

**Background****General Location:** Los Angeles, CA**Category:** General Merchandise  
Store  
Liquor Stores**Years in Business:** 35**Under Present Owner:** 3**Hours of Operation:** 9am - 9pm**Owner Hours:** n/a**Training:** 2 weeks @ 40 hours**Organization Type:** S-Corp**Lease Expiration:** 2023**Lease Options:** 5 years - 2028**Building Size:** 2,500**Employees:** 2**Reason for Sale:** Sellers have additional  
businesses that are in  
need of their attention**Financials****Asking Price:** \$30,000**Down Payment:** Negotiable**Gross Sales:** \$127,807**Discretionary Cash Flow:** \$Call**FF&E:** \$35,000**Inventory Included?** Yes**Inventory:** \$20,000**Min. Operating Capital:** \$20,000**Real Estate Available?** No**Rent:** \$6,654**Financing:** Call**Broker Info****Arthur B. Kessler***Business Broker / M&A Advisor*

(310) 882-2200 x 126

LIC# 01227004

**Summary**

A charming family-owned general store with a lot of potential for growth. Located in a strip mall on the corner of a busy street.

Fully paid beer and wine license.

New development in the area includes an office building for 3000+ people that is being built just down the street, and a 700+ residential apartment complex being developed next door.

The owners have other businesses that require their full attention. The daily operation is run by employees.

This is a great opportunity for an owner-operator willing to work long hours to nurture and grow a popular neighborhood market.

While sales are up year over year even with the pandemic the business is not yet profitable and is being offered as an asset sale for less than the assets and inventory.

The market is located in a strip mall that serves as the only commercial outlet for the surrounding neighborhood. Across the street from the market are the offices of a large corporation with >300 employees. A number of private homes and apartment buildings are nearby.

The market experiences increased traffic during lunch hours when local workers from nearby offices visit the strip mall for lunch. Traffic increases again in the evenings when diners visit the well-reviewed restaurants located in the strip mall. Otherwise, many customers are recurring local residents who frequent the market throughout the day.

Interested parties please go to [www.bizex.net](http://www.bizex.net) and register as a buyer then call Arthur Kessler at 310 650-7900.