

ACQUISITION OPPORTUNITY #S-1981

COMMERCIAL HVAC SERVICE COMPANY

PROFILE:

This business provides HVAC service and repair for commercial customers, no residential. In business for over 35 years, the Company has developed a solid reputation. All accounts are on annual contracts. One third of the annual revenue is generated by the annual contract fees, two thirds from additional services provided to the contract customers. Additional services include repairs and replacement of equipment. While once much larger, the Company now consists of one service truck and technician. This is a great opportunity for a "fold-in" with an existing HVAC company to pick up a list of loyal customers. Owner is 74 and wants to retire.

INVESTMENT HIGHLIGHTS:

- Great reputation
- Loyal customers
- Great "fold-in" opportunity
- Accounts primarily east of I-75 in the Cincinnati area
- Owner available for transition
- 30 Annual contract customers

PURCHASE PRICE:

This business is offered as an asset purchase, free and clear of debt and all liabilities for \$45,000.

Financial Summary:

	2007	2006	2005
Sales	94,390	89,929	110,740
Gross Profit	84,344	76,694	88,001
ACF	15,548	5,099	11,524

Adjusted Cash Flow (ACF): Pre-tax profits of the business before owners' salary & perks, depreciation & interest.

Assets Included in the Sale:	
Inventory (book value)	6,000
Vehicle & Equipment (@ 1/2 cost)	15,000
Accounts Receivable	8,000
Customer Contracts, Goodwill	16,000
Total	45,000

FOR FURTHER INFORMATION CONTACT:



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