

AGRICULTURAL-RELATED MANUFACTURING CO.

Pacific Northwest Region

THE COMPANY OVERVIEW

Established over 40 years ago, the Company manufactures and sells agriculture infrastructure products in 38 states, five provinces, and 20 countries. With a full plant facility, the company produces 75% of their line of products. The industry-recognized brand is sold exclusively through the Company's network of distributors. Through decades old relationships, this base of distributors counts on the Company to provide high-quality, warranty-backed components for a wide range of end-users.

THE OWNER'S ROLE AND MANAGEMENT

The Owner/Seller has already cut back to part-time. The key managers, including the General Manager, Sales Manager, and other management personnel are expected to remain in place post sale. None are related to the owner. The total team of 30 employees averages 20 years of service. No loss of the trained and experienced production team is anticipated.

THE LOCATION AND FACILITIES

The Company is headquartered in a major city of the Pacific Northwest, served by all major transportation. The plant encompasses an approximately 20,000 square foot building, on a three plus acre site. Raw materials are stored and staged in the yard. The building is equipped with industrial electric power, ventilation, and other systems in place. Heavy production machinery and equipment, overhead cranes and lifts, complete the capabilities.

THE REAL ESTATE

The building and land are included in the price and valued at \$1,800,000.

THE REASON FOR SELLING

The Owner is retiring and may participate in a reasonable transition for a seamless handoff. Post-sale, the owner expects to be fully retired.

ASKING PRICE

\$4,000,000

Price Includes:

| | |
|--------------------|--------------------|
| Business | \$2,200,000 |
| Real Estate | \$1,800,000 |

TERMS:

Cash

ASSETS

| | |
|-------------------------|--------------------|
| Machinery and Equipment | \$525,000 |
| Inventory | <u>500,000</u> |
| Total Assets | \$1,025,000 |

All values provided by Seller

INCOME STATEMENT SUMMARY

| | |
|------------------|------------------|
| Revenue | \$5,000,000 |
| EBIT | \$450,000 |
| Cash Flow | \$500,000 |

Financial information provided by Seller

CONFIDENTIALITY AGREEMENT

TO RECEIVE ADDITIONAL INFORMATION, please [CLICK HERE](#) to fill out and submit an electronic Confidentiality Agreement. This agreement can also be requested by contacting the agent below.

**ARTHUR BERRY
& COMPANY**

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