

Historic Full Service Bar/Restaurant, SBA Pre-Qualified

Profile # 1318

This well-known southern Colorado sports bar and restaurant is consistently voted one of the best in the city. Operating at the same location for nearly 40 years and by the current owners since 2010, this unique establishment has become a locals' favorite, as well as a great place where tourists frequently visit on their way through this historic area. As in previous years, sales and profitability remain steady in 2018 while local customers and tourist alike continue to offer great online reviews. With an experienced head chef in place and a seasoned wait staff, we believe a new owner/operator with restaurant experience and training or an industry buyer looking to add another great location could successfully operate this proven and profitable business (real estate is also available).

Business Highlights

- Well established local name
- Experienced head chef and kitchen staff
- Veteran managers and friendly wait staff
- Local award winner in many categories
- Loyal customers (4/5-star avg. rating on Yelp/Google)
- Prime high traffic location (real estate available)
- SBA pre-qualified

Purchase Price and Terms

Business	\$625,000
*Down Payment (est. at 20%)	\$125,000
<i>*Down payment assumes a qualified Purchaser would be able to obtain an SBA guaranteed loan with an estimated down payment of 20%. The remaining balance of \$500,000 would then be financed over 10 years, at an estimated interest rate of 6.5%, with monthly payments of approximately \$5,677.</i>	
Real Estate (optional)	\$1,120,000

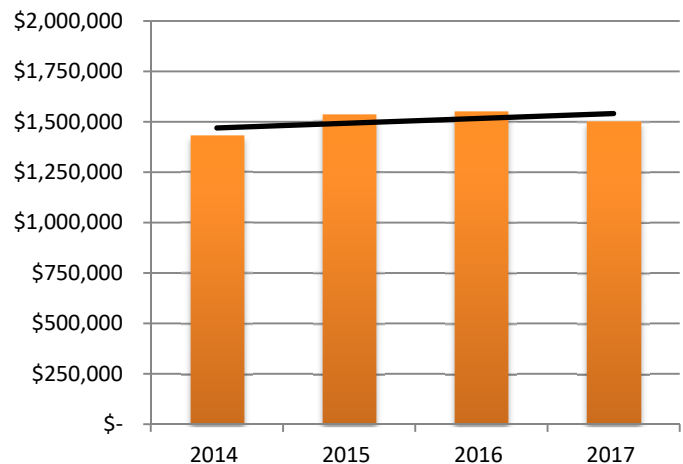
FINANCIAL HIGHLIGHTS

	<u>Gross Sales (\$)</u>	<u>SDE (\$)</u>
2014	1,429,640	196,143
2015	1,535,669	176,721
2016	1,554,518	203,367
2017	1,502,395	192,756
2018 (Jan-Jun)	746,156	108,591
2017 (Jan-Jun)	727,842	97,064

ASSETS INCLUDED (estimated)

Furniture, Fixtures & Equipment	\$140,000
Leasehold Improvements	9,000
Inventory	20,000
Total	\$169,000

Gross Sales



All information has been provided by the Seller and is not warranted by The FBB Group, Ltd.