



## **Astron Energy service station profile**

**REGION:** Gauteng (East)

**LOCATION:** Impala Park, Boksburg

### **FINANCIAL REQUIREMENTS:**

**INDICATIVE SELLING PRICE:** R3,364,000 (INCL. profit generating fixed assets)

**ESTIMATED WORKING CAPITAL:** R1,500,000

**FUTURE CSTORE INVESTMENTS REQUIRED:** R2,500,000

**UNENCUMBERED CASH:** 40%

### **SITE SUMMARY:**

Caltex Branded Service Station with a branded convenience store and carwash. The forecourt layout is tandem, with four pumps under canopy and a standalone diesel pump.

Located within the residential area, the property is well maintained and clean attracting passing by traffic and local residents.

### **Facilities /Site Offering**

CStore    ATM    Carwash

*More information can be made available upon request.*

**Applications Closing Date:** 8 July 2024

Visit [www.astronenergy.co.za](http://www.astronenergy.co.za) to apply for this site.