

**Hair Salon
Fairfax, VA 22031
Building and Business For Sale at \$279,900**

Well established hair and beauty salon located in a first floor condo unit right on Main Street in the city of Fairfax.

The property itself is about 940 square feet in size, was built in 1986, and is in very good condition. The condo fee is \$345 per month. There is plenty of free unassigned parking in the lot right in front of the space.

It has been in operation as a hair and nail salon since 2008 and the current owner now wishes to retire.

This is a great opportunity for someone new to take over and own not only the business but also the real estate. No more rent payments or increases ever!

As this is a currently operating business a Confidentiality Agreement must be executed before the address and full details can be released.

Proudly Marketed By:
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Highlights

- Office condo unit with about 840 square feet of space.
- 3 chairs, 2 of which are currently rented, and one nail station which is also rented.
- Shampoo bowls.
- HVAC replaced in 2022.
- Water heater replaced in 2019.
- Modern LED lighting
- Located in the very well maintained and professional office complex.
- Ample parking.
- Close to the Old Town area.
- The current owner does not do any advertising or marketing so there is the potential for much higher sales.