

PH3827 - Gas stations

Northern California

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Excellent opportunity to own a branded station with C-Store and property near Hwy 101 in Sonoma County. The lot size is over half an acre with easy access from three sides. The station is run semi-absentee and very profitable.

Gas station with mart*Recast Earnings**(Not Verified By Business Team)*

| | <i>12 Months Ended</i> | <i>12 Months Ended</i> | <i>12 Months Ended</i> |
|---------------------------|------------------------|------------------------|------------------------|
| | <i>12/30/2013</i> | <i>12/30/2012</i> | <i>12/31/2011</i> |
| <i>Sales</i> | <i>\$4,434,739</i> | <i>\$4,964,232</i> | <i>\$4,326,299</i> |
| <i>Adjusted Cash Flow</i> | <i>\$255,929</i> | <i>\$209,289</i> | <i>\$170,736</i> |

Operations

| <i>Number of Employees</i> | <i>Full Time</i> | <i>Part Time</i> | <i>Licenses Required</i> |
|----------------------------|--|------------------|--|
| <i>Non-Owners</i> | 3 | 3 | Business,weights & measure,Health, foodhandler,air resources board |
| <i>Owners</i> | 0 | 1 | |
| <i>Hours of Operation</i> | M-F 5:00am to 10:00pm Sat & Sun 7 to 7 | | |

*Price/Terms**Lease*

| | | | |
|--------------------------------|--------------------|-----------------------------------|-------------|
| <i>Asking Price</i> | <i>\$1,800,000</i> | <i>Monthly Rent Including NNN</i> | <i>\$0</i> |
| <i>Down Payment</i> | <i>\$1,800,000</i> | <i>Expires</i> | <i>N/A</i> |
| <i>Inventory (included)</i> | <i>\$35,000</i> | <i>Option</i> | <i>No</i> |
| | | <i>Size (sq.ft.)</i> | <i>1260</i> |
| <i>Real Property Available</i> | <i>Yes</i> | <i>New Lease Available</i> | <i>No</i> |

Miscellaneous

| | | | |
|-----------------------------|-------------------|-----------------|------------------------|
| <i>Type of Organization</i> | <i>S Corp</i> | <i>Training</i> | <i>1 Weeks30 Hours</i> |
| <i>Reason for Sale</i> | <i>Retirement</i> | | |

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.