

BUSINESS OVERVIEW

Ref. No: **9142**

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Business Location: CALOUNDRA
Business Activity: GIFT SHOP
Business Age: 1.5 Years **Period Owned By Present Owners:** 1.5 Years
Reason For Selling: JOB OFFER TOO GOOD TO REFUSE

FINANCIAL DETAILS* ¹		OPERATIONAL DETAILS* ³	
Approx Total Price Incl. Stock:	\$ 69,000	Opening Hours:	9AM TO 5PM MONDAY TO SATURDAY AND 9AM TO 2PM SUNDAY
Yearly Turnover:	\$ F.O.A.	Owner Working Hours P/W:	35
Gross Profit:	\$ F.O.A.	Partner Working Hours P/W:	
Adjusted Net Profit*²	\$ F.O.A.	Trading Days Per Week:	6.5
Approximate Stock Value:	\$ 29,000	Weekly Wage Bill (Gross):	\$188
Fixt/Fittings & Plant/Equipment:	\$ 60,000		

STAFFING	
Casuals:	2
Permanents:	
Perm. Part Time:	

Main Speciality Of Business: GIFTS, HAND MADE CHOCOLATES, GREETING CARDS, AND HOMEWARES
Business Better Because: 50% OF SUPPLIERS ARE EXCLUSIVE TO THIS SHOP IN CALOUNDRA
Main Location Advantages: IN MAIN STREET OF CALOUNRA WITH HEAVY PASSING FOOT TRAFFIC

OCCUPANCY DETAILS		LEASE DETAILS	
Shop/Shed Area:	108 Sq. Meters	26 Months Remaining On Present Term	
Construction:	BRICK/IRON	Future Options:	AVAILABLE BY NEGOTIATION
Building Age (Approx):	40 Years	Stamped & Registered:	NO
General Condition:	FAIR	Monthly Rental (Net):	3897.07
Residence Adjoining:	No	Outgoings:	INCL Per Yr
		Basis Of Increases:	

GENERAL NOTES

THE ONLY SHOP IN CALOUNDRA SELLING HAND MADE CHOCOLATES
 FIGURES ARE ANNUALISED OFF 6 MONTHS TRADING

THE MAJOR SELLING POINTS OF THIS BUSINESS

MAIN SUPPLIERS OF DÉCOR FURNITURE IN TOWN	HIGH VISIBILITY AND WELL PRESENTED SHOP
FABULOUS RANGE OF GIFT LINES	GOOD REPEAT BUSINESS
VERY EASY TO MANAGE	CHOCOLATE SALES GROWING FAST
RUN BY JUNIORS AT QUIET TIMES	LITTLE LOCAL COMPETITION
AMPLE STREET PARKING	ENJOY THE SUNSHINE COAST LIFESTYLE

NOTES

- In the event that the financial information held on file is for a period of less than a full 12 months, the Financial Details shown above are annualised using a simple time basis. For example nine months figures would be divided by 9 and multiplied by 12 to obtain a simple annualised result. Seasonal variations will not therefore have been taken into account.
- The above 'Adjusted Net Profit' amount assumes a partnership buying the business, and makes allowances for any personal expenses which are peculiar to the Seller. A Buyer investigating the business should take these points into consideration and according to personal circumstances make necessary adjustments in their evaluation of the business.
- The Operational Details shown above are that which the have been provided by the Seller as the current operating situation within the business and may differ from operational circumstances that were applicable in the generation of the historical financial figures presented.