

Auto Repair Shop

Flagstaff | Arizona



Offering Memorandum

Business asking price:

\$399,000

Confidentiality and Disclaimer

This Offering Memorandum contains select information pertaining to the business, affairs and assets of the company known as Auto Repair Shop, Flagstaff, Arizona (hereinafter the "Company").

This Offering Memorandum may not be all-inclusive or contain all of the information a prospective purchaser may desire. The information contained in this Offering Memorandum is confidential and furnished solely for the purpose of a review by a prospective purchaser of the Company. It is not to be used for any other purpose or made available to any other person without the written consent of Seller or Kelly and Call Commercial. The material is based in part upon information supplied by the Seller and in part upon financial information obtained by Kelly and Call Commercial from sources it deems reliable.

Neither Owner, nor their officers, employees, or agents makes any representation or warranty, express or implied, as to the completeness of this Offering Memorandum or any of its contents and no legal liability is assumed or shall be implied with respect thereto. Prospective purchasers should make their own projections, form their own conclusions, and conduct their own due diligence.

By acknowledging your receipt of this Offering Memorandum, you agree you will hold the contents confidential and will not, directly or indirectly, disclose or permit anyone else to disclose this Offering Memorandum or its contents in any fashion or manner detrimental to the interest of the Seller.

Owner and Kelly and Call Commercial expressly reserve the right, at their sole discretion, to re-

ject any and all expressions of interest or offers to purchase the Company and to terminate discussions with any person or entity reviewing this Offering Memorandum or making an offer to purchase the Company unless and until a written agreement for the purchase and sale of the Company has been fully executed and delivered.

If you wish not to pursue negotiations leading to the acquisition of this Company or in the future you discontinue such negotiations, then you agree to purge all materials relating to this Company including this Offering Memorandum.

A prospective purchaser's sole and exclusive rights with respect to this prospective transaction, the Company, or information provided herein or in connection with the sale of the Company shall be limited to those expressly provided in an executed Purchase Agreement and shall be subject to the terms thereof. In no event shall a prospective purchaser have any other claims against Seller or Kelly and Call Commercial or any of their affiliates or any of their respective officers, Directors, shareholders, owners, employees, or agents for any damages, liability, or causes of action relating to this solicitation process or the marketing or sale of the Company.

This Offering Memorandum is deemed to represent the state of affairs of the Company currently, but does not represent or constitute an indication that there has been no change in the state of affairs of the Company since this Offering Memorandum was prepared.



Auto Repair Shop

Established, turnkey franchise business located in a high-traffic area with strong demographics and repeat customer base. This is a rare opportunity to acquire a nationally recognized automotive service brand with an operational location, trained staff, and growing revenue.

This well-established auto repair shop has operated from the same prime location for over 28 years. The property, rented for \$7,100 per month, features a 2,896-square-foot building situated on a generous 0.58-acre lot, offering ample parking and workspace. The facility includes six drive-in repair bays—two with built-in oil change pits—four lifts, including an alignment rack. Recent upgrades include fresh asphalt and newly striped parking spaces, along with a full exterior repaint of the building.

A dedicated storage room houses the air compressor that powers all shop tools, helping maintain a quieter work environment for technicians. Inside, the customer lobby is climate-controlled with both air conditioning and heating and features three TVs and a complimentary drink fridge.

The shop itself is heated by three units, including a cost-effective waste oil furnace, making it a comfortable and efficient space year-round.

Highlights:

- Gross Revenue: \$1,100,000
- Established: October 2, 1998
- Employees: 5 Full-Time / 1 Part-Time
- Owner Involvement: Semi-Absentee
- Reason for Selling: Owners have operated the business for ten years and are ready to retire

Business Summary

Equipment List:

Mechanical Equipment

Equipment Purchased	Quantity
Bulk Oil Storage Tanks - 120 Gal	3
Bulk Oil Storage Tanks - 240 Gal	2
Used Oil & Antifreeze Tanks/Pits	3
Oil Pumps (Grover Model 2053RHRA)	4
Oil Reels	4
Oil Guns	4
Oil Fluid Receiver/Used Oil	2
Pistol Grip Grease Gun	1
Air Compressor (IR MODEL2475)	1
Air Hoses	5
Air Hose Reels	5
Coolant Flush Machine (OMISerial#SPC02021)	1
PowerSteering/Brake Flush Machine	1
John Dow Fluid Evacuator	1
Battery Charger - Schumacher SE 4020	1
Oil Waste Cans	3
Lifts	5
1. Hawkeye Elite Alignment Rack: Scissor lift, FIA power slide, 10K, 166WB. Portable sensors to mount to a WA43xcab. Aligner w/ Premium cab & 24" LCD Display	1
2. Rotary Lifts	3
4. Chief 6000 lb portable lift	1
Brake Lathe bench - AAMCO	1
Lathe accessories/parts	

Equipment Purchased	Quantity
Wheel Balancer - Hunter DSP9200	1
Balancing accessories/parts	
Tire Machine Changer - Coats 5060AX	1
Tire Repair accessories	
Red Dolly	1
Vise Bench Wilton 6"	1
Bench Grinder Delta Shop Master	1
Foldable Shop Crane	1
Engine Stand - 750 lbs.	1
Strut Compressor/Tammer	1
3 Ton Floor Jack - Duralast	1
Red Tripods	2
6 Ton Jack Stands	2
4 Ton Jack Stands	2
2 1/2 Ton Jack	1
3 Ton Floor Jack - Duralast	1
3 1/2 Ton Jack	1
Power Washer	1
Eyewash Station	1
TD Target (Elite) Wheel off alignment	1
20 Ton Press (new bottle jack July 2015)	1
1/2 Ton Transmission Jack (Jan. 2015)	1
Lincoln Welder (June 2015)	1
Recycler Charge Station ROB 34788	1

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Office Equipment

Equipment Purchased	Quantity
Black Tables	2
Black Waiting Chairs	6
Coffee Station - Stand/Keurig	1
Steel bar and 2 stools - waiting area	1
Husky Tool Cabinet - Office	1
Neon Open Sign	1
2 Husky Cabs - Office	2
Refrigerator	1
Steel bar and 2 stools - office	1
Panasonic Phone System (handsets)	3
45 inch Magnavox TV - Digital Menu Board	1
45 inch LG TV - LobbyNetTV	2



Computer Equipment

Equipment Purchased	Quantity
Hardware/Printers	4
PC Terminal	3
Dell Server	1
Printer/Fax/Copier - Brother	1
Credit Card Machine	1
Alignment Printer (purchased 6/15)	1
Monitors	4



Other Purchases

Equipment Purchased	Quantity
Signage Purchased	1
2002 Ford Escape	1

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Flagstaff, Arizona

Flagstaff is located in Arizona's high country surrounded by the largest ponderosa pine forest in the world. Considered a tourist destination for all seasons, there is plenty of outdoor recreation with camping, hiking and biking trails, beautiful fall colors, and winter snow play and skiing.

Taking advantage of the comfortable summer temperatures, Flagstaff has outdoor festivals from June through October, including the Museum of Northern Arizona Heritage Festivals focused on Native American and Latin cultures.

Flagstaff is the regional crossroad for Northern Arizona and Grand Canyon National Park. The 4 million visitors and large second homeowner population in Flagstaff are drawn to the city's four seasons, accessible location and fulfilling quality of life. Flagstaff has a population of 76,586 and a metropolitan area population of 144,472.

The community is also a college town focused on quality education, research and professional development with almost 30,000 students attending Northern Arizona University and 10,000 students attending Coconino Community College.

In addition to tourism and education, Flagstaff has a strong science sector which includes Flagstaff Medical Center; a regional hospital and level 1 trauma facility, W.L. Gore medical products, and Lowell Observatory. Flagstaff is designated as the world's first Dark Sky City for its work in preservation of the night sky's natural resource.

This ever-growing resort type community, consisting of local families, vacation rentals, Northern Arizona's regional market and second homes from all walks of life, provides a strong customer base for commercial enterprises.

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