

8620 - Gas stations

Northern California

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This exclusive investment offering is for a branded gasoline service station with convenience store on a very busy main street in Monterey County. The gas volume is 70,000 gal/month at 30 cents margin. Market has volume of \$36,000 per month with 35 cents margin. It has a canopy, 2 isle, 4-pumps, 8 nozzles, and 3 underground storage tanks. The business has a type 20 Off-sale Wine & Beer license. The building is 996 sqft on a 9863 sqft lot. Here is a chance to work and play in one of the most beautiful coastal locations. Absentee owner is retiring. Please do not talk to the employees. The sale is confidential. BTI 8620

Branded Gas Station with Convenience Store**Recast Earnings** (Not Verified By Business Team)**Financial Data Not Available****Operations**

Number of Employees	Full Time	Part Time	Licenses Required
Non-Owners	2	1	ABC, Business, Resale, Tobacco, BAAQMD, Health, W&M
Owners	0	0	

Hours of Operation 5am - 12am every day

Price/Terms**Lease**

Asking Price	\$298,800	Monthly Rent Including NNN	\$1,000
Down Payment	\$298,800	Expires	May 31, 2024
Inventory (included)	\$0	Option	For 10 years
		Size (sq.ft.)	996
Real Property Available	No	New Lease Available	No

Miscellaneous

Type of Organization	Sole Prop	Training	2 weeks 20 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.