



BAY
BUSINESS
BROKERS

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BUSINESS PROFILE

| BUSINESS DETAILS | |
|-----------------------------|--|
| Listing ID | BBB 1386B |
| Business Type | Retail Food – Ice Cream |
| Location | Northern Virginia |
| Year Established | 2005 |
| Employees | 1 manager 15-30 seasonal employees |
| Reason for Sale | Sellers are relocating and do not want to manage long-distance |
| Management Training/Support | Yes, negotiable. Complete franchise support is also provided. |

| FINANCIALS | |
|--|-----------------------------|
| Asking Price | \$399,000 |
| Gross Revenue | \$569,700 |
| Seller Discretionary Earnings | \$135,900 |
| Down Payment | Negotiable |
| Value of Equipment | \$73,700 |
| Rent | \$3,663 +CAM |
| Real Estate | 1,099 square feet |
| Value of Seller Financing | Possible to qualified buyer |
| Inventory (not included in purchase price) | \$10,000 (estimated) |

BUSINESS SUMMARY

Fun and profitable!

Current owners have done all the work establishing this business and now wish to sell to someone who has the desire to have fun making money. This business is located in a busy, highly visible location, with plenty of traffic.

The franchise is known for their strong support, effective marketing and steady growth. Revenues are in top tier of all franchise locations. However, there is clearly room for growth through catering and the addition of franchised approved in-store opportunities and co-branding.

The benefits to purchasing an existing franchise are clear. All furniture, fixtures and equipment in great shape. Food costs are kept low, with established contracts with major food vendors who offer above average discounts on food supplies. Very easy operation to run, plus an experienced staff is in place and well-trained.

Disclaimer: The information contained in this Profile has been supplied by the seller. Bay Business Advisors, L.L.C. dba Bay Business Brokers has not audited or otherwise confirmed this information and makes no representations, expressed or implied, as to its accuracy or completeness or the conclusions to be drawn and shall in no way be responsible for the content, accuracy, and truthfulness of such information. Please be advised the term "Business for Sale", in all variations, refers to the sale of the assets of the business, and is not to be interpreted as the sale of the stock of the business. January, 2007

CONTACT BAY BUSINESS BROKERS

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