

Listing No: BBF-1228-14035 *May Qualify For Visa*

Public Pictures:   

Confidential Pictures Available

Category :	Ice Cream/Yogurt/Ice	SIC :	2024
Detail :	Ice Cream & Yogurt	Price :	110,000
County :	Broward	Down :	110,000
State/Prov :	Florida	Adj Net :	31,243
Country :	USA	Sales :	269,505

Absentee Owner. This is a well established Ice Cream/Frozen Yogurt Franchise since 2011. Located in a major, upscale shopping center, anchored by numerous national brand restaurants and stores. Beautiful 1,600 sq. ft. store with seating for 45 customers and outdoor patio seating. The store is in very good condition with top of the line equipment, and do not need to be updated. Strong loyal customer base. Opportunities for growth. Well trained staff and smooth operation, very easy to manage. Great opportunity for an owner/operator. Clean books. Strong candidate for an E-2 visa. Owner selling because does not has the time to run the business. Numbers shows an owner operator. This is an Asset Sale.

Reason for Sale : Absentee Owner / Has other businesses
General Location : Pembroke Pines
Organization Type : Corp 'C' **Hours Owner Works:** 0
Years Established: 9 **Years Owned:** 9 **Emp FT:** 2 **Emp PT:** 2 **Mgrs:** 1
Non Compete : **Miles:** 15 **Years:** 2 **Weeks Training:** 2 **Cost:** 0
Operating dys/hrs : Sunday-Thursday 12pm-10pm, Friday-Saturday 12pm-11pm
Skills/Licenses : Management
Business is : **Relocatable:** N **Home Based:** N **Franchise:** Y **Lender P/Q:** N

Data Source	Tax Return	Tax Return	Tax Return
Year (Cash Flow)	2018 (N)	2017 (N)	2016 (N)
Gross Revenue	269,505	278,911	309,773
Cost of Goods	54,930	47,642	49,334
Gross Profit	214,575	231,269	260,439
Expenses	227,213	236,076	249,541
Net	-12,638	-4,807	10,898
Owner Salary	21,000	21,000	21,000
Benefits	10,129	10,575	10,575
Interest Expense	0	0	0
Depreciation	12,752	16,466	27,150
Other	0	0	0
Owner Benefit	31,243	43,234	69,623

Accounts Rec	0	N*	Real Estate	0	N*
Inventory	3,000	Y*		0	N*
F F & E	94,091	Y*	Total Assets	199,091	Y*
Leasehold	102,000	Y*			

*Included?

Lease/Month: 5500 **Square Footage:** 1,600 **Building Type:** Mall
Terms and Options: 10 years option **Expiration Date:** 12/5/2020

Loan/Assumable	- Amt:	0	Mos:	0	Rate:	0.00	Mo Pmt:	0.00
Loan/New	- Amt:	0	Mos:	0	Rate:	0.00	Mo Pmt:	0.00
Loan/Other	- Amt:	0	Mos:	0	Rate:	0.00	Mo Pmt:	0.00

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Roberto Gentile

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