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COMMERCIAL

Gas Station with multiple Income Streams!



555 Oro Dam Blvd E, Oroville, CA

FOR SALE

Business & Real Estate

**Gas Station with Multiple
Income Streams:**

- * Gas & Diesel
- * C-Store
- * Type 20 ABC license
- * Billboard Ground Lease
- * Pacific Pride Ground Lease
- * Taco Truck Rent
- * ATM & Bitcoin Machines



Property Information

Address: 555 Oro Dam Blvd E, Oroville, CA

Parcel #: 035-030-067-000

County: Butte

Lot Size: 0.74 Acre / 33,977 SF

Building Size: 2,638 SF

Fuel Tank type: Double Wall Fiberglass

Capacity: 12,000 each: Regular, Premium, Mid Grade, Diesel

Fueling Stations: 12 MPDs, Gilbarco system

Type of POS: Verifone

Disclaimer: The information has been obtained from sources believed reliable; but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk.

Sales & Financial Information

Based on 2022 numbers. Contact agents for 2023 or 2024 numbers

- **Average Monthly Sales:**

Fuel: 75,000 gallons @ \$0.38/gallons

C-Store: \$77,000 +/-

- **Yearly Gross Income: \$625,000 +/-**

- **Other Income (Additional to Gross Income):**

Lottery Commission: \$13,000

ATM Commission: \$6,800

Bitcoin Commission: \$3,200

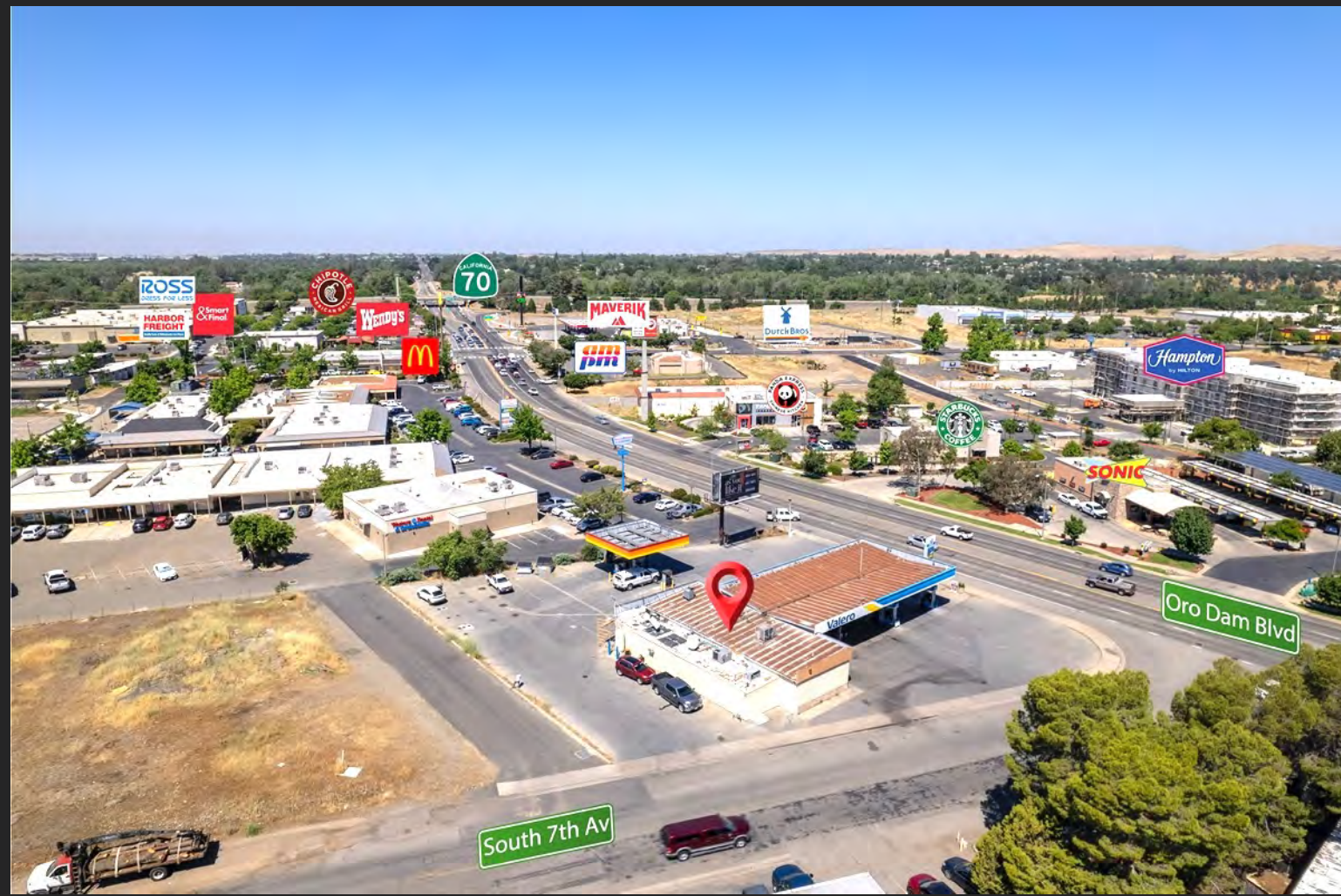
Electronic Billboard: \$19,100

Taco Truck Rent: \$15,600

Tobacco Rebates: \$5,100

Total Other Income: \$62,000

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Summary

Gas Station on a large lot with multiple streams of income, with upside potential is available for sale!

The gas station is on the main street of City of Oroville, and the intersection of 7th Ave, that goes to Walmart Supercenter. It's easy to get in and get out on this parcel, entrance and exit from two streets.

The large lot has room to expand C-Store and build a Car Wash.

Serious buyers can obtain financials and sales information by completing Buyer Profile and signing NDA.

SBA loan qualified site!

INTEGRITY TRUST SERVICE

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