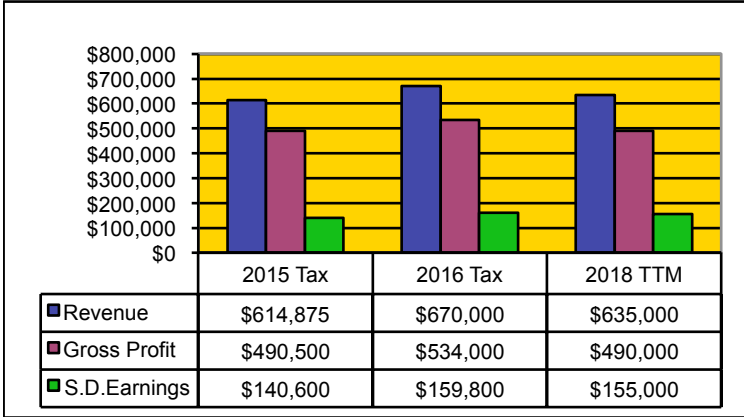


**M O U N T A I N  
G H O S T LLC**

PO Box 713  
Breckenridge, CO 80424

MtnGhost04@yahoo.com  
MountainGhost.net

**Thom Beckett, CBI**  
Leader



**Café' & Specialty Bakery in CO Mountain Resort**

**+ Excellent Profitability and Financial Performance!**

Well above industry standards ~ Strong Earnings

**+ Retail Bakery has Unique & High Quality Menu**

Mostly Retail along with a mix of Wholesale Clients!  
Wide and Diverse Menu; Baked Goods, Beverage, Deli

**+ Owner is Semi-Active, Specialty Staff in-place**

Business has Specialty & Counter Employee Team

**+ Fun and Creative Business to Own/Operate!**

Very Social, Great Energy with a Creative Expression  
Wonderful Community to Operate and Expand the Business

**Financial Synopsis**

<b>Sale Price (w/Inventory &amp; Assets):</b>	<b>\$ 399,000</b>
<b>Seller Discretionary Earnings (2016/18)</b>	<b>\$ 155,000</b>
<b>Fixtures &amp; Equipment</b>	<b>\$ 100,000</b>
<b>Inventory (Included in Sale @ cost)</b>	<b>\$ 5,000</b>

**Business Synopsis**

Location:	CO Mountain Community
Operation History:	14+ yrs
Employees:	4-6: Specialty & Baristas
Hours:	8a - 6p

**Notes & Comments:**

Wonderful Specialty Bakery & Cafe' with a unique, high quality menu offering. The selection and flavor of their product offerings differentiate this business; excellent quality, very highly reviewed! Current owner is semi-active, utilizing a specialty/technical employee team to assist. Business' revenue and earnings performance are impressive, with opportunity for continued growth! This Specialty Bakery & Coffee Bistro has developed a very unique Brand; all items are produced in-house. Business offers indoor & outdoor seating in their mountain-town setting. Gentle operating hours along with the longstanding employee team means you'll own this business, it won't own you! Location is excellent; on Main Street, near hotel base in the high volume pedestrian district. Business financials are very clean, well organized!

This business has balanced seasonal performance; strong winter & summer seasons with opportunities to travel or play locally! Top producing months include December - March, June - September! Business is well established in this market, regarded for their unique and high quality menu selection, friendly staff. SBA Financing; Buyer brings 25%, Seller will participate along with SBA Lender!

**Unique Menu and Brand, Mature Employee Team, Excellent Earnings & Financial Performance**

**Detailed financial & operational information along with photos, are available.**

Contact Mountain Ghost to provide indication of buyer qualifications and execute a Confidential Disclosure.

Thom Beckett at (970) 485.9488 or via email at MtnGhost04@yahoo.com

*The information contained has been furnished by the Seller, as evidenced by a Marketing Agreement. Accordingly, M.G. makes no representations or warranties as to the accuracy and reliability of said information. Purchasers are advised that Broker is a marketing agent of Seller and does not represent Purchaser in the sale of this business. Information contained herein, and the notice of this Business-Sale, are Confidential.*

**Mountain Ghost ♦ PO Box 713 ♦ Breckenridge, Colorado 80424 ♦ MtnGhost04@yahoo.com**

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**Thom Beckett is licensed with Front Range Business, Inc., marketing as Mountain Ghost**

**Occupancy Information**

Total Lease Rate:	\$50/sf
Approx. Leasehold (SF)	1,300
Location:	CO Mountain Resort
Lease:	August, 2022 + Extension

**More Information**

Business format (current):	Corp.
Sale format:	<b>Asset sale</b>
Reason for sale:	Retirement
Training & Familiarize:	75-100 Hrs.
Financing:	Buyer 20-25% + SBA/Seller