinder block construction with metal roof
- Positioned in Silver Cliff / Westcliffe's commercial corridor
- Seller reports consistent maintenance and updates to key operational components



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Financial information, equipment lists, and inventory may be made available to qualified buyers with a signed NDA. Buyer to verify all financials, equipment, inventory, condition, utilities, zoning, permits, licensing, operational requirements, and intended use.

