

PO11552 - Professional

Oregon

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Be your own boss and broker the sale and moves of previously owned manufactured homes. Enjoy a flexible work environment in a niche business that yields high profit margins with low working capital requirements. The business markets pre-owned manufactured homes, both purchased and consigned, and facilitates moves and any needed repairs or refurbishment. The Seller's thirty years of business experience has developed a strong reputation and extensive industry and market knowledge. The business is very scalable. The buyer should live in the Portland metropolitan area due to extensive driving. The owner will train thoroughly and can provide extended buyer support.

Robust Profit Margins in a Niche Market**Recast Earnings** (Not Verified By Business Team)

	12 Months Ended 2/28/2025	12 Months Ended 12/31/2024	12 Months Ended 12/31/2023	12 Months Ended 12/31/2022
Sales	\$1,016,492	\$851,708	\$969,216	\$895,596
Adjusted Cash Flow	\$335,438	\$270,375	\$275,039	\$261,427

Operations

Number of Employees	Full Time	Part Time	Licenses Required
Non-Owners	0	0	Business
Owners	1	0	
Hours of Operation	9:00am-5:00pm Monday to Sunday		

Price/Terms**Lease**

Asking Price	\$795,000	Monthly Rent Including NNN	\$0
Down Payment	\$114,500	Expires	N/A
Inventory (included)	\$53,000	Option	No
		Size (sq.ft.)	-
Real Property Available	No	New Lease Available	No

Miscellaneous

Type of Organization	S Corp	Training	6 Weeks20 Hours
Reason for Sale	Retirement		

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.