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OFFERING SUMMARY

ALL INFORMATION IS CONFIDENTIAL

ESTABLISHED TRADITIONAL PIZZERIA SERVING RANCHO CUCAMONGA



Listing #23014ST

Proudly offered by

PACIFIC RESTAURANT BROKERS

17612 Beach Blvd Suite 7A Huntington Beach, CA 92647

(949) 424-6065

Email: Admin@PacificRB.com

www.PacificRestaurantBrokers.com

The information contained herein, or in any attached document has been compiled from information provided by the Seller to PRB. PRB and its agents, have not verified any of the information presented, and makes no warranties expressed or implied as to the accuracy of the information. Buyer is advised to consult with all appropriate professionals including attorney, CPA, financial planners, equipment inspectors and industry experts.

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DESCRIPTION:

Established for decades and under current ownership since 2018 is this locals favorite serving the community of Rancho Cucamonga. This is a traditional pizzeria serving classic pasta, salads, sandwiches, and appetizers in addition to pizza. There are more than 10 beers on tap and a nice wine selection as well. A perfect gathering place after sporting events or a family night with its spacious dining room, TVs, and some gaming options for kids of all ages!

The sales are strong at \$100k a month and this business also has a strong delivery business. This business is priced for a quick ROI and delivers strong cash flow from day one. Additionally, an owner-operator can save \$4k a month which is paid to a manager who runs the restaurant with full authority. The seller is accepting an all-cash offer at this time.

LEASE		BUILDING INFO	
Monthly Rent:	\$9324	Square ft:	2400
Expiration:	2023	Patron capacity:	75+
Options:	Buyer to qualify	Patio:	No
Deposit:	Buyer to qualify	Hours of Operation:	11/9 P.M.
OPERATIONS		FINANCIALS	
Years established:	2000	Monthly sales:	\$100K
No. of employees	16+	Monthly cash flow:	\$17k+
Monthly payroll:	\$30k	Annual Sales:	\$1.2M
Absentee run:	Yes	Annual Revenue:	\$200k+ (approx.)

2023 MONTHLY FINANCIAL ANALYSIS (Projection)

Sales: \$100k

Rent: \$9324

Payroll: \$30k

C.O.G.: 28K

Misc: \$15k (Uncontrollable of utilities, credit card processing, maintenance etc.)

Net Potential income: \$17k monthly or \$204k a year.

An owner-operator can make an additional \$48k a year.

PRICE: Call for pricing. Submit offers to Steve@PacificRB.com with Proof of Funds, or call (949) 427-0414

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