

Legendary Full Service Bar/Restaurant

Profile # 617

This well-known southern Colorado sports bar and restaurant is consistently voted one of the best in the city. At the same location for nearly 40 years and operated 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. With an experienced head chef in place and a seasoned wait staff, we believe a new owner/operator with restaurant training or an industry buyer looking to add another great location could continue to successfully operate this proven and profitable business.

Business Highlights

- Well established name and location
- Experienced head chef and kitchen staff
- Veteran managers and friendly wait staff
- Local award winner in many categories
- Hundreds of 4/5-star ratings on Yelp/Google
- Loyal customer base
- Prime high traffic location
- Close to tourist attractions

Purchase Price and Terms

Business	\$650,000
*Down Payment (est. at 25%)	\$162,500

**Down payment assumes a qualified Purchaser would be able to obtain an SBA guaranteed loan with an estimated down payment of 25%. The remaining balance of \$487,500 would then be financed over 10 years, at an estimated interest rate of 6.5%, with monthly payments of approximately \$5,550.*

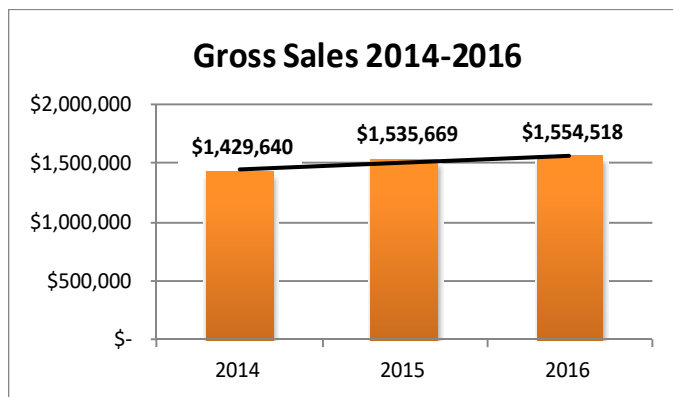
FINANCIAL HIGHLIGHTS

	<u>Gross Sales (\$)</u>	<u>SDE (\$)</u>
2014	1,429,640	202,143
2015	1,535,669	182,721
2016	1,554,518	209,367

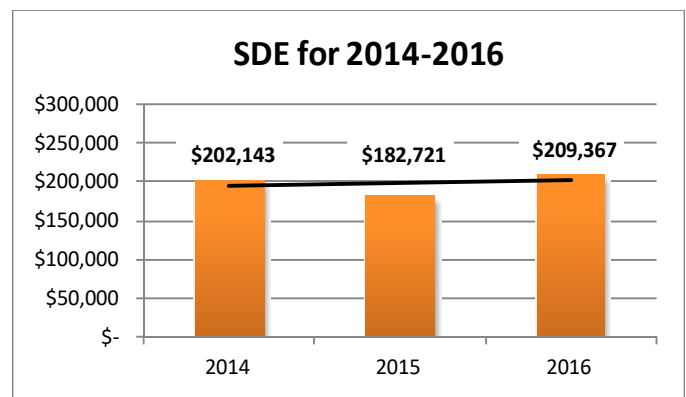
ASSETS INCLUDED (estimated)

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

Gross Sales 2014-2016



SDE for 2014-2016



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