

11416 - Health and Medical

Northern California

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Strength-focused training gym demonstrating consistent year-over-year growth with \$135K in 2025 annualized cash flow and \$122K in 2024. Modern facility near Baller Park in West Oakland with approximately \$70K invested in build-out and fully equipped for personal training and small-group sessions. Established client base supports repeat revenue. Independent contractor generates monthly rental income, and a food prep partner provides additional income through a percentage of meal and beverage sales. SBA approved, \$31K down payment. Some seller financing available. Seller is open to remaining on for up to six months post-closing, as needed, with terms negotiable.

Profitable Strength Training Gym - SBA Approved**Recast Earnings***(Not Verified By Business Team)*

	10 Months Ended	12 Months Ended	12 Months Ended	12 Months Ended
	10/31/2025	12/31/2024	12/31/2023	12/31/2022
Sales	\$180,865	\$202,530	\$178,230	\$153,935
Adjusted Cash Flow	\$113,770	\$123,705	\$103,156	\$76,378

Operations

Number of Employees	Full Time	Part Time	Licenses Required
Non-Owners	0	0	Business License, Certified Personal Training
Owners	1	0	
Hours of Operation	M-F 6-10am and 3-5:30pm		

Price/Terms**Lease**

Asking Price	\$313,000	Monthly Rent Including NNN	\$4,700
Down Payment	\$31,300	Expires	2026
Inventory (included)	\$0	Option	No
		Size (sq.ft.)	2000
Real Property Available	No	New Lease Available	Yes

Miscellaneous

Type of Organization	LLC	Training	2-3 Weeks40 Hours
Reason for Sale	Moving out of the country		

Disclaimer: The information provided herein is compiled from information provided by the seller(s). Business Team (CA BRE 01160661) makes no representation as to its accuracy or reliability. Prospective buyer(s) should rely upon their own verification and that of their financial advisors with respect to this information.