

ST10780 - Markets & C-Stores

Northern California - Central Valley

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This full-service independent grocery store is located in the foothills of the Northern California Gold Country. Well established in the community, this store features full meat, bakery, deli, and floral department. With over \$1.4 Million in Discretionary Earnings, this opportunity is perfect as a family business or an add-on to a regional chain. Well trained General Manager and staff will remain with the operation.

High Profit Independent Grocery Store**Recast Earnings***(Not Verified By Business Team)*

	12 Months Ending 12/31/2021	12 Months Ending 12/31/2020	12 Months Ending 12/31/2019
Sales	\$18,201,529	\$17,885,726	\$15,063,382
Adjusted Cash Flow	\$1,413,720	\$1,521,334	\$942,971

Operations

Number of Employees	Full Time	Part Time	Licenses Required
Non-Owners	42	2	Health, Liquor, Business
Owners	1	0	
Hours of Operation	7AM-9PM		

Price/Terms**Lease**

Asking Price	\$6,950,000	Monthly Rent Including NNN	\$35,738
Down Payment	\$6,950,000	Expires	9/30/2024
Inventory (included)	\$900,000	Option	For 10 years
Real Property Available	No	Size (sq.ft.)	33391
		New Lease Available	No

Miscellaneous

Type of Organization	S Corp	Training	4 weeks 30 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.