



MIDTOWN REALTY INTERNATIONAL, INC. (305) 253-5600
 11550 SW 72 Street; Miami, Florida 33173 (305) 255-0000
 Fax: (305) 253-2967



**MARATHON GAS STATION
 12 FUELING POSITIONS
 FOOD MART
 AUTOMATIC CARWASH**

Area of Hialeah, FL



PRICE: \$1,850,000.00 for BUSINESS ONLY

Inventory of gasoline, and food mart paid separate at closing.

<u>PRODUCT/SALES</u>	<u>MONTHLY/AVERAGE/SALES</u>	<u>GROSS PROFIT YEARLY</u>
Gallonage:	Selling average of 65,000 gallons per month at approx.	
Gasoline	\$0.47 per gallon profit.	\$366,600.00
Diesel	Selling average of 5,000 gallons per month at approx.	
	\$0.51 per gallon profit.	\$ 30,600.00
Food Mart	Selling average of \$110,000.00 per month at 42% profit.	\$554,400.00
Deli/Fast Food	Leased at \$2,800.00 monthly.	\$ 33,600.00
Lotto:	Selling approx. \$17,000.00 monthly at 6% profit.	\$ 12,240.00
Carwash	Selling average of \$23,000.00 monthly	\$276,000.00
Misc. Income:	Air/Vacuum, Bitcoin Income \$2,800.00 net Per month.	<u>\$ 33,600.00</u>

YEARLY GROSS PROFIT: \$1,307,040.00

Yearly Expenses:	Utilities & Elec.	\$ 61,020.00
	Insurance/W/Comp.	\$ 28,800.00
	Rent/Base Taxes	\$372,564.00 (\$31,047.00 monthly)
	C/Card Fees & Misc.	\$ 80,892.00
	Payroll and Taxes	\$204,400.00 (6 employees)

TOTAL YEARLY EXPENSES: \$747,676.00 \$747,676.00

NET OPERATING INCOME (NOI) YEARLY: \$559,364.00

Notes: This Marathon Gas Station is open 24 hours daily. Located in a High-Traffic area of Hialeah, Florida. There are 3 x 10,000 gallon fiberglass gasoline tanks in compliance. Food Mart is 2,076 sqft. approx. Lot is 24,390 sqft. approx. Eighteen (18 years) leases remaining.

Alh 669b

For more information contact "The Gasoline Station Specialist" ®

Albert Hernandez, 786-580-5481- Office / 305-815-2053 -Cellular, gasolinealbert@aol.com

Alex Hernandez, 786-580-5482- Office / 305-282-1837-Cellular, gasolinealex@gmail.com

www.buygasstations.com

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