

FOR SALE 1424 N Wenatchee Ave



Location

Corner of N Wenatchee Ave &
Maple St.

Previously Leonard Evans Auto Dealership

1424 N Wenatchee Ave
Wenatchee
WA 98801

*This prime high-visibility
commercial corner boasts
excellent exposure with a daily
traffic count exceeding **37,000**
vehicles.*



The Surrounding Area

Zoning

Located in the heart of Wenatchee's vibrant North Wenatchee Business District (NWBD zoning), providing one of the area's top locations for maximum visibility, accessibility, and business potential.

Businesses in Proximity

- WinCo Foods
- Starbucks
- Circle K
- Target
- Denny's
- Old Navy
- US Post Office
- Burlington
- Red Robin
- Ulta Beauty
- Applebee's



Building Stats

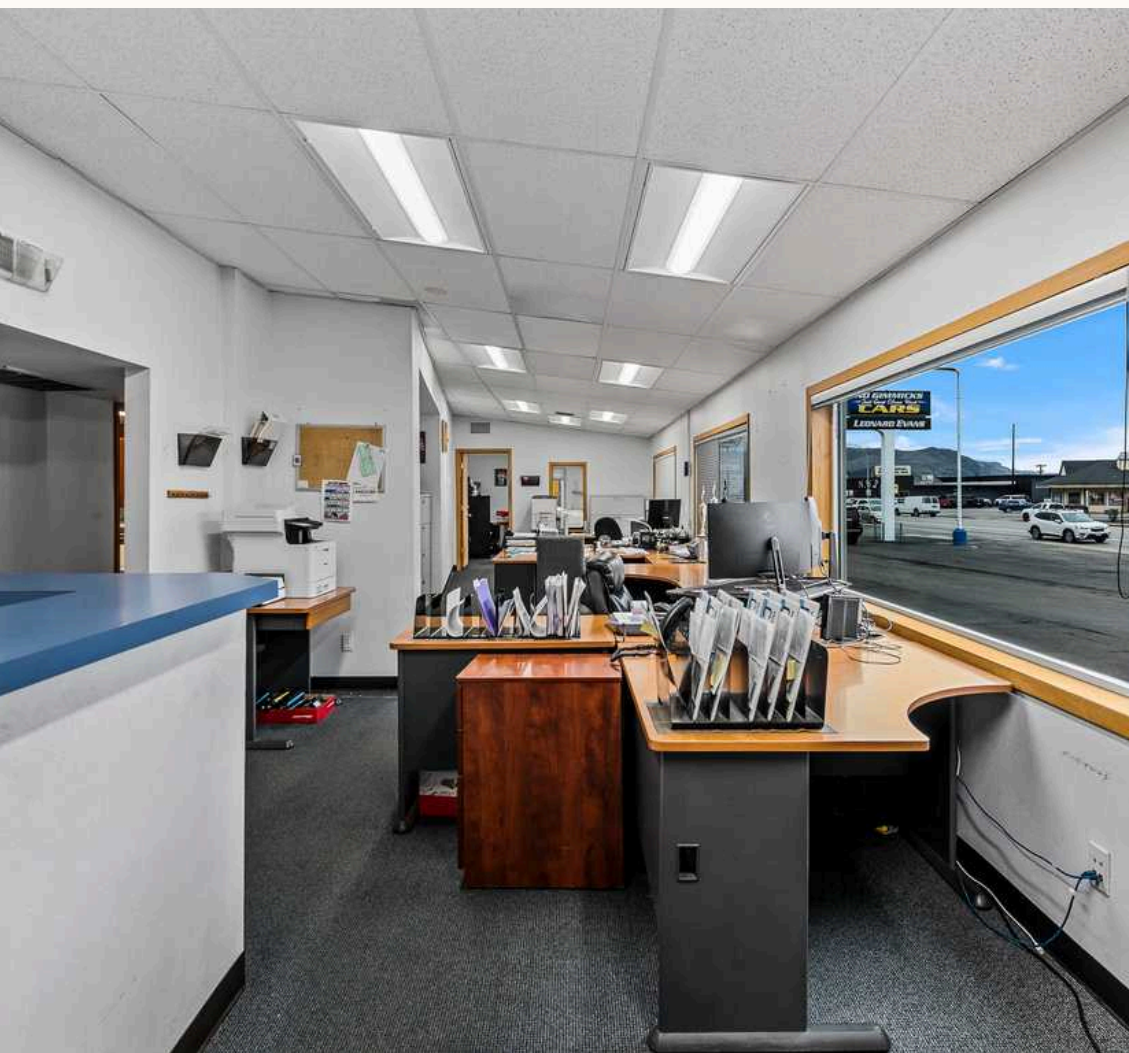
- **Year Built:** 1963
- **Lot Size:** 0.83 acres
- **Approx. Building Sq Footage:** 14,674
 - 10,500 sq feet of expansive shop/warehouse space
 - 4,000 sq ft of dedicated office/showroom area
- **Utility Information:**
 - **Power:** Chelan County PUD
 - **Water:** City of Wenatchee
 - **Sewer:** City of Wenatchee
 - **Gas:** Cascade Natural Gas
 - **Garbage:** Waste Management





Interior Features

For the past 70 years, this property has thrived as a car sales lot & service facility, boasting amenities such as:



2 Large Open Showroom Spaces



6 Private Offices



Spacious Main Shop/Warehouse



Secondary Shop w/ Dedicated Painting Bay



Waiting Room w/ Wet Bar



Employee Breakroom



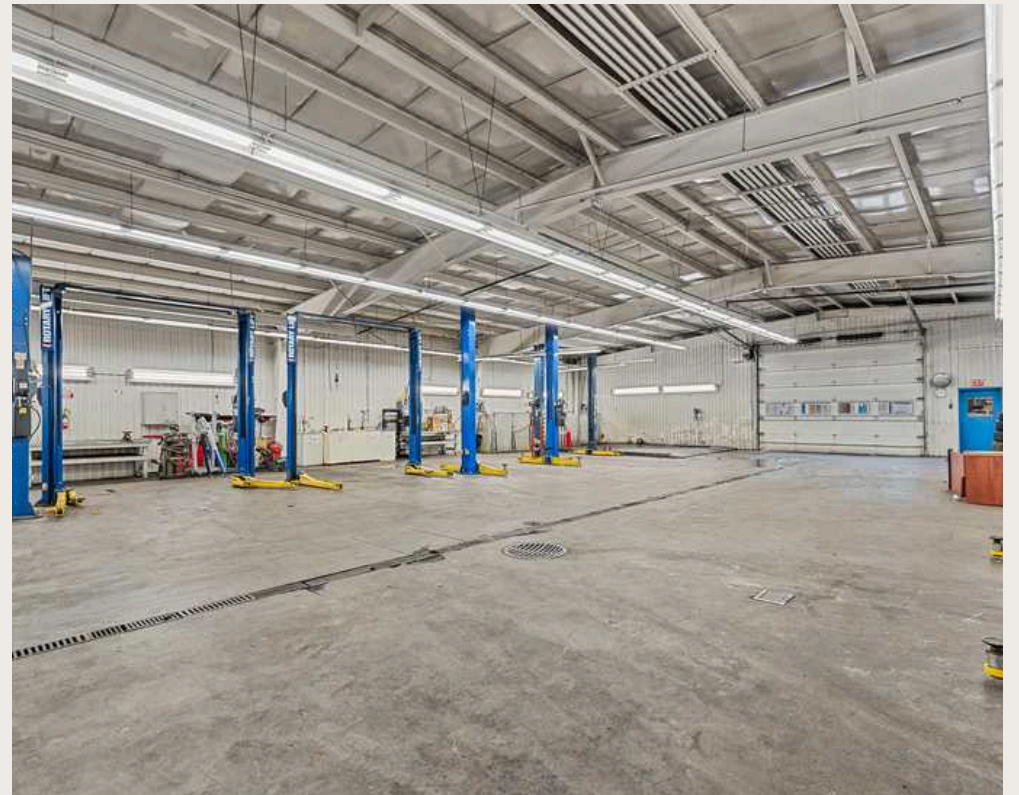
Kitchen



Multiple Storage Rooms



Several Restrooms





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