



Contemporary Patio Furniture Retailer!

+Creative retail business in unique outdoor spaces!
Beautiful range of products & design tools utilized.

+ Very Well Established in Market, Strong History & Brand!
Extensive referral network with supporting local professionals.
Strong growth including 2018: +35% YTD May, 2018!

+ Excellent Inventory Mix: Dynamic & Robust
Inventory value of \$75,000 included (actual may be higher).

+ Fun and Creative Seasonal Business to Own/Operate!
Owner will train, along with employee(s) in place.
Residential & Commercial client mix providing strong growth.

Financial Synopsis

Sale Price (w/Inventory & Assets):	\$ 449,000
Seller Discr. Earnings (2017)	\$ 155,400
Fixtures & Equipment (@ Mkt\$)	\$ 25,000
Retail Inventory (Incl @ cost)	\$ 75,000

Business Synopsis

Location:	Metro Denver, CO
Operation History:	~5 Yrs
Employees:	Sales & Design
Hours:	Retail hours

Occupancy Information

Annual Office/Yard Lease:	\$ 35,265
Leased Property:	Retail Showroom
Location:	Metro Denver
Lease:	Multi Year Options

More Information

Business format (current):	LLC
Sale format:	Asset Sale Structure
Reason for sale:	Retirement
Training & Familiarize:	100 hrs
Financing:	Seller 10% + SBA + Buyer 25%

Notes & Comments:

Unique & Growing Outdoor Furniture Retail Business in CO Front Range is engaging, creative and rewarding to own! Strong Revenue & Earnings growth, visible in professionally managed Income and Tax documents. This business has an extensive referral network in this growing metro market. The business works throughout the Denver Metro & Front Range communities. The company has built a strong Brand through creative design, detailed execution of award-winning projects! The business has a very professional website & social media presence. A wide selection of products are used to create unique projects that thrill their clients. Employees are well trained & experienced! Business is seasonal, with most of the Revenues generated February - November. Extensive showroom leasehold improvements included. Great opportunity for a sales, management or design professional!

Seller will offer financing support including SBA assistance. Showroom/Retail Lease is for multiple years with Options to Extend. Excellent Leasehold Improvements! Inventory amount of \$75,000 included in the sale (any additional inventory will add to the final sale price). Seller is flexible in the Training & Transition period. All assets included in the sale!

Growing Specialty Retail Business - Landmark Opportunity. Act Quickly!

Detailed financial & operational information along with photos 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.

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