



# PIZZA RESTAURANT

## Treasure Valley

### THE COMPANY

This independent and locally owned pizza shop has been established over six years. The Company specializes in low cost, great tasting pizza with the goal of making quality products that are affordable and delicious. The business sources all products locally whenever feasible and make their own proprietary dough, sauce and frostings from scratch. All vegetables are sliced and diced in-house for creating delectable salads and pizzas toppings. The Company offers ready-made pizzas for those in a hurry but they also have a high volume of custom order pizzas along with popular sides including chicken wings, salads, bread sticks and desserts.

### THE LOCATION

The central location is convenient, providing easy access in one of the fastest growing towns in all of the Treasure Valley. The space is approximately 1,500 square feet and ideally laid out for a pizza restaurant. The lease rate is a very favorable base rent of \$888 per month plus NNN expenses. There is a little over one year remaining on the current lease.

### THE STRENGTHS

This business has a loyal following of customers and excellent ratings and reviews on all social media websites and Trip Advisor. Employees excel at customer service — also ensuring quick turn around on all orders no matter the quantity. Customers love the delicious pizzas and side dishes made from scratch and appreciate the value offered.

### THE REASON FOR SELLING

The Owners enjoy the business but are ready to slow down and spend more time with family.

### THE IDEAL BUYER

An ideal buyer would be any entrepreneur interested in a well-established business with good cash flow and happy customers.

### THE POSSIBILITIES

The business is doing well — a new Owner only needs to step in and continue with the format that has proven to be successful. Delivery service is frequently requested and would be an easy way to increase sales. There is also an excellent opportunity to duplicate the concept in other areas of the Treasure Valley.

### ASKING PRICE

~~\$130,000~~

### Motivated Seller!

Price Reduced to  
**\$98,000**

### TERMS:

Owner will Carry w/30% Down,  
Balance Negotiable OAC

### ASSETS

Furniture, Fixtures & Equipment	\$78,876
Inventory	<u>4,000</u>
<b>Total Assets</b>	<b>\$82,876</b>

All values provided by Seller

### INCOME STATEMENT SUMMARY

Gross Sales	\$258,211
<b>Cash Flow</b>	<b>\$45,740</b>

Financial information provided by Seller

### Request Additional Information:

TO RECEIVE FURTHER INFORMATION, sign and return the [Confidentiality Agreement](#) found on our web site. If you prefer, this agreement can also be requested by contacting the agent listed below.

**Brent Bungard**

Call 208-639-6168

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