



# Seeking Real Estate Opportunities for Zips Car Wash

*Opportunities sought in the Southeast, Mid-Atlantic and Midwestern United States*



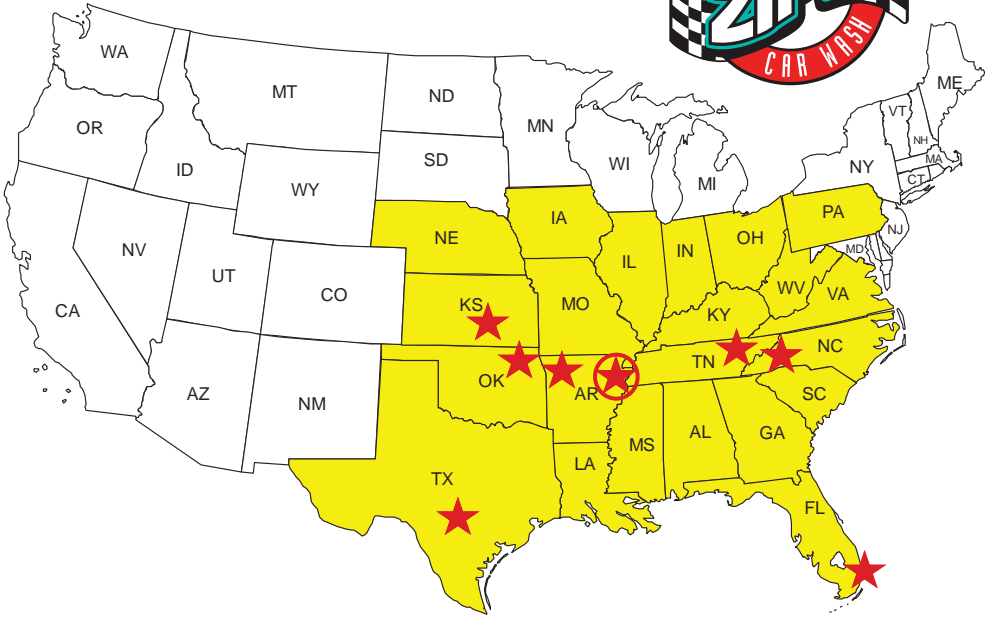
**Fastest growing express car wash operator in the country (currently the 9th largest in the U.S.)**



**Best in class operations with high quality construction generating significant traffic flow**



**Well-capitalized, with strong balance sheet enabling Zips to move quickly to purchase**



## Desired Locations

### Current Portfolio

- ★ Wichita, KS (5)
- ★ Tulsa, OK (2)
- ★ San Antonio, TX (2)
- ★ Springdale, AR (1)
- ★ Knoxville, TN (7)
- ★ Asheville, NC (4)
- ★ Miami, FL (2)
- ★ Jonesboro, AR (Corporate HQ)

Alabama	Missouri
Arkansas	Nebraska
Florida	Ohio
Georgia	Oklahoma
Illinois	North Carolina
Indiana	Pennsylvania
Iowa	South Carolina
Kansas	Tennessee
Kentucky	Texas
Louisiana	Virginia
Mississippi	West Virginia

# Real Estate Criteria

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## Geography

- Southeastern, Mid-Atlantic and Midwestern U.S.

## Preferred Site Characteristics

- Lot sizes of 1 - 4 acres desired
- Sites as small as .75 acres considered
- Undeveloped or re-developable, improved sites

## Traffic Counts

- Greater than 25,000 cars per day

## Access

- Excellent ingress and egress with good visibility

## Locations

- Prefer corner sites; will consider mid-block sites if on the “going home” side of the road
- Outparcels to major retail locations

## Trade Area Co-Tenancy Preferences

- Major retailers
- High volume gas convenience stores
- High volume restaurants
- No conveyor car wash located within 3 miles

## Demographics

- Population:  
Greater than 35,000 in 3-mile radius (lower if supported by high traffic count)
- Average Household Income:  
50% of households within 3-mile radius greater than \$35,000

## Transaction Type

- Purchase preferred





**For real estate site submittals or questions:**

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**For sales of existing car washes:**

**Brett Overman**

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