

M1903 - Markets &amp; C-Stores

Northern California - South Bay

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This 6300 SF commercial building & business have been in the family 2 generations. The former market is now a convenience store with wine/beer license. The 20,410 SF commercially zoned property, with 25+ parking spaces, can also be used as offices, retail, warehouse, or up to 7 units multi-family residential. Property is reduced to \$850,000; & can be sold FIRST separately for a different use only. Business is reduced to \$70,000 plus \$40,000 inventory. An experienced new food mart owner could maximize its value. 2 new housing developments are bringing new blood to this 150 yr. old historic town, where tourists come for street festivals & antiques. Seller is motivated.

**Market with Real Estate in Historic Tourist Town****Recast Earnings** (Not Verified By Business Team)

	12 Months Ended 12/31/2018	12 Months Ended 12/31/2017	12 Months Ended 12/31/2016	12 Months Ended 12/31/2015
<b>Sales</b>	\$145,678	\$145,820	\$144,909	\$164,463
<b>Adjusted Cash Flow</b>	\$770	(\$5,989)	(\$10,677)	\$5,930

**Operations**

	Full Time	Part Time	Licenses Required
<b>Number of Employees</b>			
Non-Owners	0	0	ABC, Health, Business
Owners	1	1	

**Hours of Operation** M-Sat 9-8PM; Sun 11:30-8PM**Price/Terms**

<b>Asking Price</b>	\$920,000
<b>Down Payment</b>	\$920,000
<b>Inventory (included)</b>	\$0
<b>Real Property Available</b>	Yes

**Lease**

<b>Monthly Rent Including NNN</b>	\$0
<b>Expires</b>	0
<b>Option</b>	No
<b>Size (sq.ft.)</b>	6300
<b>New Lease Available</b>	No

**Miscellaneous**

<b>Type of Organization</b>	Sole Prop	<b>Training</b>	2 weeks 20 hours
<b>Reason for Sale</b>	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.