

THE Dental Trader

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So. Calif. Edition

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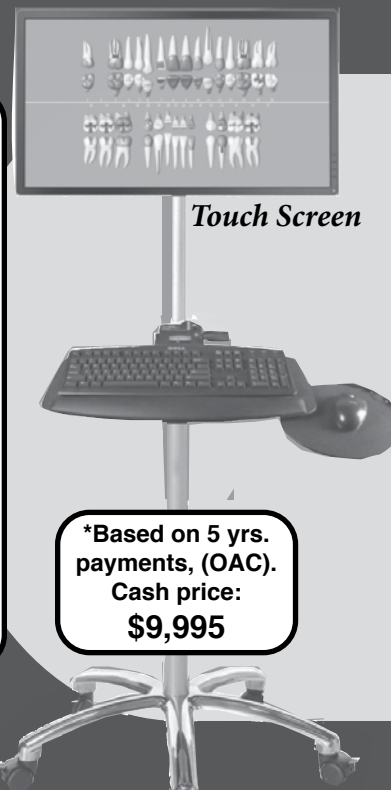
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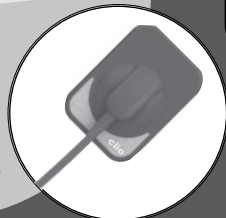


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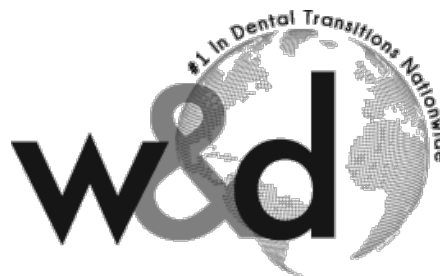
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CENTURY CITY 5 ops, 1,497 sq. ft. suite; Recently Remodeled. Greg Beamer 909-542-4891

Orthodontist needed for private office in Los Angeles. Email: ortho_wiz@yahoo.com

2013 Soredex Digital Panorex In excellent condition, please call for price (626)298-4266.

ENDODONTIST for your office. SPANISH-speaking. Personable. FFS/ PPO Office. Contact socalendodontics@gmail.com

Implant Dentist Needed. Dentist with Experience Placing Implants. Good Pay. Call Dr. David 818.439.9954.

I will see your difficult pedo patients@ your office - start making \$\$\$ (818)883-1383

Retiring in 2021? Military dentist seeking ownership in North County San Diego. Navydmd2021@gmail.com

dental practice 4sale Granada hills low rent, 700 sq ft, 2 operative rooms, \$70k, 818-363-6776

RDA or Dental assistant needed for a private office in Montebello. Please call 818-4374666

Private office in Anaheim is looking for a dental assistant. Part time. Please email: thbdc10@gmail.com

ENDO in your office experienced dentist will bring tools, treat your endo patients in your office (818) 414-1770

AEDefibrillator, Philips. New battery. \$750. San Diego. sddo128@yahoo.com

North Hollywood Practice and Building (Two story building) 4 ops. For Sale by Owner, Dr retiring. (818) 679-1780, Albert.

Dental Front Desk Part Time dental code and billing Knowledge is a plus. drkarineh@gmail.com

FRESNO very low price, motivated, turn key, great location, newly remodeled, 4 Ops. Disabled, take over lease (559)960-8837

FOR SALE SOREDEX DIGITAL PANO MACHINE. GOOD CONDITION. CALL FOR DETAILS/PRICE 626-298-4266

Seeking an associate in Lake Elsinore P/T. At least 5 years experience. contact_janatan1@yahoo.com

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San Diego North County Dental Practice. Looking to buy dental practice or leasehold. Contact: 21centurydentistry@gmail.com

Wanted: RDH in Rancho Cucamonga. PT position. Call Juan Camarena DDS at (909)983-7707 for more information.

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FRESNO COUNTY

FRESNO - (5) op comput G.P. 4 ops eqt'd. In a free standing bldg., on a main thoroughfare, in Central Fresno. Exposure, visibility, & signage. 2019 Gross Collections \$1.0M+. Cash/PPO/Denti-Cal pts. No HMO. Averaging (57) new pts/mos. (22) years of Goodwill. Digital X-Rays & Eaglesoft s/w. Refers out Ortho, Perio Surgery, Diff. O.S. & Implant place. Seller has no website & does no adv. Growth potential w adv. & keeping specialty work in house. Seller retiring, but willing to work back part time and/or help transition. **NEW**

KERN COUNTY

BAKERSFIELD #29 - (4) op computerized G.P./ (3) ops eqt'd (4th) plumbed. Cash/PPO/HMO/Denti-Cal Pt Base. Monthly Cap Ck. approx. \$3.5K. Digital X-Rays. 2018 Gross Collect. \$602K+. Did the same in 2019. Refers out Ortho, Diff O.S., Diff Endo & Implant Placement. Seller does no advertising. Low Overhead, High Net. Seller retiring. **REDUCED FURTHER!**

CA CITY (NORTHERN ANTELOPE VALLEY) - (5) op comput. G.P. & Free Stand Duplex Bldg for sale on a main thoroughfare. Minimal competition. Only one other DDS in city of 15,000+. Nicely equipped w CT Scan, Digital Impression Scanner, Open s/w, Digital X-rays w XDR digital imaging, & aerosol reduction eqt. Annual Gross Collect \$600K+ on a (3) day wk. Cash/Ins/PPO. Refers out Implant Placement, Ortho, Pedo, Diff Endo & Diff O.S. Practice does no advertising. Practice could do \$1M+ w more days, advertising & keeping specialty work in house. Doctor ready to retire, but will assist w transition. **TOTAL PRICE FOR THE BLDG & PRACT \$750K** **NEW**

LOS ANGELES COUNTY

ACTON - EMERGENCY SALE- DDS PASSED AWAY - (5) op computerized G.P. Cash/Ins/PPO. No Denti-Cal and no HMO. 2019 Gross Collect. \$628K+. Seasoned staff. Locum Tenen in place to keep Practice active. Only dentist in town serving population of 7,600+. **SOLD**

AGOURA HILLS - (3) op comput G.P. located in a Prof Bldg. on a main thoroughfare with easy fwy access. Cash/PPO pt base. Annual Gross Collect \$300K+ p.t. Would make excellent starter or satellite. Seller retiring. **NEW**

ARCADIA #3 - Beautiful, newly remodeled, (4) op computerized G.P. located in a well known Prof. Bldg. on a main thoroughfare. Cash/Ins/PPO pts. Annual Gross Collect \$300K on a (3) day week.

BELL - Smaller, but **"MIGHTY PROFITABLE!"** (4) Op computerized G.P., located in a strip center on a main thoroughfare, with exposure/visibility/signage & parking. Digital x-rays, plumbed for nitrous, 6-10 year old equipment, new floors & recently painted. Cash/PPO/HMO/Denti-Cal pt. base. CAP Check \$3,500/mos. (36) years of Goodwill. 2019 Gross Collect. \$311K+ with an amazing Gross Net of \$173K+. Very Low Overhead (< 45%)! Seller retiring but will assist with a transition. **SOLD**

CANYON COUNTRY - (5) op G.P. (4) ops eqtd. Shopping Ctr Location on a major thoroughfare w exposure, visibility & signage. Averaging (33) new pts/mos. Dentrix, Digital x-rays & Pano, Trios Scanner, & Chartless. Newer eqt. Cash/PPO/HMO. Averaging \$452K/yr. in Collections. Selling to concentrate on main practice. **MAJOR PRICE REDUCTION!**

CULVER CITY - (4) op comput. G.P. located in a prof. bldg. on a main thoroughfare. (80) years of Goodwill. Cash/Ins/PPO. Ave. Annual Gross Collect. of \$330K over last (3) yrs. on a (3)-(4) day wk. (3) days of Hygiene/wk. Digital X-Rays & newer eqt. Seller does no advertising & has no website. Seller refers out Ortho, Implant Placement, Diff Endo, Diff O.S. & Perio Surgery. Growth potential with advertising, a website, keeping Specialty work in house & more chair time. Seller retiring. **NEW**

LANCASTER #5 - "Steady Eddy!" Annual Gross Collections between \$538K & \$566K for last (5) years, with an Average Annual Est. True Net Income of \$214K. (3) op comput. G.P. in a two story prof. bldg. w easy fwy. access. (4) days of Hygiene. Cash/Ins/PPO pts. (32+) years of Goodwill. Refers out all Endo, Perio, Implant Placement & Ortho, & diff. O.S. & does no advertising. Primed for growth. Seller is retiring and has "Value Priced" the practice to Sell! Will assist with a transition.

LOS ANGELES (SILVERLAKE/ECHO PARK AREA) - Smaller but **"VERY PROFITABLE"** (4) op computerized G.P. Located in a strip center, on a main thoroughfare, with exposure/visibility/huge signage & parking. (3) ops eqt'd, 4th has a chair and an x-ray. Cash/PPO/HMO/Denti-Cal. pts. Monthly CAP Check \$4,500. Easy 2000 s/w & Digital X-rays. (36) Years of Goodwill. 2019 Gross Collections \$377K+ with a Gross Net of \$212K+. Very low Overhead (<44%)! Seller Retiring, but will assist with a transition.

WEST SAN FERNANDO VALLEY - (3) op comput. Prost/Implant Practice located in a prestigious medical/dental building on a main thoroughfare. High End Boutique Practice and build out. Practice does all on 4's, cosmetics, partial and full mouth reconstruction, smile makeovers, crown and bridge and dentures. Annual Gross Collections between \$1M and \$1.5M. Fee for Service. Digital xrays, Morita CBCT, Eagle Soft software & chartless. Seller requests potential buyers to submit CV for consideration.

ORANGE COUNTY

LAGUNA HILLS - (4) op computerized G.P. located in a Shopping Center with Excellent Exposure/Visibility/Signage & Parking. Fwy. convenient. Cash/Ins/PPO patient base. (25) years of Goodwill. Annual Gross Collections of (\$870K+). Newer Eqt., Eagle Soft software, Digital X-rays, CEREC, & Laser equipped. Seller is retiring but will assist with a transition. **NEW**

RIVERSIDE COUNTY

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SAN BERNARDINO COUNTY

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SAN DIEGO COUNTY

SABRE SPRINGS/POWAY - Beautifully appointed (3) op comput. G.P. in a strip ctr. w exposure. (2) Ops eqt'd/3rd plumbed. Digital & paperless. 2016 Gross Collect. \$232K p.t. w no advert. Referring all specialty work. (15) new pts/mos. Cash/Ins/PPO/HMO. Centrally located. Doctor retiring. **SOLD**

SAN LUIS OBISPO COUNTY

CENTRAL CA COAST - High producing & very profitable G.P. with Seller work back. (7) op comput. G.P. located street level in a smaller professional bldg. near the downtown business district. 2017 Collections of approx. \$1.6M. Pract. does no advertising. Averages (12) days of Hygiene/wk. Cash/Ins & one PPO. 78+ yrs of Goodwill. Digital x-rays & digital Orthopantomograph. **SOLD**

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Temecula Practice for sale located in large retail complex \$190K, newly renovated, 3 ops, 951 966-4963 (text).

ENDO in your office experienced dentist will bring tools, treat your endo patients in your office (818) 4141-770

Irvine dental office sub-lease 3-4 days a week. Retail busy shopping center and fully equipped. Call 949-310-6688.

Dent-X 810 Basic X-ray Films PROCESSOR Good working condition. \$600. Contact (626)298-4266.

Dental Chairs \$2,499 OBO. Less then 1 yr old w/added 30 day guarantee. Each has two assistant chairs. ocdent@gmail.com

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Global Microsurgeon Stools x2, fixed armwrests, Sand color upholstery, great condition. \$750 each OBO. Mgp.503@gmail.com

Alhambra Leasehold with Equipment 3 ops, \$30,000. Text (714) 623-2106.

CORONA GP FOR SALE - 4 Ops, Digital, Fantastic Location! GR \$280K. HSPPT- Kerri McCullough-949-300-0312 #CA2002

SIMI VALLEY 3 ops, Low Overhead, Retiring Seller, Fee For Service. Greg Beamer 909-542-4891

Pediatric/GP Dentist interested in renting space in No Ho.-ortho_wiz@yahoo.com

Laguna niguel seeking implant placement specialists at my office. Please call 949)360-1008 / Jhtrandds@yahoo.com

\$2,150/mo Office FOR LEASE in Long Beach. 2827 E Broadway. Entire office, 2 exam rooms. Call for details (818).800.5932

\$59,000 - Office for sale in Encino, CA - allproductsforsale@gmail.com

DA/RDA position available in Bonita, CA. If possible, can make temporary crowns/bridges. email resume to edental@aol.com

Orthodontists wanted to continue, expand the orto part of our busy practice in Downtown LA. Please call or text 310-666-5778

DENTAL CHAIR with light and delivery arm for sale. \$150. Text (626)354-9667.

GP needed - Montclair, CA. Mondays or Saturdays. 2 years experience preferred. Email resume to: ychangdds@gmail.com

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DENTAL CHAIRS & EQUIPMENT for purchase. Lakewood GP Retiring 2/202; Everything must go - make an offer! (714)299-3365 NativeNYR11001@yahoo.com

Dental Practice for sale as is at Riverside CA 92504 Dentrix & Dexis Xrays. Medical, cash and PPO 3 oper, 1,180 s. Text 909-522-7733. email:oreinaddsinc@gmail.com

PRACTICE FOR SALE / SAN DIEGO Luxurious GP/Spec. office in downtown; Grossed \$2.2M in 2019. NET \$640K. Prop. ID #5332. California Practice Sales, Inc. Phone: 714-639-2775

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Baldor lathe \$500. San Diego. sddo128@yahoo.com

Lawndale Leasehold for sale (818) 621-8666

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~ Goretta Li, DDS

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Los Angeles County

Beverly Hills – Newly Renovated!

- Currently running on busy schedules
- BH Triangle. 3 Eq. Ops.
- Year to date grossed ~\$383K

Cerritos – Collections ~ \$400K

- All Cash/PPO.
- Over 25+ years of goodwill
- Professional suite close to Cerritos Mall. 3 eq.ops. + 1 plumbed
- Over 25+ years of goodwill
- Reasonable rent.

Inglewood ~ Gross ~ \$850K

- Excellent Location! Shopping Plz.
- Accepts all insurances, mostly PPO.
- High capitation check.
- Many in house specialists.
- 4 eq. ops. + 1 plumbed.
- Owner willing to help with transition

Lawndale – Equip. & Leasehold

- 5 Belmont Chairs, ~2,240 sqft
- Strip Mall. Reasonable Rent

Long Beach – Boutique practice

- Premier shopping center
- 3 equipped ops. + 1 plumbed.

Los Angeles – Equipment/Leasehold

- Strip mall close to MacArthur Park
- ~1,800 sq.ft., 5 eq.ops. + 1 plumbed
- Many patients with Hispanic origin

San Diego County, CA

Lakeside – Doctor retires

- Shopping center. Grossed~ \$254K
- ~50% FFS/PPO & ~50% Cap./HMO
- Capitation check ~ \$4,300/month

San Diego – New Listing!

- Asking \$60K or Best Offer!
- Busy strip mall
- Close to SDSU trade area.
- ~1,820 sq.ft. 2 eq.ops. + 2 plumbed
- Starter practice with bonus patients.

Fresno County

Fresno – 2019 Grossed ~ \$340K

- Beautiful practice in Shopping Center
- Just renovated and opened in 2019.
- Accepts all insurances
- 8 equipped ops., ~ 2,540 sq.ft.

Upcoming Practices

- Gardena - \$1 + Million Practice
- San Leandro – Family Practice
- Modesto – High Production Practice
- Santa Rosa – Dental Practice & Real Estate. Gross ~ \$540K
- San Rafael – Gross ~ \$576K

Orange County

Anaheim – Mostly PPO/FFS

- Close to Freeway 5 & Disneyland
- Collections ~ \$190K
- ~1,100 sq.ft., 3 equipped ops.

Cypress – Equipment & Leasehold

- Commercial plaza. ~1,900 sqft
- 6 Eq. Ops + 2 add'l plumbed.

Garden Grove – Busy Street!

- Street Front Location! 3 eq. ops.
- Close by retail shopping center

Garden Grove – Grossed ~ \$345K

- Currently opens 4.5 days/wk
- Shopping center. 2 ops.
- Accepts Dential, PPO & Others
- One Doctor. High Profit Margin

Laguna Hills – Shopping Center!

- Starter office on busy street.
- 4 Equipped Ops, ~1,500 sq.ft.

Irvine – Practice Gross ~ \$200K

- Exclusively Ortho/Pedo Practice
- Large Shopping Center. 8 Ops.
- Accepts most insurances.

Mission Viejo – Featured Practice

Established Practice & Real Estate

- Grossed ~ \$830K. All PPO/Cash
- 30+ years of goodwill
- Implants, Cerec crowns & Invisalign
- Prominent professional suite.
- 3 eq. ops. +2 plumbed, ~2,170 sq.ft.

Norwalk – New Listing!

- Starter Practice with Bonus Patients
- 2020 Collects ~ \$100K on 2 days/wk
- Mostly FFS/PPO. Strip mall. 3 Ops.

Westminster – Asking \$80K!

- Starter practice.
- Beautiful office. New equipment
- Shopping mall. 2 equipped ops.

Westminster – Excellent Location

- Prominent shopping center between Huntington Beach and Westminster
- Collected ~ \$359K on 4 days/wk
- ~45% Profit Margin. 5 eq.ops. +1

San Bernardino County, CA

Rialto – Gross ~ \$650K

- Seller retires. Associate run office
- ~60% Dential; ~35% FFS/PPO
- Shopping plaza. Affordable Rent
- ~1,000 sq.ft. 3 equipped ops.

Dental Practice Wanted

- Pediatric Dental Practices
- Practices with Real Estates
- High Production, PPO/Cash Practices
- Starter Practices at Good Locations

Northern California

Daly City – Gross ~\$365K.

- Doctor retires. 25+ yrs goodwill
- PPO/ Cash, ~1,200 sq.ft, 3 Eq. Ops.
- Commercial Area.

Fairfield – Gross ~ \$305K

- Good visibility. Busy location.
- Seller retires. No marketing
- Opens 4 days/wk. No Weekend

Fremont – Gross ~\$660K

- ~95% PPO, 5% CASH
- Opens 4 days/wk. 5 Eq. Ops.
- Refers out complex procedures

Pacifica – Gross ~\$318K

- All PPO/CASH. Shopping Plaza
- Family oriented. High-quality dentistry.
- ~1,200 sq.ft., 2 ops + 2 plumbed

San Francisco – Featured Practice! **Practice & Real Estate for Sale**

- Gross ~ \$1.2- 1.4 Million
- Large shopping center
- General dentistry w/implants
- 6 equipped ops + 6 plumbed

San Francisco – Featured Practice!

- Gross ~ \$1.5 – 1.7 Million
- Currently open with busy schedules
- High profit margin on mostly bread and butter dentistry.
- Residential/Commercial Area
- 3 Ops. Very Reasonable Rent

San Jose ~\$255K on 2.5days/wk

- 3 equipped ops. + 1 plumbed
- Close to shopping plazas in East SJ.

San Jose – Associate Run

- Grossed ~\$450K 2019
- Strip mall close to Grand Century
- Strong Specialty program

Stockton – Practice & Real Estate

- Grossed ~ \$909K. Doctor Retires
- ~60% Dential, 30% PPO, 10% Others
- Single standing bldg. w/parking lot

Sunnyvale – 2019 Grossed ~ \$450K

- Opened 2019.
- Shopping center. 8 eq. ops.
- ~50% PPO/FFS; ~50% Cap./HMO

Valejo – Gross ~ \$400K

- ~10% Cash & 90% PPO
- ~1,250 sq.ft., 3 equipped ops.
- Low Rent. Front street location

Union City – New Listing!

- Excellent Location! Shopping Plz.
- 2019 Grossed ~ \$517K
- ~40- 50% Profit Margin
- Seller selling for health reasons

Ventura County

Oxnard – Low Rent!

- Shopping Center. 3 eq. ops.
- Gross ~\$168K. No marketing
- Potential for growth/expansion

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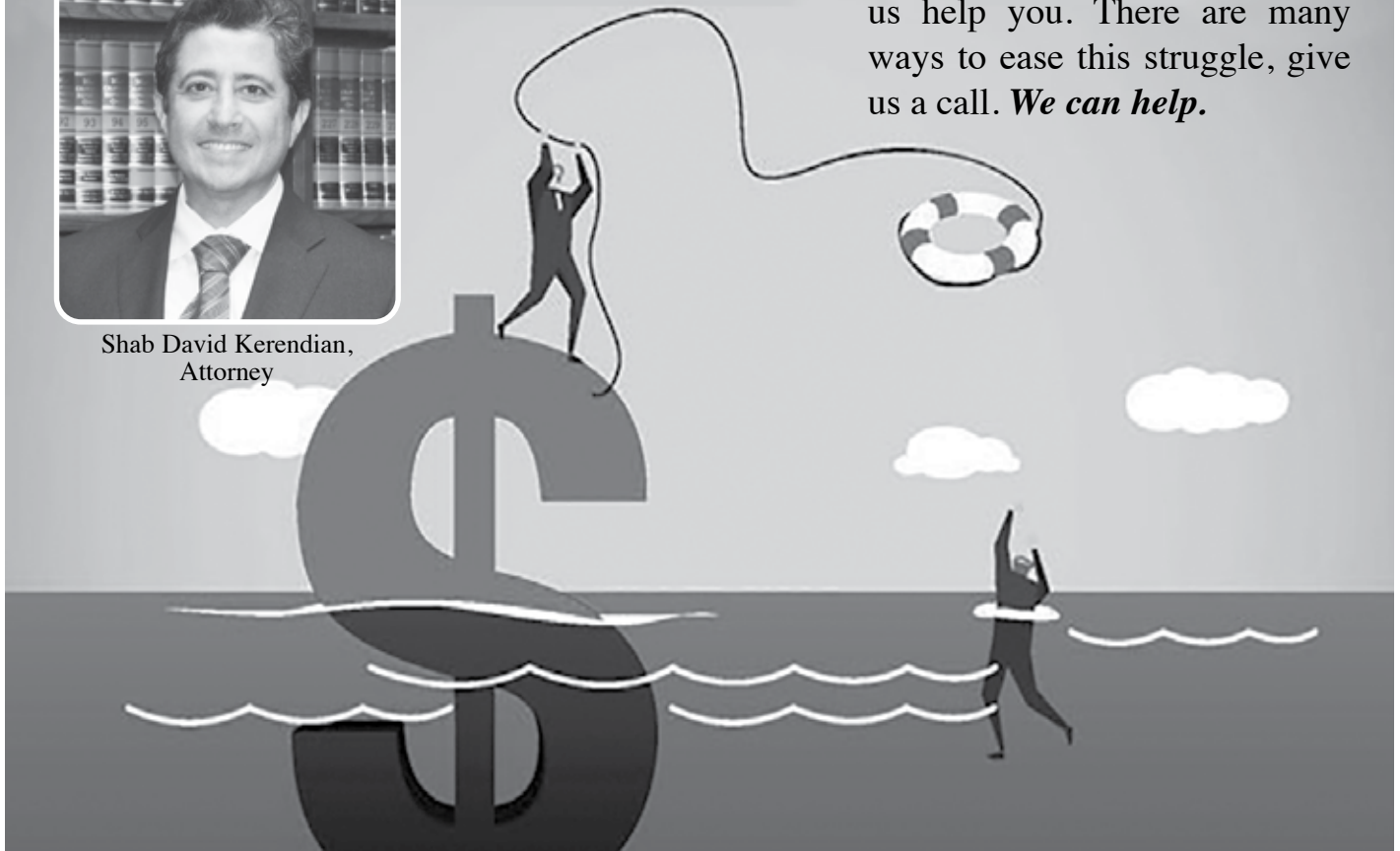
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Let us Help



Shab David Kerendian,
Attorney

Covid is an oppressive but temporary cloud hanging over everyone. It has interrupted your dental practice and your life. Whatever challenges you may be dealing with right now...let us help you. There are many ways to ease this struggle, give us a call. *We can help.*



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6 Dental Chairs. \$2500 each. We are upgrading your facility and have bought new chairs. These chairs still work well. Must be able to pick up. Please text 951-313-5544 for more information.

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BAKERSFIELD: Over 50 years of Goodwill. Private/PPO ONLY. No Promotion. Very stable income over \$800k. Bldg Also for Sale. Exposure. Very loyal patients. Seller transition available. Excellent fit for group or absentee owner. Long-term staff in-place. Better management Make Big Money !

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CAMARILLO: Long Established Private Practice with Shopping Center Visibility. 3 Ops + At low rent. Experienced Staffer. Seller Motivated.

BUENA PARK: Retiree. 25+ yrs Goodwill. Visible Shopping Center Location. Seller Conservative/No Advertising. Low Rent, and Seller Transition Available.

MOORPARK: Shopping Center. Boutique Practice. Seller Relocating. Low Overhead. Low Sale Price.

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PANORAMA CITY: Super Busy Location. Long-term Low Cost Lease. Street Exposure. Practice Revenues will Explode with Proper Management.

RIALTO: Conservative Seller. "Bread-n-butter type of practice" with no advertising or upselling. Very low expenses. Cheapest rent in town. Absentee-run practice so transfer of patients made easy. 10+ yrs Goodwill. Income \$25k/mo on P.T. Schedule.

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VENTURA: 30+ years of goodwill. Easy going, no stress, casual setting with busy/active patient base. 4+ days of hygiene per week. NO denti-cal, HMO, specialty treatment referred out. Seller does the basics only. Large potential with stable revenues and long-term patients. Seller retiring.

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San Diego Dental Practices for Sale

Location	Asking Price	Summary Info
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Vista	\$495,000	5 ops. 10 years of goodwill in state of the art practice but needs to move for family. Solid, loyal patient base under a single dentist. Excellent staff: hardworking, cross-trained, experienced, and fun to work with.
Encinitas	\$295,000	5 ops. Highly coveted North County coastal location. Busy medical campus location with plenty of parking. Strong, loyal patient base and well trained skillful staff.
Rancho Penasquitos	\$365,000	4 ops. 29 years of goodwill. Highly visible shopping center location. Office remodeled in 2016 and has digital x-ray and cerec.
Kearny Mesa	\$450,000	5 ops. 29 years of goodwill. Centrally located in the heart of San Diego. Practice has excellent signage on one of San Diego's busiest streets. Long standing, large, loyal patient base.
Fallbrook	\$545,000	4 ops. Spacious office space with most specialty procedures being referred out including all ortho. Recently remodeled with new paint and flooring. Seller owns real estate and offers future purchase options.
Rancho Santa Fe	\$885,000	4 ops. Located in a busy shopping center in one of the country's most prestigious neighborhoods. Low Insurance (patients not ins. driven). New office buildout with very current design (brand new in 2017).
San Diego	\$525,000	4 ops. Great location in a busy San Diego shopping center. No ortho being done so Invisalign can be added. Well trained high performing staff. Long term loyal patient base.
Encinitas	\$225,000	4 ops. A must see opportunity as price is well below cost of buildout and equipment alone. Practice has its own CE/study group for buyer to assume. Great for easy patient access with proximity to major freeways.
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Laguna Beach

Private General Practice - Dr retiring - 3 operatories grosses over \$800,000/yr on 4 days/week- digital xrays and Dentrrix computer system - Rent only \$2700/month inclusive - All equipment in great condition

Poway

General practice for sale with some Ortho -2 GP operatories and 3 ortho operatories - Dr. retiring after 35 years - good secondary practice or good for a new grad - Grosses \$220,000 but net income of \$150,000

Pasadena

Private General Practice - Dr retiring after 45 years - 6 operatories in 2100 sq ft stand alone building grosses over \$1,250,000/yr on 4 days/week - 7 days hygiene/week - offer of first refusal on building

Desert Hot Springs

Private General Practice - a hidden gem - practice is run as absentee owner - 3 ops in 1500 sq ft stand alone building - digital xrays and Panorex - grosses over \$500,000/yr on 4 days/week - very low overhead with high net profit - offer of first refusal on building

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Private General Practice - Dr retiring 4 operatories grossed over \$875,000/yr in 2019 on 4 days/week- 6 days of hygiene/week - digital xrays and Dentrrix computer system All equipment in great condition



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A scammer going by the name Dr. Jon Schaefer (and probably several others) using the email address jonscchaefer77@gmail.com is currently running a scam wherein he replies to dentists advertising pricier items for sale in The Dental Trader and sends them a fake Cashier's Check for the purchase price plus a hefty shipping fee. He contacts the seller using the phone number 773-347-3557 and directs them to contact his shipping company at 424-409-5363 to arrange transportation of the item(s) and requests you remit payment to the shipping company using Zelle. This information comes to us from a doctor who reads and advertises in The Dental Trader and recognized the attempted fraud. The shipping company appears to illegitimate too, using the email address numberskizerallestoole@gmail.com. A Google search turns up no results.



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HIGH DESERT-VICTORVILLE-HESPERIA GENERAL PRACTICE FOR SALE: Growing practice with great reviews. Seller works four ten-hour days a week and has eight full days of hygiene per week. Practice collected \$950,000 in 2019 and is on track to do even more this year despite COVID! Seller refers perio, endo, third molar extractions and ortho. 55+% of the practice production is from hygiene, exams and x-rays. Very stable and deep patient base. The office has four equipped operatories with digital x-rays, digital panoramic and Dentrux software in a free-standing building. The building is available for \$450,000. Asking \$600,000 for the practice.

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LOS ANGELES/LARCHMONT AREA GENERAL PRACTICE FOR SALE: Growing practice has steadily increased collections over the past several years. Collected \$517,000 in 2019 with a net income of \$207,000. Seller works three days per week and has three plus days of hygiene per week. 34% of the production is from hygiene, exams and x-rays. Four equipped operatories plus one additional that is plumbed but not equipped. The office is computerized with Dentrux software, digital x-rays, panoramic x-ray and dental laser. Asking \$325,000.

WEST LOS ANGELES PERIODONTAL PRACTICE FOR SALE: Located in a highly desirable area of West Los Angeles in an office with incredible views to downtown from one side and Catalina on the other and with relatively low rent on top of it all. Practice consistently collects over \$1 million per year roughly equal production from implants and perio surgery. Seller works four days per week and there are four days of hygiene per week. Four equipped operatories. Seller is retiring. Asking \$450,000.

SHERMAN OAKS FEE FOR SERVICE GENERAL PRACTICE FOR SALE: Established for 39 years in the same location, this practice collects \$700,000 per year on four days per week with four days of hygiene per week. Hygiene accounts for 52% of the total practice production. Seller refers all endo, all perio, all oral surgery and all ortho. Seller is not in-network for any insurance plans. Four equipped operatories with digital x-rays and Softdent software. Asking \$450,000

ENCINO GENERAL PRACTICE FOR SALE: An outstanding 48 years of goodwill with the same dentist in the same location! The practice collects \$370,000 per year on three days per week with two days of hygiene per week. Seller refers all endo, all perio, all oral surgery and all ortho. No advertising, no capitation, and no Denti-Cal. The office is spacious with four equipped operatories, Dentrux software and digital x-rays. There is one year remaining on the current lease. This is an ideal practice to merge with a nearby practice and either move both practices to this location or abandon this location when the lease is up and move to the buyer's existing office. Asking \$100,000.-PENDING

BRENTWOOD FEE FOR SERVICE PRACTICE FOR SALE: Long established, fee for service practice collects over \$900,000 per year on four days per week with four days of hygiene per week. Seller refers all endo, all perio, all oral surgery, and all ortho. Four equipped operatories. – SOLD AT FULL PRICE

WESTLAKE VILLAGE GENERAL PRACTICE FOR SALE: Quality oriented, fee for service practice collects \$680,000+ per year with a net income of \$250,000+ on four days per week with five days of hygiene per week. Seller refers all endo, all oral surgery, all perio surgery and all ortho. The office is located in a popular one-story professional building with five equipped operatories, Dentrux software, digital x-rays and a panoramic x-ray. Over 40% of the practice production is from hygiene, exams and x-rays. Asking \$560,000. – SOLD

ENCINO GENERAL PRACTICE FOR SALE: Exceptional opportunity to acquire a full fee for service practice. This practice has been established in Encino for over 60 years and with the current owner in the current location for over 35 years. The practice is not in-network for any PPO or HMO plans. The seller refers all endo, all oral surgery, all perio and all ortho. Seller works 3 days per week with one day of hygiene per week and still collects \$430,000 per year. Asking \$250,000. - SOLD



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If your practice nets over \$150,000 per year, this does not apply to you. If your practice is trending downward due to lack of interest, decreased need for income or simply getting tired, consider selling now versus later as once the practice declines below a certain profit point, it may become effectively worthless.

For all of your practice sale questions, call Kurt Skarin at Lee Skarin and Associates.

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- **NEW! Ventura | \$385,000 | 2+ ops** | Seller consistently netting \$270k/year on 3 days/week! Call Ken (805) 338-5850.
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- **IN ESCROW! Ventura | \$450,000 | 4 ops** | In busy shopping center. Low overhead! Call Ken at (805) 338-5850.
- **IN ESCROW! Santa Barbara County | \$495,000 | 4 ops** | 100% Fee for Service, Fully Remodeled. Call Darren!
- **IN ESCROW! Santa Barbara | \$705,000 | 5 ops** | Upscale office near downtown. Call Darren at (805) 878-0633.
- **IN ESCROW! Santa Barbara | \$576,000 | 2 ops** | Successful 5-star practice downtown. Call Darren!
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- **NEW! Santa Maria | \$1,050,000 | 4 ops** | Great GP (collected \$1.4M) with RE in growing area. Call Darren!
- **Santa Maria | \$120,000 | 3 ops** | Real estate available, in med building off 1010. Call Darren!
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- **Carmel | \$419,000 | 4 ops** | Live and work in beautiful, sea-side Carmel! Call José at (925) 382-9525.
- **IN ESCROW! Monterey Peninsula | \$329,000 | 3 ops** | 100% Fee for Service near Cannery Row! Call Darren!
- **Santa Cruz | \$1,150,000 | 4 ops** | Exceptionally profitable, state of the art GP! Call Brian at (707) 898-0842.
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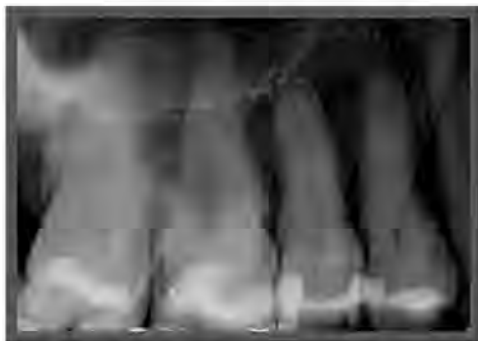
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- **NEW! Bakersfield | \$1,595,000 | 10 ops** | Incredibly profitable state-of-the-art GP! Call Darren at (805) 878-0633.
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2019 Collections \$956k.

Asking \$725,000

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Asking \$900,000

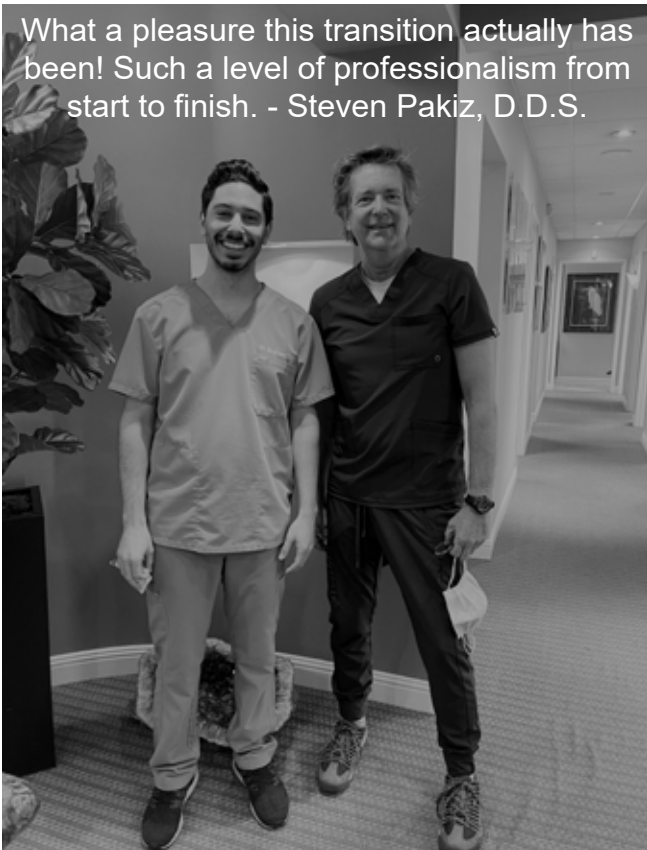
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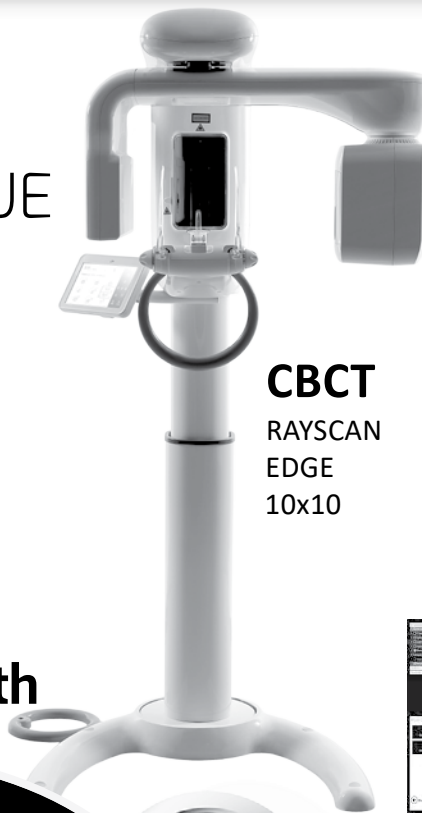
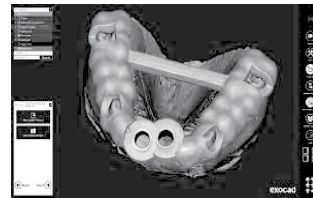
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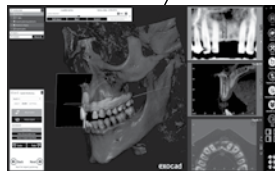
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APPLE VALLEY (Turn-Key) – Established in 1989, this GP is located in a single story building. Seller is currently working 3 days /wk and sees approximately 8-16 patients/day. PPO and Cash only. The office consists of 3 equipped operatories. 100% patient referral. **Grossed \$317K in 2019 and approximately \$283K in 2020.** Seller is the landlord.

DESERT HOT SPRINGS (GP + REAL ESTATE) – Located in a free standing building with private parking lot and frontage. excellent street visibility. This practice consists of 4 equipped operatories and 1 plumbed not equipped. Computerized with Open Dental software and digital X-ray. Does minimal advertising. Established in 1986 and 23 years at this location. **Grossed \$678K in 2019. Buyer's net of \$260K.** Great practice opportunity to own the practice and building. Please contact your CPS Broker for more information. **Property ID #5340.**

HUNTINGTON PARK – This General Practice established in 1986 and it's located two story building with front parking. Seller is open to selling the building for the right price. On a busy heavy traffic flow street with excellent signage and visibility. Currently the seller is working 5 days/wk with GP Associate 5 days/wk, Endo 1x/wk and O.S. 1x/mo. Sees an average of 40 new patients/mo. PPO and Cash Only. 100% Patient Referral. Practice consists of 4 equipped operatories with iDentalSoft software and Digital X-ray. **Grossed \$1,099,756 in 2019. Buyer's net of \$348K.** Please contact your CPS Broker for more details. **ID #5346.**

IRVINE – General Practice + Specialty established in 2011 located 3 story building. Seller is currently working 2 days/wk with 5 days/wk and Specialists 1x/mo. The office sees approximately 55 new patients/mo. This practice consists of 4 equipped operatories with Digital X-ray and Dentrux software. **Grossed \$1.1M in 2019.** Averaging \$143K/mo. Buyer's net of \$574K. Please contact your CPS Broker for more information. **Property ID #5352.**

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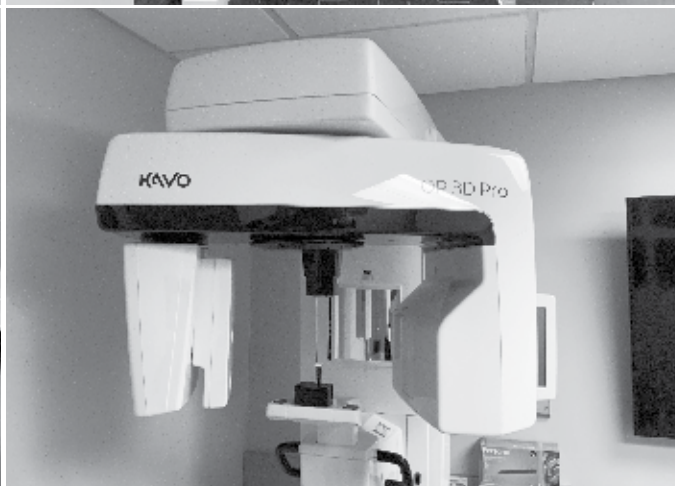
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- Patient referral and minimal advertising
- Excellent practice

Please contact your CPS Broker for more information **Property ID# 5332.**

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Alice C. King, V.P.
Lic #00602189

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KERN, VENTURA & SANTA BARBARA COUNTY LISTINGS

SANTA MARIA – General practice with over 73 years of goodwill and has been an icon in the community serving generation of patients. Located in a single story free standing building on a heavy traffic flow street. Seller is currently working 5 days/wk with 10 days/wk of hygiene. Sees an average of 80-100 new patients/mo. PPO & Cash only. Has great inventory. The practice consists of 11 equipped operatories in a 3,720 sq. ft. unit. It's computerized with Carestream software and digital x-ray. **Grossed \$2.5M in 2019. Buyer's net of \$636K.** Please contact your CPS Broker for more details. **Property ID #5325.**

THOUSAND OAKS – General Practice with 40 years of goodwill located in one story building. The practice consists of 4 equipped Ops in a 1,650 sq. ft. suite. **Grossed \$723K in 2019. Buyer's net of \$201K.** PPO & Cash only. **Averaging approximately \$60K per month.** Please contact your CPS Broker for more information. **Property ID #5349.**

LOS ANGELES COUNTY LISTINGS

BEVERLY HILLS – *Leasehold Improvements and Equipment Only!* Located in a Class A multi-story professional building with above ground, below ground and valet parking. Beautiful office with 3 equipped operatories with great views to the city. On a major street of Beverly Hills. Next to residential and retail area. Fair rent for the location. Great opportunity. Seller is relocating. Please contact your CPS Broker for more information. **Property ID #5345.**

CERRITOS – Well established general practice with 40 years of goodwill located on the second floor of a busy shopping plaza with plenty of ample parking. Excellent visibility. This practice consists of 7 equipped operatories in an approximate 2,000 sq. ft. suite. Seller is currently working 4 days/wk with 9 days/wk of hygiene. **Grossed approx. \$1.2M in 2019. Buyer's net of \$253K.** 100% Patient Referral. Computerized with Eaglesoft software. Seller will stay 2 days/wk. Great opportunity. Please contact your CPS Broker for more information. **Property ID #5295.**

CUDAHY – General practice with 30 years of goodwill is located in a single story busy shopping center. The practice consists of 4 equipped operatories in an approximate 1,200 sq. ft. office. The office is open 5.5 days/wk and sees approximately 30 new patients per month. PPO/Cash/HMO/Denti-cal. 100% Patient Referral. **Grossed \$429K in 2019. Buyer's net \$118K.** Please contact your CPS Broker for more information. **Property ID #5328.**

CULVER CITY – With 40 years of goodwill, this general practice is located multi story medical professional building. The office consists of 5 equipped operatories with incredible views to the city. **Grossed \$958K in 2019.** Family owned practice. Please contact your CPS Broker for more details. **Property ID 5350.**

GLENDALE – This General practice established in 2013. Seller is currently working 5 days/wk and sees approximately 35-40 new patients/mo. 100% Patient Referral. PPO/CASH/Denti-Cal. The practice consists of 3 equipped operatories and 1 plumbed not equipped. Located in a 3 story medical professional building. Computerized with Eaglesoft software and digital x-ray. **Grossed \$521K in 2019. Buyer's net of \$142K.** Located on major street with heavy traffic flow. Next to residential area and across from a hospital. Seller moving out of the country. Please contact your CPS Broker for more information. **Property ID #5305.**

GRANDA HILLS (GP) - With almost 50 years of goodwill to offer, the practice has been at this location since 1970. The practice has seen three generations of patients! The Seller has finally decided to retire after many years of success to focus on his other business ventures. The office consists of 3 equipped operatories in an approximate 1,200 sq. ft. suite. Granada Hills is a highly diverse and high-income neighborhood. Grossed approximately per the Tax Returns are \$328K for 2018, **\$392K for 2019 with a Buyer's Net of \$155,773 AFTER the debt service of your acquisition loan and all office expenses. The first quarter of 2020 is up 15%! The practice is exceptionally profitable because of the very low overhead of only ~52%. Isn't it time you bought your employment instead of being an associate?** The landlord is offering a very competitive lease for the area to further assist in the Buyer's success. Please contact your CPS Broker for more details. **Property ID #5276.**

HUNTINGTON PARK – This General Practice established in 1986 and it's located two story building with front parking. Seller is open to selling the building for the right price. On a busy heavy traffic flow street with excellent signage and visibility. Currently the seller is working 5 days/wk with GP Associate 5 days/wk, Endo 1x/wk and O.S. 1x/mo. Sees an average of 40 new patients/mo. PPO and Cash Only. 100% Patient Referral. Practice consists of 4 equipped operatories with iDentalSoft software and Digital X-ray. **Grossed \$1,099,756 in 2019. Buyer's net of \$348K.** Please contact your CPS Broker for more details. **ID #5346.**

LAKE BALBOA – Well established practice with over 60 years of goodwill. This office is located in single story building with reasonable rent. Cash / PPO / Medi-cal. Seller sees approximately 16-18 patients per day. 100% patient referral. The practice consists of 5 equipped operatories with Eaglesoft software and digital x-ray. **Grossed \$506K in 2019.** Great staff. Please contact your CPS Broker for more details. **Property ID #5330.**

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Juana Dominguez
Executive Administrator

LAWNDALE – Long established General practice with 8 equipped operatories located in a single free standing building. 100% Patient Referral. **Grossed \$766K in 2019.** Please contact your CPS Broker for more details. **Property ID #5347.**

LONG BEACH – Established since 1985, the General Practice is located in a two story professional building. On a major street of the city with excellent street visibility. Next to residential area. Seller is currently working 4 days per week with 4 days per week of hygiene. Sees an average of 15-20 new patients per month. PPO and Cash only. It consists of 4 equipped operatories and 1 plumbed not equipped for expansion in an approximate 1,800 sq. ft. suite. Computerized with Dentrix software. Does minimal advertising. **Grossed \$727K for 2019. Buyer's net of \$227K.** Great opportunity. Please contact your CPS Broker for more information. **Property ID #5302.**

LONG BEACH – General practice with approximately 60 years of Goodwill. This practice is located a two story medical dental plaza conveniently located right off the 405 freeway. Corner location with heavy traffic flow. Has reasonable rent for the area. The seller is currently working 4 days/wk with 4 days/wk of hygiene. Seeing approximately 16-20 new patients/mo. Cash/PPO/Capitation/Some Denti-cal. Practice consists of 3 equipped operatories in an approximately 932 sq. ft. suite. Computerized with Practice Web software. **Grossed \$373K in 2019.** The Seller is retiring. Great opportunity. Please contact your CPS Broker for more details. **Property ID #5303.**

LONG BEACH – This general practice is located in a one story strip shopping center with excellent signage. Great street visibility. Established in 1992. **Grossed approximately \$539K in 2019. Buyer's net of \$248K.** The practice consists of 3 equipped operatories and 1 plumbed not equipped in a 1,798 sq. ft. suite. PPO / Cash / Medi-cal. Great practice. Please contact your CPS Broker for more details. **Property ID #5323.**

RESEDA – Established in 2005, this General Practice is located a single story building with front and rear parking. The Seller sees approximately 15-20 patients per day and approximately 30-35 new patients/mo. PPO/Cash/Denti-cal. Does some minimal advertising. The practice consists of 5 equipped operatories in an approximate 2,000 sq. ft. office. Has long term lease and reasonable rent. **Grossed \$1.3M in 2019. Buyer's net of \$501K.** Low overhead. Great corner location on a busy boulevard. Seller will be focusing on 2nd office. Please contact your CPS Broker for more details. **Property ID #5317.**

VALENCIA – Successful, established and profitable customized general practice located in desirable Valencia, CA. Impressive office features 5 equipped operatories with Eaglesoft software in a generous 2,100 sq. ft. office with views of the golf course. Located in a large modern medical building on a high traffic area. Seller is currently working 4 days/wk with 4 days/wk of hygiene. Sees an average of 8 patients/day. Delta Premier and Cash Only. The prospect for growth is exceptional with four major residential developments under construction. **Grossed \$823K in 2019. Buyer's net of \$214K.** Beautiful office with 36 years of goodwill. Please contact your CPS Broker for more details. **Property # 5337.**

WILMINGTON - General Practice with 27 years of goodwill. Located in a free-standing building with 2 tenants. Reasonable rent for the area. Seller currently works 4 days/wk with 1 day/month of Ortho. Sees approximately 10 new patients/mo. Cash/PPO/Denti-cal. 100% patient referral. Equipped with 4 operatories and 2 plumbed not equipped in a approximately 1,300 sq. ft. suite. **Grossed \$300K in 2019. Buyer's Net of \$101K.** Please contact your CPS Broker for more information. **Property ID #5334.**

WHITTIER – This General Practice established in 2010 and is located in busy shopping center on a busy street. **Grossed \$2.3M in 2019. Buyer's Net \$621K.** This practice consists of 7 equipped operatories with Dentrix software. PPO and Cash only! The practice is open 5 days/wk and sees approximately 120 new patients/mo. Associate run. Great practice. Excellent staff. Please contact your CPS Broker for more information. **Property ID #5315.**

WOODLAND HILLS – **Pedo** practice with 31 years of goodwill. This office is located in one story corner building with great street visibility. Has excellent signage. Next to residential are and retail stores. The practice consists of 3 equipped operatories in an approximate 871 sq. ft. suite. Seller is currently working 4 days/wk and sees approximately 12-15 patients/days and 25 new patients/mo. Denti-cal/Cash/PPO. **Grossed \$513K in 2019. Buyer's net of \$243K.** Great opportunity. Please contact your CPS Broker for more information. **Property ID 5341.**

ORANGE COUNTY LISTINGS

ANAHEIM Price Reduced!! – General practice established circa 1960 is located in a small shopping center on a busy major street of the city. Next to residential area. Seller is currently working 5 days/wk and sees approximately 40-45 new patients/mo. PPO / Cash / Denti-cal / Some Cap. The office consists of 4 equipped operatories with Dentrix software and digital x-ray. Has reasonable rent and long term lease. **Grossed \$1.3M for 2019. Buyer's net \$854K.** Excellent signage. Corner location. Please contact your CPS Broker for more information. **Property ID #5296.**

CORONA DEL MAR – Well established General Practice located in a single story building just walking distance to the ocean. This beautiful office consists of 3 equipped operatories in an approximate 1,100 sq. ft. suite. It's computerized with Dentrix software and has digital X-ray. Retiring seller is currently working 4 days per week, O.S. 2x per month and 4 days of hygiene per week. Sees approximately an average of 20-24 new patients per month. PPO/Cash/Some Capitation. Does minimal advertising. **Grossed approx. \$820K in 2019. Buyer's net of \$136K.** Reasonable rent for the area. Has excellent staff. Great location. Next to residential area and retail shops. Please contact your CPS Broker for more details. **Property ID #5285.**

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Fred Vuittonet, V.P.
Lic #01363583

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FOUNTAIN VALLEY Price Reduced!! – This General Practice is located a busy corner strip shopping center with good street visibility. Has larger parking from and back. The practice consists of 4 equipped operatories and 1 plumbed not equipped for expansion in an approximate 1,637 sq. ft. suite. Has Digital X-ray and it's computerized with Eaglesoft. The retiring seller is currently working 3 days/wk and sees approximately 18 new patient/mo. PPO / Cash / Denti-cal / Some Cap. Does minimal advertising. **Grossed approx. \$238K in 2019.** Established in 2003. Has excellent staff. Please contact your CPS Broker for more information. **Property #5293.**

IRVINE – This unique general practice specializes is Workers Comp. Seller established the office in 1974 a few miles away and moved to this 2 story dental building in 2018. The practice consists of 4 equipped operatories in a 711 sq. ft. suite. It's computerized with Dentrix software and Digital X-ray. They see approximately 8-10 new patients per month. PPO and Cash only. **Grossed \$1.1M in 2019. Buyer's net of \$352K.** Seller is willing to stay and work part time. Great office and staff. **Property ID #5318.**

IRVINE – General Practice + Specialty established in 2011 located 3 story building. Seller is currently working 2 days/wk with 5 days/wk and Specialists 1x/mo. The office sees approximately 55 new patients/mo. This practice consists of 4 equipped operatories with Digital X-ray and Dentrix software. **Grossed \$1.1M in 2019. Averaging \$143K/mo. Buyer's net of \$574K.** Please contact your CPS Broker for more information. **Property ID #5352.**

LAGUNA NIGUEL (GP) – This is a rare opportunity because we do not have many practices come available in the city of Laguna Niguel, which is committed to providing a vibrant quality of life for all residents, businesses, and visitors in a safe, beautiful, and involved community. Located conveniently off the 5 freeway, in a strip mall with a corner location, you can also find yourself less than 3 miles from the beach in this affluent community. With over 10 years of goodwill to offer; there have been many upgrades to this office to grow it far beyond its current potential. This has been a second satellite office for the Seller that has not been fully developed; the other office is over 17 miles away. The Seller only spends two days a week in this office and has chosen to focus on family at this time. A great opportunity to buy your employment and have a profitable two day a week practice. Or invest more time to realize the full potential of this rare opportunity. Please contact your CPS Brooker for more details. **Property ID #5301.**

SANTA ANA – Established in 2003 this multi-specialty office is located in a 2 story professional building. The practice consists of 5 equipped operatories with Open Dental software. **Grossed \$1.4M in 2019. Net of \$454K.** Please contact your CPS Broker for more information. **Property ID #5351.**

TUSTIN – Beautiful General Practice located in a 2 story medical and dental building between the 5 and 55 freeway. This practice offers 15 years of goodwill. The office consists of 4 equipped operatories with 3D Pan-Ceph and Dentio software. Retiring Seller is currently working 3 days/wk with 2 days/wk of hygiene. Sees approximately 18-20 patients/day. PPO/Cash/HMO/Minor Denti-cal. 100% patient referral. **Grossed \$582K in 2019.** Remodeled in late 2018. Great practice. Please contact your CPS Broker for more information. **Property ID #5354.**

RIVERSIDE & SAN BERNARDINO COUNTY LISTINGS

APPLE VALLEY (Turn-Key) – Established in 1989, this GP is located in a single story building. Seller is currently working 3 days /wk and sees approximately 8-16 patients/day. PPO and Cash only. The office consists of 3 equipped operatories. 100% patient referral. **Grossed \$317K in 2019 and approximately \$283K in 2020.** Seller is the landlord.

DESERT HOT SPRINGS (GP + REAL ESTATE) – Located in a free standing building with private parking lot and frontage. excellent street visibility. This practice consists of 4 equipped operatories and 1 plumbed not equipped. Computerized with Open Dental software and digital X-ray. Does minimal advertising. Established in 1986 and 23 years at this location. **Grossed \$678K in 2019. Buyer's net of \$260K.** Great practice opportunity to own the practice and building. Please contact your CPS Broker for more information. **Property ID #5340.**

RIVERSIDE (GP + REAL ESTATE) – Well established General Practice with 49 year of goodwill located in a one story building with rear parking. Heavy traffic flow. Excellent street visibility. Next to residential area. The office consists of 12 equipped operatories with Digital X-ray. Office is open 5 days/wk and sees approximately 30-40 new patient/mo. Minimal advertising. PPO and Cash Only. **Grossed \$2.1M in 2019. Buyer's net of \$346K.** Please contact your CPS Broker for more details. **Property ID #5344.**

TEMECULA – Established in 2004, this Pedito/Ortho grossed \$1.5M in 2019. Seller's net of \$755K. It's located duplex single story building. Seller is leasing the office. Seller works 3.5 days/wk with the Ortho 1x/wk. Sees approximately 50-60 new pedo patients/mo with 6-8 new Ortho starts/mo. PPO/CASH/DENTI-CAL. No advertising just Patient referral and referrals. This practice consists of 8 eq. ops in a 3,500 sq. ft. office. Has Dentrix software and digital x-ray. Great opportunity with low overhead. Please contact your CPS Agent for more details. **Property ID #5243.**

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Dan Parnell, V.P.
Lic #00901038

UPLAND – Well established beautiful office located in a two story building with ample parking. This office consists of 4 equipped operatories with window views. It's computerized with Dentrix Software and Digital X-ray. Seller manages only. Associate works 4 days/wk and sees approximately 60 new patients/mo. PPO and Cash Only. No Denti-cal. Excellent advertising. **Grossed \$896K in 2019. Buyer's net of \$139K.** Great staff. Established in 2013. Please contact your CPS Broker for more information. **Property ID #5237.**

UPLAND – This General Practice has over 13 years of goodwill to offer and its located in a 11 unit shopping plaza. The office consists of 3 equipped operatories with Open Dental software and digital x-ray. In an approximate 1,950 sq. ft. suite. Seller is currently working 4 days/wk and sees approximately 25-30 new patients/mo. Does minimal advertising. **Grossed \$978K in 2019. Net of \$280K.** Please contact your CPS Broker for more details. **Property ID #5343.**

SAN DIEGO LISTINGS

ALPINE - General practice with 17 years of goodwill located in a medical dental building. Has reasonable rent for the area. The office is equipped 5 operatories in an approximately 1,800 sq. ft. suite. Computerized with Dentrix software and Digital X-ray. Seller is currently working 2 days per week and 2 days/wk of hygiene. Sees an average of 20-25 new patients per month. **Grossed \$405K in 2019.** Seller will concentrate on other business. Please contact your CPS Broker for more details. **Property ID #5336.**

CORONADO (GP) – Established in 1986, this practice is located in a 2 story building next to residential area. It has great street visibility and signage. The office consists of 4 equipped operatories and it's computerized with Dentrix software. Seller sees approximately 15-20 new patient/mo. PPO and Cash only. **Grossed \$900K in 2019. Buyer's net of \$141K. Excellent practice.** Please contact your CPS Broker for more details. **Property ID #5265.**

SAN DIEGO – This luxurious GP/Specialty office is located in downtown San Diego on the first floor of a Retail/Restaurant loft with Professional Suites with heavy foot traffic. Has private parking on the building and lease includes 4 spaces. State-of-the-art practice consists 4 equipped operatories and 1 plumbed not equipped with 3DPanorex and in-house lab to keep overhead cost down. The office sees approximately 50-70 new patients per month. PPO & Cash only. Offers 17 years of goodwill. Patient referral and minimal advertising. **Grossed \$2.2M in 2019. Buyer's net of \$640K.** Excellent practice. Please contact your CPS Broker for more information. **Property ID #5332.**

SAN DIEGO – Fee for service General practice with 4 equipped operatories is located in a corner single story indoor/outdoor shopping mall with apartments above. Retiring seller is currently working 3 days per week and sees approximately 10-12 patients per day. **Grossed \$887K in 2019. Net of \$242K.** Please contact your CPS Broker for more information. **Property ID #5348.**

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LEE'S STORY:

- USC Undergrad - 1983
- USC Dental School - 1987
- USC Endodontic - 1989
- Hired Associate - 1992
- Sold 1/2 of Practice - 1992
- Opened Second Office - 1993
- Built-Out New Office - 1996
- Work for Dental Manufacturer - 1996-1997
 - Law School - 1997-2000
- Transactional Attorney 2001 to Present
- Maddox Practice Group (MPG) Brokerage - 2010
 - Sold MPG to Henry Schein - 2013
 - Managed HS brokerage business from 2013 through 2018 in 7 states

I believe Dr. Maddox is the best lawyer! I've been working with him for more than 10 years. He is very reliable, quick and honest. I believe that he is the best in his profession because he has extensive knowledge regarding both the law and dental aspects of the transactions, which means he can understand the reality of what you are going through. He always looks out for the best interest of his clients. He will defend and protect you like no other.

Hendrick Gonzalez, DDS - 9/25/18

I have used Lee's advice over the last 30 years, starting with reviewing my multiple office leases, associate agreements and finally with establishing a successful partnership agreement. Lee's advice is always fair and I respect his view of creating a "win-win" formula. I have and will continue to recommend his professional advice to all my dental colleagues!

Ari Rosenblatt, DDS, DMD



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"Sean was extremely knowledgeable and helped us acquire the dental practice without any difficulties. He was very good at explaining every process in detail and was always quick to respond to all of our questions in a very timely manner. I would highly recommend him to anyone that is going through a dental practice acquisition as he really understands the specifics involved in every step." Sam Lee, D.D.S. – Irvine Law Offices of J. Sean Dumm, APC. Sean@jsdlawoffice.com, (888) 212-DUMM (3866).

Ambu Spur II Adult Single Use Resuscitator. New in unopened plastic bag. \$15. docfrerichs@yahoo.com. or 619 298-1775.

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Mada Portable Oxygen Tank with carrying case. Ideal for emergency office use. \$150.00. docfrerichs@yahoo.com / 619 298-1775

Ortho Chairs For Sale. 4 SDS Biscayne 1750s. Like new condition royal blue. All 4 for \$6999. S.D. docfrerichs@yahoo.com

Ortho Office Contents For Sale. Retiring doc selling chairs, side units, supplies. docfrerichs@yahoo.com or 619 298-1775

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"Fazel is extremely efficient and highly knowledgeable. He is incredibly kind, detailed, experienced, and compassionate. I consult him for my orthodontic practice financial plans, and he has never let me down. He also educates dentists and medical professionals through webinars and educational videos. He always looks out for your best interest and he is there to help you succeed. I would highly recommend him to anyone looking for a new CPA! He is brilliant!"

In the past 20 years of doing dentistry, I have never met a more responsive, more knowledgeable, and more informative CPA! Not only is he an amazing and thorough accountant, but he'll guide you through the entire process of practice buying, selling, and start ups from the beginning till the very end. He is always up to date with the latest guideline. His very informative webinars during covid have been a lifesaver for the dental community. He's honest, ethical, and very prudent in the business of practice acquisition, which unfortunately is a rare and valuable trait in this business. His referrals are based on his own research and experience and for the best interest of his clients. I can not recommend him enough:)

FAZEL MOSTASHARI

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 Certified Divorce Financial Analyst, CDFA
 Personal Financial Specialist, CPA/PFS
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We see the relationship between a business and its accountant as a partnership. We achieve this relationship in many ways, but first and foremost by working side by side with our client partners throughout the year, instead of just on a reactionary basis.

My wife and I are both dentist. We are working with Fazel and his team for last several years. Almost for everything related to our dentistry business from consult, accounting, and transition from associate dentists to business owners. The best part was helping us and guiding us from all process of finding office, getting loan, business plan and follow up. In last 3 years we started 2 new start up offices, and both offices doing well. He was always with us. When he says he is gonna do something, it is done. No excuses, no surprises, no disappointments. We trust him to honor his word 100% of the time. That's rare these days. He is still a big part of our businesses. We couldn't imagine to do this without his help. Highly recommended. If you are a dentist. Do yourself a favor, give him a call.

I have been a client of Fazel's for several years now and he has made my life VERY stress free, both professionally and personally. He's helped me through my process at acquiring a dental practice and understanding the numbers involved which I was totally clueless of. It was a very stressful time in my life but having an experienced CPA/financial advisor on my side made everything so streamlined. He's also benefited me personally with retirement planning and overall tax planning. I could not recommend anyone better for any financial services, both Personal and/or business. Fazel is definitely the best!!!

Will Dental Practices Transitioned After 2/15/2020 Qualify for PPP2?

PPP Loans are only available to applicants that were in operation on February 15, 2020. Do I qualify for a PPP loan if my business was in operation on this date but subsequently had an owner change?

Yes. As long as the business was in operation on February 15, 2020 and meets other eligibility requirements, the business is eligible for a PPP loan. Additionally, if the change of ownership resulted in the new owner acquiring substantially all assets of a business that was in operation on February 15th, the business acquiring the assets will be eligible to apply for a PPP loan, even if the change in ownership results in the assignment of a new tax ID number and even if the acquiring business was not in operation until after February 15, 2020. If the acquiring business has maintained the operations of the pre-sale business, they may rely on the historic payroll costs and headcount of the pre-sale business for the purposes of their PPP application.

Linked here and pasted below is the text from the official question and answer document published by the Department of the Treasury, which you should reference:

<https://home.treasury.gov/system/files/136/Paycheck-Protection-Program-Frequently-Asked-Questions.pdf>

Below is the official question from Q38 as of May 14, 2020

38. Question: Section 1102 of the CARES Act provides that PPP loans are available only to applicants that were “in operation on February 15, 2020.” Is a business that was in operation on February 15, 2020 but had a change in ownership after February 15, 2020 eligible for a PPP loan?

Below is the official answer from Q38 as of May 14, 2020

Answer: Yes. As long as the business was in operation on February 15, 2020, if it meets the other eligibility criteria, the business is eligible to apply for a PPP loan regardless of the change in ownership. In addition, where there is a change in ownership effectuated through a purchase of substantially all assets of a business that was in operation on 12 Questions 32 – 35 published April 24, 2020. 13 Questions 36 published April 26, 2020. 14 Question 37 published April 28, 2020. As of May 13, 2020 February 15, the business acquiring the assets will be eligible to apply for a PPP loan even if the change in ownership results in the assignment of a new tax ID number and even if the acquiring business was not in operation until after February 15, 2020. If the acquiring business has maintained the operations of the pre-sale business, the acquiring business may rely on the historic payroll costs and headcount of the pre-sale business for the purposes of its PPP application, except where the pre-sale business had applied for and received a PPP loan. The Administrator, in consultation with the Secretary, has determined that the requirement that a business “was in operation on February 15, 2020” should be applied based on the economic realities of the business’s operations.



Fazel Mostashari,

DentalCPA and Forensic Accountant
Master of Business Taxation, MBT
Certified Public Accountant, CPA
Personal Financial Specialist, CPA/PFS
Certified Fraud Examiner, CFE



818.884.2549

DentalCpaCa.Com

Fazel Mostashari is a DentalCPA assisting dental professional in all areas of tax, accounting, consulting, financial and business matters. He also specializes in startups, acquisitions, financial due diligence, valuation and transitions of dental practices.

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Lancaster, CA Gen. Practice For Sale by retiring owner, 39 years of goodwill, 80% PPO and 20% cash, no HMO's, no Medicaid, 2019 Coll. \$755,245, computerized, 4 equipped ops, Dr. refers out a lot of specialty work (growth area for buyer), no broker, contact Joan 661-433-0532, bomlvr2@yahoo.com, dentalpracticeforsalecalifornia.com

Alcohol Wipes available for sale. LA office bought too many. Yourbizprep@gmail.com

Covina Practice for sale by owner \$99K, next to big lots, newly renovated, 4 ops, fully digital, 909-529-1019 (text)

Dentist needed Northridge 2-3 days/wk. Team player. email cv to flast8302.com, flexible days, future buy in option.

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NATIONAL CITY GP FOR SALE - 6 Ops, 14 Yrs Goodwill, Strip Mall, Digital, Thriving Practice. GR \$754K. HSPPT- Russell Okihara- 619-694-7077 #CA1465

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Kim Ta
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SOUTHERN CALIFORNIA

BAKERSFIELD - 6 Ops, 40 years goodwill, with a great reputation in the area. 6 days of hygiene and most specialty work referred. There is digital pano and digital x-rays. 2019 GR \$600K. The real estate is also for sale. #CA1274- Kerri McCullough - 949-300-0312

BAKERSFIELD - 7 Ops with high-end equipment-CEREC, Digital X-rays, Cone Beam, Implant motor. 7 days of hygiene in the practice with room to grow. GR \$1M+ with low overhead. The building is for sale at \$650K. #CA1120- Kerri McCullough - 949-300-0312

BAKERSFIELD - This well-established practice is located in a medical/dental professional complex with 5 Ops, 4 equipped and a very warm and inviting feeling. The seller's income is based on a 3-day work week. Dental lab area, along with adaptability to repurpose office, with great potential. Practice is located on a main thoroughfare with very busy traffic flow. The condo suite is also for sale. The practice has a wonderful reputation and most patients are internal referrals from other happy patients with many years to generations in the practice. Dr. is ready to retire. 2019 GR \$365K and 2018 GR \$416K. This practice has great potential for growth. #CA674- Kerri McCullough - 949-300-0312

CORONA - NEW LISTING - 4 Op practice for sale with excellent growth opportunity. The seller is ready to retire and has been very conservative in diagnosing and treatment planning. There are digital x-rays and a Pano. The practice's location is on a main street with a mix of other small business in a small strip center. 2019 GR \$280K. #CA2002- Kerri McCullough - 949-300-0312

EAST LOS ANGELES FACILITY ONLY - NEW LISTING - Great retail location in a small neighborhood center, signage, parking, on busy main street. 3 Ops, seller moving to new location, older equipment, non-digital but with a little work, ready to go. 35 years in the location. #CA1786- Steve Caudill - 951-314-5542

EL CENTRO - Nice office in a great location with low rent! 3 Ops equipped plus 1 add'l plumbed. Practice utilizes EagleSoft with Digital X-rays. 2019 GR \$850K with a high Adj. Net. Growing patient base with 25+ years goodwill. A must-see! #CA680- Dr. Rishi Salwan - 909-239-2800

HUNTINGTON BEACH - PRICE REDUCED FOR QUICK SALE! Highly desired location on a main street, 5 Ops, Digital x-rays, and a strong hygiene program. This nicely appointed, mostly cash practice is a much sought-after area and offers excellence in dental care to a well dental-educated patient base. 2019 GR \$604K. #CA685- Kerri McCullough - 949-300-0312

HUNTINGTON BEACH - 4 Ops, located in a busy retail center with great visibility. Practice utilizes Digital x-rays and Easy Dental. 2019 GR \$466K. #CA673- Thanh Tran - 949-533-8308

LAGUNA BEACH - NEW LISTING - Private 2 Op practice for sale located in an office building on 2nd floor with elevator. Nice location, est. 1975 with low overhead. 2019 GR of \$161K. #CA1499- Steve Caudill - 951-314-5542

LONG BEACH - Real estate ownership an option. Grandchildren of original patients come to this upper-middle-class residential practice est. early 1950s. Existing: 4 Ops plumbed, 3 ops equipped. Easy expansion to next door-3 plumbed, 2 equipped. PLUS: Most specialties referred out. Better hurry! 2019 GR \$696K. Super-strong post-COVID production. #CA671- Kerri McCullough - 949-300-0312.

LOS ANGELES - NEW LISTING - 100% Associate-run office! Gross Receipts for 2020 were \$1.4M+. 6 Ops, Digital, Pano, spacious parking lot, with room for growth and potential. The practice has an excellent reputation in the area for high quality, personal care and has excellent cash flow, ready for a working dentist to take over! Call today! #CA1681- Dr. Rishi Salwan - 909-239-2800

N. ORANGE COUNTY - 5 Ops, open since 1965 with Dextrix and Digital Pano. Our retiring seller will assist with a smooth transition. 2019 GR \$231K with room to grow as most specialty procedures are referred out. #CA558- Dr. Rishi Salwan - 909-239-2800

ORANGE COUNTY - NEW LISTING - Beautiful office located at a major intersection in a strip center. 2019 GR \$329K. Low Overhead, great take-home Net. 5 Ops, 3 equipped, Seller is only working on average 25 hours a week. Great potential, low asking price \$175K. A must-see. #CA1728- Dr. Rishi Salwan - 909-239-2800

ORANGE COUNTY - 5 Ops, Digital, retiring seller. Excellent reputation in affluent area for high quality personal care. Modern, welcoming office with strong hygiene program and room to grow with specialties. 2019 GR \$642K. #CA1676- Kerri McCullough - 949-300-0312

OXNARD - NEW LISTING - 7 Ops, very nice office, office building, 2nd floor. Bought practice in 9/98, paperless practice with 15 work stations, digital, 11 days hygiene per week, 2019 GR of \$1.55M. #CA1829- Steve Caudill - 951-314-5542

OXNARD - Very nice practice located in professional building in a great area with 4 Ops and Digital x-rays, opened 35+ years ago. Seller has owned it for 3 years and has a primary office in LA and wants to sell. 2019 GR of \$662K. #CA1164- Steve Caudill - 951-314-5542

PALM SPRINGS AREA MULTI-SPECIALTY - PRICE REDUCED! 5 Ops, private office, lecture room, and lab, in a 2,500 sq. ft. suite. Practice has over 28 years goodwill and consistent collections over \$1M/year. Dextrix, Digital x-ray, Intra-Oral Camera, CT Scan, and Gemini Dual Wave Laser. Seller works 4 days/wk. with 8-10 weeks' vacation every year. 2019 GR \$1,260,000. Priced to sell at \$695K. This is a mostly cash practice, non-referral. Great opportunity! #CA604- Kerri McCullough - 949-300-0312

SAN GABRIEL VALLEY - 4 Ops, main road location with great visibility and 65 years goodwill. This PPO practice features Digital x-rays and most specialty work referred out. Nicely appointed and excellent opportunity for a growing area in Southern CA. #CA596- Kerri McCullough - 949-300-0312

SHERMAN OAKS - 5 Ops, 4 equipped with 44 years goodwill. Nicely appointed, 1st high-end building. Strong hygiene program, refers out specialty work room to grow. Leasing practice. 2019 GR \$940K. #CA688- Kerri McCullough - 949-300-0312

SIMI VALLEY - Beautiful practice established for over 45 years, 6 Ops, 5 equipped, nitrous equipped in every op. 2018 GR \$297K. Doctor refers out most specialty work. Great location and very low rent. #CA637- Dr. Rishi Salwan - 909-239-2800

SOUTH BAY LOS ANGELES PEDO - Long-established Pedit practice centrally located to all of the South Bay. 3 spacious Ops plus an additional plumbed and used as a consultation/therapy room, EagleSoft PMS, and digital x-rays. The building is also available for sale with the practice. Potential upside with keeping Ortho in-house. 2019 GR of \$668K. #CA1653- Kerri McCullough - 949-300-0312 or Jaci Hardison - 714-318-4911

SOUTH BAY LOS ANGELES - 7 Op practice on a large lot with parking. 50% Medi-Cal with CAP check of \$6K-\$7K per month plus PPO/Cash. The stand-alone building is for sale at \$700,000. The area has easy access for patients to walk from the adjoining neighborhood. #CA1050- Kerri McCullough - 949-300-0312

SOUTH ORANGE COUNTY PERIODONTAL - 4 Ops, 3 equipped is now available in a beautiful coastal community, open since 2008. Lg surgery suite for implants, nicely appointed, modern, and in a busy strip center location. Seller is open to helping to new owner with proper introductions to referring dentists. 2019 GR \$845K. #CA643- Kerri McCullough - 949-300-0312

SOUTHERN CA DESERT AREA - 4 Ops, 27 years goodwill. Strong hygiene program with high-end patient base with continued growth. Upstairs location with beautiful views, elevator access. Seller is open to a transition period. Great opportunity for growth as seller refers out most specialty work. #CA691- Kerri McCullough - 949-300-0312

WEST HOLLYWOOD-BEVERLY HILLS ADJACENT - NEW LISTING - 4 Ops in a high foot-traffic area near high-end residential and world class shopping. Practice utilizes digital radiography, Itero CAD/CAM, laser, and visiting specialists keeping many procedures in-house. Chartless with Dextrix and boasts a strong hygiene program with high NP count. Room to grow by leasing adjacent suite or adding additional specialties. This is an amazing opportunity with a motivated seller who will assist in a very smooth transition. 2019 GR \$1.6M+. #CA1784- Kerri McCullough - 949-300-0312 or Jaci Hardison - 714-318-4911

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SAN DIEGO

EAST COUNTY - Established practice in a convenient location with 3 Ops, 2 Equipment and Digital X-Rays. Retiring seller refers most specialty work, opportunity for growth. 2019 GR \$309K. #CA1236- Russell Okihara - 619-694-7077

ENCINITAS - 6 Ops in a busy retail center, remodeled 5 years ago with new equipment, Dentrax, Digital x-rays, Pano, and laser. 4 days hygiene per week. 2019 GR \$690K. #CA574- Russell Okihara - 619-694-7077

LA JOLLA FACILITY ONLY - Excellent UTC location with strong retail anchors, 7 Ops, Digital, and Dentrax. Practice does contain and currently sees patients. Priced for a quick sale! #CA663- Russell Okihara - 619-694-7077

LA MESA - NEW LISTING - 7 Ops, 4 Equipped. Practice features Digital X-Rays and Eaglesoft in a modern, clean, and attractive suite. Located in an excellent stand-alone office location with easy freeway access. 2019 GR of \$696K with room to grow keeping specialties in-house. Don't miss this rare opportunity. #CA1915- Russell Okihara - 619-694-7077

NATIONAL CITY - 6 Ops, 14 years of goodwill, in a highly visible strip-mall location. Digital X-Rays, Schick sensors, and intra-oral camera, and Eaglesoft PMS. There is a loyal patient base and staff. Excellent opportunity to purchase a thriving practice with GR of \$750K. #CA1465- Russell Okihara - 619-694-7077

SAN DIEGO - Excellent location and opportunity. 4 Ops with Adec equipment. Computerized in each op with EagleSoft, IOC, and ScanX. Modern and beautiful office with solid year-over-year collections. Highly desirable area of San Diego. 2019 GR \$881K. #CA1601- Russell Okihara - 619-694-7077

SAN DIEGO - 3 Ops in a busy strip mall location. Beautiful, organized, and up-to-date office in a well-established, growing area. Stable patient base with digital X-Rays. Excellent opportunity for an established dentist or for one starting out. #CA1905- Russell Okihara - 619-694-7077

SAN DIEGO - Rare opportunity in a prime location. Solid practice with 17 years goodwill, 5 days of hygiene per week, 6 Ops, EagleSoft, PMS, Digital X-rays, pano. Seller refers most specialty work. 2019 GR \$1.1M+. #CA1448- Russell Okihara - 619-694-7077

SAN DIEGO - 7 Ops, 5 Equipped, located in a busy, large retail center. Eaglesoft, PMS, Cash, 3-year average collections of \$50K. #CA1297- Russell Okihara - 619-694-7077

CENTRAL CALIFORNIA

CENTRAL COAST - 5 Ops, digital, 25+ years of goodwill. Newly renovated, the practice sees 30 NP/mo with strong hygiene program. Beautiful Location. 2019 GR \$1.1M+. #CA1218- Kerri McCullough - 949-300-0312

CENTRAL VALLEY - 11 Ops, digital, strong hygiene dept booked several months out. 2019 GR \$3.4M with \$900K+ Net after deducting Real Estate for sale also. #CA1444- Steve Caudill - 951-314-5542

FRESNO AREA - PRACTICE WILL SELL FOR UNDER \$146,000: GP/Prosth Practice with 40 years Goodwill. Great for GP that does a lot of Restorative Dentistry to take over and complete procedures that aren't currently being done. Seller will remain on P/T to collaborate with a GP Buyer. 4 Ops with Intra-Oral Camera, Digital X-Rays, and film-based Pano. Average age of (mostly Adec) equipment is 7 years of age. 2019 GR \$409K. #CA588- Jay Harter - 916-812-0500

GREATER FRESNO: 4 Ops, 22 years of Goodwill, pricing is under \$300K or approx. 57% of last year's GR. Fast-growing area, low overhead, low community competition, Easy Dental, digital x-rays, and intra-oral cameras. No Delta Premier, ~75% of patients PPO and/or Denti Cal, with a chairline as Cash/Out of Pocket. Practice also has a 8 NP/mo., refers out most specialties, and Seller may work back P/T to assist in transition. 2019 GR \$523K on a 32 hrs/wk. Stand-alone 1,200 sq. ft. dental building available for purchase or free rent to qualified Buyer with lease. #CA676- Jay Harter - 916-812-0500

GREATER STOCKTON - NEW LISTING - Successful GP practice with 2,200 +- Dental Office Condominium. Digital x-ray & Pano. 5 Hygiene days per week. 2019 Gross Receipts \$812K on 32 hour work week. High level of Ortho expertise & production. Seller will work back. #CA2006- Jay Harter - 916-812-0500

GREATER STOCKTON - Purchase a 1/3 to 2/3 share of a 3 GP partner practice with 35+ years Goodwill sharing exp./rent for a 10-12 Op facility. Seller works mostly out of 2 Ops, hygiene is shared with the 2 other partners and practice has 9 days of hygiene/wk. I/O cameras, Digital, Paperless, QSI PMS, and most specialties referred out. 2019 GR \$508K on a 4-day week. Add'l 1/3 ownership of separately listed practice available allowing 2/3 ownership. #CA1389- Jay Harter - 916-812-0500

GREATER STOCKTON - PRICE REDUCED BY \$38K AND SELLER WILL CONSIDER A GOODWILL / PATIENT RECORDS (Charts) SALE!!! Unique opportunity to purchase a 1/3 share of a 3 GP (mostly PPO) partner practice with 30 years of Goodwill sharing expenses/rent for a 10-12 Ops facility with shared receptionist. This 1/3 share offering has its own Office Manager, RDA, and P&L entity. Seller works mostly out of 2 Ops. Hygiene and RDHs are shared with the 2 other Dr. partners; Seller's monthly hygiene is \$8K to \$10K/mo. Intra-oral camera, Digital x-ray, and QSI PM Software. All Ortho, and many specialty procedures referred out. 2019 GR \$462K on 4 days/wk. Add'l 1/3 ownership of separately listed practice in this group also available allowing 2/3 share of ownership. Seller will remain to help facilitate practice sale and transition. #CA1624- Jay Harter - 916-812-0500

MODESTO AREA: Established neighborhood with 60+ years goodwill. 5 Ops, 1,450 sq. ft. 2018 GR \$1.1M on 3 days per week. Dental Condo also available for purchase or lease. #CA635- Jay Harter - 916-812-0500

MONTEREY - 4 Ops, 1,600 sq. ft., Digital, 2019 GR \$938K on 4 days/wk. Dr. is looking forward to retirement. Strong hygiene program and most specialty procedures referred out. Act fast, this practice will sell quickly! #CA650- Kim Ta - 408-687-5001

SANTA CRUZ - NEW LISTING - This dental practice has been in the family for 40 years. The seller is looking to move out of town. Located minutes from the beach in a highly desirable area this beautiful, cozy 1,027 sq. ft. office features 3 Ops, digital x-ray, panoramic x-ray, and reasonable rent. 2019 GR \$592K on a 32-hour work week. Averaging 20+ NP/mo. #CA4709- Kim Ta - 408-687-5001

STOCKTON AREA: Great opportunity to purchase practice and building. 2019 GR \$1.1M with 6 Ops, good hygiene recall. 2019 GR \$523K on average 37 hrs/wk. #CA616- Jay Harter - 916-812-0500

NORTHERN CALIFORNIA

ALAMEDA - 4 Op practice housed in a beautiful Victorian home. 10 days hygiene per week and 2019 Revenue of \$1.4M on 4 days/wk. Goodwill. Real Estate also available if needed. #CA1287- Jim Engel - 925-330-2207

ALAMEDA - 4 Ops in a busy shopping center location. 29 years goodwill. 2019 GR \$246K on 27 hrs/wk. Room to grow! #CA1268- Jim Engel - 925-330-2207

CITRUS HEIGHTS/FAIR OAKS AREA - NEW LISTING - High traffic, popular retail area location, 1,060 sf with 4 Ops - looking for a fast sale. Paperless with 16+ years of Goodwill. 2019 GR \$295K, 2018 GR \$340K. #CA1832- Jay Harter - 916-812-0500

CONTRA COSTA COUNTY WEST - Seller relocating and leaving behind 2019 GR \$1.6M+ with adj. net over \$700K. 7 Ops, Softdent, PMS, computers, nearly completed paperless, digital x-ray, Diagnostix & Diode Laser. 8 hygiene days/wk. and 25 NP/mo. round out a great practice in one of our most desirable communities! #CA1487- Jim Engel - 925-330-2207

DAVIS/WOODLAND AREA - NEW LISTING - GP practice & condo available w/37+ years goodwill. 2019 GR \$770K on 24-26 hours/week. 5 Ops and 2 additional plumbed/not equipped in 2,304 sq. ft. Digital sensors, Pano in sought-after area. Great hygiene program, room for growth with specialties. #CA1732- Jay Harter - 916-812-0500

EAST BAY - Retail shopping center location with 5 Ops, 4 equipped. Updated with Digital x-rays, Pano, Lasers, and Nitrous Oxide-ready. Average 30 NP/mo. Open 4 days/wk., this is a cash and PPO office with 2019 GR of \$614K. #CA684- Dr. Rishi Salwan - 909-239-2800

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EAST BAY/CONTRA COSTA COUNTY - 4 Ops, 1,350 sq. ft. 2019 GR \$659K on 4 doctor days/week. Low rent and Seller will help with transition. Asking \$440K, seller considering all offers. #CA644- Dr. Rishi Salwan - 909-239-2800

FAIR OAKS/CITRUS HEIGHTS AREA - Successful GP Practice in a very desirable area with 38 years of Goodwill. Practice shows as high-end with nice décor with 4 Ops in 1,100 sq. ft. Includes 7 computer workstations, Intra-oral camera, Digital x-ray, and Easy Dental PM Software. 6 days a week of hygiene, booked out for 3 months. Growth potential with Ortho and Implants. 2018 GR \$1.07M and 2019 GR \$970K on a 4 day / 32 hour average work week. #CA656- Jay Harter 916-812-0500

FAIRFIELD AREA - NEW LISTING - 7 Ops, Dentrrix, digital sensors & intra-oral cameras, Laser, digital CB/pano, average age under 5 years. 23-25 NP/mo., 9 to 10 Hyg. days/wk. Room for growth- most specialties referred out. 2019 GR \$1.7M+ on a 36 hour work week, and 2020 is set to exceed. Seller can work back for a short term to assist with transition. #CA1824- Jay Harter - 916-812-0500

FOLSOM/EL DORADO HILLS AREA - Beautiful, modern office in a highly desirable and growing area. This high traffic-count location is in 3,000 sq ft office with 44+ years of Goodwill. 4 equipped Ops plus 1 add'l, Carestream, and fiber optics. 5 days Hygiene days per week, on a 4 day week. Room for growth with most specialties referred out. 2019 GR \$530K and 2020 is showing a nice post-COVID rebound. #CA1629- Jay Harter - 916-812-0500

GREATER AUBURN AREA PERIO- NEW LISTING - 4 Ops consistently collecting \$1M+/yr. Digital, PerioLase, W&H ImplantMed Handpiece, Straumann CAD/CAM Scanner, Nomad Portable XR, and so much more. Serene hillside area practice available immediately. #CA2475- Jay Harter - 916-812-0500

GREATER EL DORADO HILLS - Multi-doctor practice, 3,000 sq. ft., 9 Ops, 7 equipped, Digital x-rays and Digital Pan. 2019 GR \$1.1M+. Sellers will work back P/T. #CA578- Thomas Wagner - 916-812-3255

GREATER SACRAMENTO - 30+ Years Goodwill, 5 Ops, 4 Equipped, Digital CBCT, 4 Hyg days/wk. 2019 GR \$434K. #CA670- Jay Harter - 916-812-0500

GREATER SONORA AREA- NEW LISTING - Great rural lifestyle with a solid GP practice & stand-alone Dental Office Building available in beautiful hilltop setting. 37+ years Goodwill in stable community. 5 Ops, Dentrrix, intra-oral camera, pano x-ray. Only accepting NP if family/friends of existing patients (5 NP/mo. in 2019), 6 hyg. days/wk. and Dr. schedule is booked ~3 weeks in advance. Room for growth with specialties. 2019 GR \$698K on 30 hour work week. Building also available for purchase, with "shell" space to build out for possible additional tenant income. #CA1713- Jay Harter 916-812-0500

LAKE TAHOE AREA - NEW LISTING - Rural lifestyle GP practice away from the city in outstanding and growing resort community. 37+ years of Goodwill in approximate 1,586 SF w/4 Ops. 2019 GR \$760K on 32 hours/week. #CA1715- Jay Harter 916-812-0500

LAKE TAHOE AREA - GP practice with 5 Ops w/6th Open, views of Lake Tahoe from Ops, 2,100 sq. ft., 2019 GR \$579K on 22 avg. Dr. hours/week. #CA608- Jay Harter 916-812-0500

MILLBRAE - Role Reversal for this 5 Op practice with 62 years goodwill. 2019 GR of \$1,077,000 on 4 days/wk. with 6 Hygiene days/wk. Seller offering 6 mo. employment and will work back a minimum of 6 mo. after sale. Datacon PMS, Digital, Pano, Waterlase & Periolase. Professionally designed interior and great seller-owned location. #CA1139- Jim Engel - 925-330-2207

NORTHERN CALIFORNIA PERIO - 4 Ops, Consult Rm, Upgraded Tech with Digital, LANAP, Paperless. 2019 GR \$900K+. Draws from large area with little competition. #CA1553- Gina Miller - 707-391-7048

NORTHERN SACRAMENTO - NEW LISTING - Nice producing GP practice in an attractive and quaint office space with 3 Ops & a 4th Op shared. Busy street location with 28+ years of Goodwill, Dentrrix PM Software with 10 workstations, fiber optics, paperless, digital x-ray, intra-oral camera, soft tissue laser, CEREC, and a digital pano x-ray. 2019 GR of \$671K on 24-32 Dr hours per week. #CA1745- Jay Harter - 916-812-0500

NORTHERN SACRAMENTO AREA - Established GP with 50+ years goodwill. Each Op has view to private & beautiful gardens. 2019 GR \$616K on a 33-hour average work week. #CA667- Jay Harter - 916-812-0500

OAKLAND - Affluent location, stand-alone building available to lease or buy with 3 Ops and room to expand. Bright design with digital x-rays, paperless with Softdent, and COVID equipment. 2019 GR \$675K on 4 Dr. days and 4 days of hygiene. Specialties are referred out, room to grow and expand in prime location, retiring doctor. #CA1380- Gina Miller - 707-391-7048

PLEASANTON FACILITY ONLY - NEW LISTING - Drop dead gorgeous office in most desirable area. 5 Ops with Adec/Pelton & Crane equipment, x-rays, upgraded cabinets and most everything needed to house your own practice. One-third of the price to build out your own! #CA1972- Jim Engel - 925-330-2207

REDDING AREA - 20+ years Goodwill, 6 Ops, 8 hygiene days/wk., booked up in advance. 2019 GR \$782K. #CA668- Jay Harter - 916-812-0500

REDDING AREA - GP Practice in 1,600 sq. ft., 4 Ops, 1 add'l plumbed, Dentrrix, Digital Sensor, Digital Pano, and newer CEREC. 2019 GR \$558K on a 32-hour work week. #CA648- Jay Harter - 916-812-0500

SAN FRANCISCO FACILITY ONLY- 3 Ops in heart of the city! Leasehold and Equipment only, Low rent, asking \$125K. #CA677- Dr. Rishi Salwan - 909-239-2800

SAN FRANCISCO - LOW RENT! 30+ Years of Goodwill. Beautiful 4 Op office with healthy hygiene program in desirable area. Retiring Dentist will stay for transition or associate a couple of days per week following sale. 2019 GR \$740K. Monthly CAP check of \$12K+, would cover the rent and associate for a future buyer. All offers considered. #CA657- Dr. Rishi Salwan - 909-239-2800

SAN JOSE - This great Evergreen District practice boasts 40 years of goodwill in an updated mixed-use building. 2019 revenue of \$1.4M+ with nearly \$600K in adjusted profits. 4 Ops in 1,200 sq. ft. at well below-market rent. Dentrrix, Digital X-Ray and Film-Based Pano. Seller is willing to work back one day per week if needed for a smooth transition. #CA1817- Jim Engel - 925-330-2207

SAN JOSE - 6 Ops in 1,850 sq. ft with Digital X-Ray, Paperless charts, Digital Pan, CAD/CAM, and Diode Laser. Upscale building near major shopping complex. Seller will stay on P/T if needed. Est. 35+ years with \$1.3M GR and Adj. Net of 38%. #CA1140- Jim Engel - 925-330-2207

SAN JOSE - 6 equipped Ops and 4 add'l available. Dentrrix, Dexis Digital x-rays and Digital Pan. 2019 GR \$745K. #CA600- Kim Ta - 408-687-5001

SONOMA COUNTY - Large Family Practice 30+ years goodwill. Solo dentist owner with in-house specialists. 2019 GR over \$2.3M. Real Estate for Sale or Lease option. #CA544- Gina Miller - 707-391-7048

SONOMA COUNTY - General Practice located North of San Francisco. 32 Yrs of Goodwill, 5 Hyg & 3.5 Doc days. GR \$948K with high profits, low expenses. 1,000 sq. ft., 3 Ops w/opportunity to expand. Shared spaces bonus square footage. Paperless, Dentrrix PM, Digital sensors, and Intra-oral camera. Selling both Practice and portion of dental building ownership. The doctor is retiring. #CA594- Gina Miller - 707-391-7048

VACAVILLE AREA - Great, centrally located, and high traffic location for with 28 years of Goodwill. 5 Ops in 1,700 sq. ft. with 3 computer workstations, film-based pano, and Dentrrix. Good hygiene recall patient base, with hygiene booked 6 months out, with an average of 36 hygiene hours per week. Only 14 patients eligible for Delta Premier. 2019 GR \$556K on a 32 hour week. #CA645- Jay Harter - 916-812-0500

VALLEJO, BENICIA, MARTINEZ AREA: Rare opportunity to acquire downtown practice/bldg with additional income tenants. Recently remodeled with newer equipment in desirable area. 3 Ops with 4th available, not equipped, Dentrrix, digital, Laser, and digital pano. Growth opportunities with 2 Hygiene days per week, most specialties referred, and practice only open 16 hrs/wk. 2019 GR \$412K. Seller will work back for 3 mo. to aid in transition. #CA321- Jay Harter - 916-812-0500

OUTSIDE OF CALIFORNIA

BURIEN AREA, WASHINGTON - Efficient 3 Op practice is located in a busy mixed Dental/Professional building with great foot traffic, cross referrals and potential to be relocated into a bigger space in same building. 2019 GR \$551K. Very low overhead. Great price point! #WA102- Jessica Burbon - 503-332-6462

HILLSBORO, OREGON - 5 Ops, Scan-X, Pano, Laser, and recent cosmetic upgrade. Great NP flow with 7 Hyg Days/wk and a good day. Near key employers, on a major thoroughfare. Room to expand. GR \$1.1M+. #OR1355- Jessica Burbon - 503-332-6462

HONOLULU, HAWAII - Excellent opportunity in a highly desirable location with 3 Ops, 40 years goodwill. Digital X-Rays, DigiDoc, Planmeca E4D, Laser, Densys Operating System. Seller is retiring. #HI1112- Russell Okihara - 619-694-7077

SOUTH OF PORTLAND, OREGON - ORTHODONTIC - NEW LISTING - If you are looking for a growing community that's outside the "Big City" this is the place to put down roots! Well-established and very active Orthodontic practice resides near referring dentists and is updated, spacious, modern and most importantly, turn-key! Selling dentist is willing to stay on as an Associate if needed. 2019 Collections of \$1.3M+. #OR1550- Jessica Burbon - 503-332-6462

SOUTHWEST PORTLAND, OREGON - This established private practice is located in a SW Portland mixed business complex off a main thoroughfare. 2,634 sq. ft. leased building is well maintained with 6 Ops, 1 more plumbed/ready. Dentrrix, Dexis Digital x-rays, intra-oral, Pano. 2019 GR \$598K. #OR115- Jessica Burbon - 503-332-6462

TACOMA, WASHINGTON - NEW LISTING - 4 Ops in 1,400 sq. ft. leased space located in a highly desirable area. 33 years of goodwill with MacPractice, Soft/Hard tissue laser, E4D/Emerald Scanner, Ivoclar oven, Kometa Bio Smart Dentin Grinder and more. 2019 GR \$877K. Owner is retiring but is very well versed in same-day dentistry (CAD/CAM) and implants; doctor is willing to help new doctor transitioning and utilizing technology. #WA2436- Jessica Burbon - 503-332-6462

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GLENDORA OFFICE GP/ORTHO, 3 equi ops, 1750sq ft, located in Glendora, ppo cash hmo practice, seller works 2 days/week, practice web software with digital x-rays. collected approx. 1200000 aprox last 3 years. CONFIDENTIAL SELL PLEASE EMAIL FOR APPOINTMENT: property family8@outlook.com to schedule a tour of the office.

6105 - Redlands small 3 ops office, 2 equipped near city hall, Rent 1400 estb many yrs as Dental Office FP \$35,000 Call Tom Fitterer PPS 714-345-9659

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BEVERLY HILLS - NEW LISTING

2 eq. ops. in a well appointed 629 sq. ft., **efficient suite** located in a professional building in the **prestigious Beverly Hills triangle**. Rent is ~\$4,770/month. **36 Years of Community Goodwill**. Staff member has been in place for 20 years and has a great relationship with patients. **Collected \$378,990 in 2019. \$275,000!**

CENTURY CITY - RECENTLY REDUCED

GREAT OPPORTUNITY FOR SOMEONE WHO WANTS A FOOHOLD IN CENTURY CITY. This 1,497 sq. ft. suite has 3 eq. ops. 2 plumbed ops w/ xray units, and was remodeled in 2008. Great pride of ownership. **Hardwood floors and ceramic tile throughout. Stunning views.** Current rent is \$8,233 a month, and you can negotiate your own new lease. Valet parking - with tenant parking available.

CERRITOS - NEW LISTING

3 eq. ops. & 2 plumbed not eq. ops. in a 1,800 sq. ft. suite located in a single story, **strip center** on a frequented street. Great signage and visibility right off the street. Rent is \$4,600/month. Seller purchased the practice in 2019, remodeled, and opened in 2020. Practice is currently open 1-2 days a week and collecting ~\$9,000/month. Patient Charts included but not guaranteed and priced to sell! **\$129,500!**

COVINA - UNDER OFFER, BACK UP OFFERS ENCOURAGED

2 eq. ops. & 1 plumbed not eq. op. in a 900 sq. ft. suite that is bright and ready to go! Located in a single story, professional building on a busy street with plenty of parking in the rear of the building. **Rent is only \$2,300/month. Projecting ~\$154,317 in 2020** on a part time schedule. Seller is moving out of state. **\$70,000 - Two entrances and private ops. that help ease health concerns during this time. Make an Offer!**

LONG BEACH W/ REAL ESTATE

3 eq. ops. & 2 plumbed not eq. ops. in a 1,800 sq. ft., single story, free standing building on a busy street with Pole signage. 7 years of Goodwill. Nicely designed, newer, welcoming interior. Easy Dental Software, Digital X-rays w/ 2 sensors, and Intra Oral Camera.

LOS ANGELES (90014) - UNDER OFFER, BACK UP OFFERS ENCOURAGED

7 eq. ops. & 2 plumbed not eq. ops. in a ~5,500 sq. ft. suite that is located in a single story, corner, historic building. **Excellent exposure and signage!** Parking in the rear of the building. Major Metro hub stop in the front of the building. **Practice was started back in 1910!** Room to expand or would be great for a multi-specialty practice! Collected \$390,680.35 in 2019. **\$150,000!**

MARINA DEL REY - NEW LISTING

3 eq. ops. & 1 plumbed not eq. op. in a ~1,500 sq. ft. suite located in a multi-story professional complex **near the ocean, 90 expressway, and area amenities.** Complex offers on site gym, green belt areas, outdoor workspaces, etc. **28+ years of Goodwill. Retiring seller.** The suite is a total of 5 eq. ops. & 1 not eq. op. with another GP using 2 ops. and shares the reception space. **\$70,000!**

SANTA MONICA

4 eq. ops. in a professionally designed, **recently remodeled**, 1,400 sq. ft. suite located in a multi-story health center in the heart of Santa Monica. Walking distance to local shops and restaurants. Rent is \$5,200/month and includes utilities. **Floor to ceiling windows with great views! Newer Equipment.** A must see to appreciate. Leasehold Improvements & Equipment Only. **\$99k**

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SHERMAN OAKS - UNDER OFFER, BACK UP OFFERS ENCOURAGED

3 eq. ops. in a 950 sq. ft. suite located in a busy, single story, **strip center** convenient to the 405 and 101 freeways. **Great Location!** 9 Years of Goodwill. Rent is \$5,200/month. Seller is moving out of the state. Seller has collected \$143,853 from Jan-Nov 2020 on a 2 day work week. **With a little advertising and more work days, The practice has the potential to take off. \$75,000**

SIMI VALLEY - RECENTLY REDUCED

3 eq. ops. in a 980 sq. ft., **super clean, well organized suite** located in a Medical/Dental Building next to the area hospital. Rent is \$2,050/month. Low Overhead. **Retiring Seller.** 23+ years of Goodwill. **80% PPO & 20% CASH.** Seller collected \$172,877 in 2019 on a 30 hour work week. The practice has the potential to grow with additional hours and advertising. **\$112,000!**

SIMI VALLEY - UNDER OFFER, BACK UP OFFERS ENCOURAGED

4 eq. ops. & 1 plumbed not eq. op. in a 1,550 sq. ft. digital suite located in a single story, free standing building convenient to the 118 freeway. Building, parking lot, and suite have recently been remodeled and offer a beautiful, modern design. 55+ years of community Goodwill. 70% Insurance & 30% Cash income stream. Absentee owners. Solid Collection History and Staff in place. Collected \$588,035 in 2019 on a 3 day Associate and Hygiene work week.

TORRANCE - NEW LISTING

6 eq. ops. & 1 plumbed not eq. op. in a high producing, efficiently designed, **2,300 sq. ft.** suite located in a single story, freestanding building with a large parking lot. Great visibility and just a couple of blocks off the 405 freeway. 15 Years of Community Goodwill. Provider for the Longshoreman's Union. Primarily HMO and CAP. **Retiring Seller.** Qualified staff in place. Solid, consistent, collection history.

VALENCIA

4 eq. ops. in a 1,753 sq. ft. suite located in a busy Medical center. 40+ Years of Goodwill. **Bright Suite with equipment that averages 5 years old, Digital Pano, and Intra Oral Camera. Solid collection history over \$605,000 for the past few years.**

VALENCIA ENDO

4 eq. ops. in a 1,752 sq. ft. suite located in a Medical Center. **Growing area** with plenty of local referring GPs. 13 Years of Goodwill **Retiring seller** with excellent staff. Rent is \$5,632/ month. Endovision Software, Acteon PSPIX PSP X-ray System, and Adec Equipment. **Collected ~\$500,422 in 2019** on a 4 day work week.

WALNUT / DIAMOND BAR

2 eq. ops. and 1 plumbed not eq. op. in a 1,100 sq. ft. suite located in a very busy, strip center on a major street. **Excellent signage, visibility, and foot traffic!** Rent is very reasonable at \$3,850/month. 30+ years of area Goodwill. **Retiring seller. \$125,000**

WEST COVINA W/ CONDO SUITE FOR SALE- NEW LISTING

4 eq. ops. in a 1,084 sq. ft., clean, organized, bright suite located in a Medical/Professional building. CCRs limits 4 GPs in the building. **Great pride of ownership.** Super location with plenty of patient parking. 24 Years of Goodwill. **Retiring Seller.**

WHITTIER - NEW LISTING

3 eq. ops. in a 1,300 sq. ft. suite located near a very **busy intersection** in a single story, frequented, **strip center** with 30+ Years of Community Goodwill. **Retiring Seller** with excellent area reviews. **100% Cash income stream. Collected \$168,503 in 2019.**



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ORANGE COUNTY

ALISO VIEJO - UNDER OFFER, BACK UP OFFERS ENCOURAGED

PRACTICE/REAL ESTATE COMBINATION SALE - 3 eq . ops. & 1 plumbed not eq . op. in an immaculate, nicely designed suite with **24 Years of Goodwill**. Professional Complex in the heart of Aliso Viejo. **Retiring Seller** that currently works 32/hours a week. **80% PPO and 20% Cash**. Excellent opportunity to invest in a great condo suite and established practice! **\$750,000**

ANAHEIM - NEW LISTING

4 eq. ops. in a 1,080 sq. ft. suite located in the heart of Anaheim on a very busy street in a single story, mixed use, u shaped, strip center with plenty of parking. Great signage! **70 Years of Community Goodwill**. Excellent online reviews and presence. **Rent is only \$1,943/month**. PPO/CASH income stream. Retiring Seller. Solid, **Generational Patient Base**. Collected \$568,830 in 2019.

ANAHEIM

4 ops. in a 1,443 sq. ft. bright, clean suite located in a multi-story medical building across the street from West Anaheim Medical Center. The building is located in a **very densely populated area on one of the busiest streets** in Orange County. Landlord is willing to negotiate a new lease ~\$3,800/month. Leasehold Improvements.

CORONA DEL MAR - UNDER OFFER, BACK UP OFFERS ENCOURAGED

5 eq. ops. in a 2,500 sq. ft. suite located in a professional building that offers **amazing signage** and is just a couple **blocks from the ocean**. Suite offers crown molding, wainscoting, wood baseboards, newer reception area furniture, newer flooring and large windows through-out. Current "spa room" can be equipped with a hygiene chair for a total of 6 chairs. **Luxuriously designed, light, bright and airy suite**. 16 Years of Goodwill. 100% Cash Practice. **Collected \$856,219 in 2019**.

FULLERTON

5 ops. in a 1,750 sq. ft. suite located off two very busy streets. Single Story, Professional complex in a serene setting with ample parking and mountain views. Established as a Dental Practice for 9 years. Rent is currently \$3,750/month and the landlord is easy to work with. Suite was built-out with quality, top of the line materials and is wired to be all digital. **UV Plasma system attached to the air conditioner that filters and sanitizes all air continuously**. Touch-less hygiene faucets. Leasehold Improvements Only! **\$35,000 & 2 months free rent!**

HUNTINGTON BEACH

Great Location on Beach Blvd. off of Talbert in a busy area of Huntington Beach. 4 treatment rooms in a 1,400 sq. ft. suite with room to expand another 700-1,400 ft. Landlord is ready to sign a new modified, gross lease \$2.50 sq. ft. Leasehold Improvements Only.

IRVINE - NEW LISTING

4 eq. ops. in a 1,600 sq. ft. suite located in a single, story, **busy strip center** in beautiful Irvine. **High density, residential area** close to the 5 freeway. Established as a Dental Practice for over 16 years. Seller is relocating. Rent is \$5,800 and ready to be renegotiated. **Newer Equipment, wired for digital, all ops have nitrous/oxygen lines, and Pano is included. A must see!** Leasehold Improvements & Equipment Only

IRVINE - NEW LISTING

3 eq. ops. & 1 plumbed not eq. op. in a clean, bright, nicely designed, 1,250 sq. ft. suite located in a busy, mixed use, **shopping center**. Rent is \$5,926/month. Easy Dental Software, Intra Oral Camera, and Digital X-ray. **Great pride of ownership**. 72% PPO and 28% Cash practice. Collected \$309,981 in 2019 on a 4 day work week.

MISSION VIEJO

4 eq. ops. & 1 plumbed not eq. op. in a 1,200 sq. ft., beautifully designed, all digital, bright suite located in a busy, two story, strip center. Corner location with excellent visibility, signage, and plenty of parking. **21 Years of Goodwill**. Rent is only \$2,680/month; **Low Overhead!** Attracting ~35 new patients/ month. **Collected \$968,292 in 2019. \$799,000**

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SAN BERNARDINO / RIVERSIDE COUNTIES

COLTON

2 eq. ops. & 2 plumbed not eq. ops. in a 1,388 sq. ft. suite located in a very **busy shopping center**. Stater Bros & Rite Aid are the anchor tenants. 29 Years of Goodwill. **Retiring seller** that currently works ~ 24 hours a week. PPO, Cash, MediCal Practice. Collected \$194,090 in 2019. **Motivated Seller \$88,000**

HESPERIA

4 eq. ops. in a 1,200 sq. ft. suite located in a busy, single story, strip shopping center near the area hospital. Rent is only \$2,300/month. 15 Years of Goodwill. **Low Overhead**. History of collecting \$220K/year on a minimal schedule. Very **well equipped** and ready to go. Seller is moving out of the area. Financials are combined with his other practice. Patient Charts included but not guaranteed. **Motivated Seller! \$154,500 or Best Offer**

LOMA LINDA - NEW LISTING

7 eq. ops. in a 3,000 sq. ft. suite located in a single story, mixed use, busy, professional center convenient to the 10 freeway. **20 Years of Community Goodwill**. Rent is \$8,164/month. Seller is moving out of state. Dentrux Software, Intra Oral Camera, and Digital X-ray. **Collected \$803,352 in 2019**.

MORENO VALLEY

3 eq. ops. & 1 plumbed not eq. op. in a 1,200 sq. ft. suite located in a **very busy, single story, strip shopping center**. Rent is only \$2,410/month. **Retiring Seller** currently works 3 days a week. **PPO & CASH practice**. Seller does not advertise but has an exclusive with local union. Collected \$214,191 on a part time schedule in 2019. \$145,000.

RANCHO CUCAMONGA

5 eq. ops. in a 1,500 sq. ft. suite located in a busy, single story, **strip center** off the 210 freeway. Rent is ~\$2.50 sq. ft. and negotiable with a long-term lease and qualified tenant. Established as a Dental Practice for 21+ years. Seller is moving 2 miles away. **Equipment averages new to 5 years old**. A must see to appreciate. Leasehold Improvements & Equipment Only.

REDLANDS

4 eq. ops in a 1,200 sq ft. converted home with excellent exposure and history. This office has 31 years of goodwill, solid quality staff who know what they are doing, 70% Medi-Cal (mixed base). Low overhead, Collected \$586,962 in 2019. Priced to sell. **\$360,000**

SAN BERNARDINO TURN-KEY

5 eq. ops. & 1 x-ray room in a ~2,000 sq. ft., beautifully designed suite located in a single story, free standing building with amazing signage near the area hospital. Seller started the practice in 2019 but does not have enough time to build the location to its full potential. Patient Charts included but not guaranteed. Recently Reduced **\$95,000!**

SAN JACINTO - NEW LISTING

3 eq. ops. in a 1,266 sq. ft. suite located in a two story professional building on a busy street in the heart of town. **Rent is only \$1,664/month**. Seller started the practice in 2017 but has relocated to Bakersfield. Office is Turn-Key with supplies and has contracts with Cigna Health HMO, DHS, Managed Dental Care, and CDN. **\$89,500!**

SAN DIEGO COUNTY

OCEANSIDE PEDO - NEW LISTING

5 eq. ops. (1 is being used as an X-ray room) in a spacious, bright, nicely laid out, ~1,760 sq. ft. suite located in a recently remodeled professional building **off the 78 Highway**. Busy area. 10 years of Goodwill. Intra Oral Camera, Digital Xray, Open Dental Software. **Collected \$1,063,089 in 2019**.

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space for rent santa monica, call or text 949-636-6886

"Beautiful dental office is Available for sale. Facility only. No patients. 2 ops plumbed for 3,space to add 4th chair. All the instruments, furniture everything is included in the sale.San Jose evergreen area. Asking Price is \$55,000. Please call me @408-375-1551 if you have any questions."

PRACTICE FOR SALE/ SAN DIEGO Luxurious GP/Spec. office in downtown; Grossed \$2.2M in 2019. NET \$640K. Prop. ID #5332. California Practice Sales, Inc. Phone: 714-639-2775

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02/21

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North Hollywood Practice & Building for Sale by Owner, 4 ops. Owner can Finance. Dr retiring.(818) 679-1780 , Albert.

Legal Tip: S corporations can save you money on payroll taxes. Attorney Robert W. Olson, Jr., 805.963.1120, www.transdental.com.

IRVINE 3 eq. ops + 1 not eq. op., busy shopping center. Collected \$309K in 2019. Greg Beamer 909-542-4891

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ORANGE COUNTY GP FOR SALE - 5 Ops, 4 Equipped, Digital, High Quality Ofc in Affluent Area. HSPPT- Kerri McCullough-949-300-0312 #CA1676

Shared space opportunity in Newport Center Medical building. Ideal spec/GP. 1-6 ops avail 1-6 days/wk OR by the half day. Staff avail. Beautiful office, fantastic setting. New Dig. x-ray/Computers. Photos at michaelbarnesdds.com 949 698-2693 or mbarnes@mbarnes.occoxmail.com

PALM DESERT DENTAL PRACTICE FOR SALE: Absentee owner. Revenues exceed \$1mill with no promotion. Big upside. Call Broker – Lou Bermudez (818) 999-9595.

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Featured Practice **Beverly Hills - \$3,000,000**

This is your dream practice, Make over \$1M a year. Eaglesoft, Schick, Trios, CBCT, Microscope, Trios. Seller will teach you his special marketing secrets. This office has great view and hosts most specialties in-house.

West Covina: 35 year practice, fully digital in a retail strip center. Lots of activity, great parking room to grow.

Orange County: Want to be next to Starbucks and McDonalds with great parking and an awesome office? This is the location. Its a great 4 op office with Eaglesoft/Schick and Cerec room for CBCT. Ground floor retail. Ready for sale now. Price reduced.

Mission Hills: 40+ year practice with low rent 3 ops in this well designed homey office Collects approx. \$300k. Digital, room for CBCT.

Valley Village: Well designed office in a great area of North Hollywood, located in a retail center with active business neighbors. 3 treatment rooms and digital sensors. Opportunity and Location.

Calabassas: Incredible upscale office with more than 2200sqft. 5 Ops and with room for expansion to at least 7. Great private office. Newer equipment in modern building. Dentrax and Dexis. Just under \$900k in collections. Ground floor, and street signage gives you a great marketing boost. No L.A. City TAX.

West Hollywood : 3 treatment rooms , \$1.2M in collections, lots of foot traffic at RETAIL CENTER. Located on Sunset Blvd., street exposure with great signage. This upscale office is digital and is associate run.

Encino: 5 treatment rooms, Eaglesoft, Dexis Sensors, Intraoral Cameras, Intra-Oral Scanner, Cerec, Caries Detection. This office has a stupendous view, with plenty of room. Double entry ops, Private treatment room, private office. Plenty of clerical space. Retiring dentist. Great Collections.

Westchester: 3ops collections Tracking over \$200K on busy street,digital sensors and Open Dental. Great views

Alhambra: 3 equipped room, street signage, Ready to go with great visibility.

North Hollywood: 2300 sq ft building for sale on 5300 sqft lot 9 ops room for more. Great parking with practice.

Westlake Village: Real estate included. Perfect size 2300 sqft office with six well equipped treatment rooms. Fully digital CBCT(3D), Cerec, and many more high tech items, well respected, well rounded Dentist in this Georgios office. Over \$1.1M in collections. Adec and Midmark equipment.

Porter Ranch: Over 3000 sq ft of perfect office, you cant build this office for what you will pay. Over \$900K in collections. Adec equipment in a mixture of private and double entry treatment rooms. CadCam, digital, CBCT and more. Don't Snooze on this one.

Calabasas: 4 Treatment rooms in a newly renovated office, 3 equipped., Street exposure, tons of free parking. Close to food and much more. Open Dental, Dexis, Pano, NO L.A. city TAX. Electric hand piece, dual monitors and more.

West Hills: Ortho Office – Spacious, elegant office with great views. 5 treatment areas, two enclosed rooms, digital pan and Eaglesoft over \$350K on 1 day a week.

Encino: 4 treatment rooms, great view over-looking valley. Digital sensors. Great production and reasonable overhead.

Long Beach: 5 op's in stand alone building, room for more, over 2000 sq feet. All digital over 30 years and great rent, with high visibility.

San Diego (La Jolla): 3 Treatment rooms in 1300 sqft, in suite restroom. Dentrax and Schick in a first class building. Ready for high end cosmetic dentistry. Free street parking, and great building amenities.

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JFPS Times

Issue No. 01

JFPS Times February 2021

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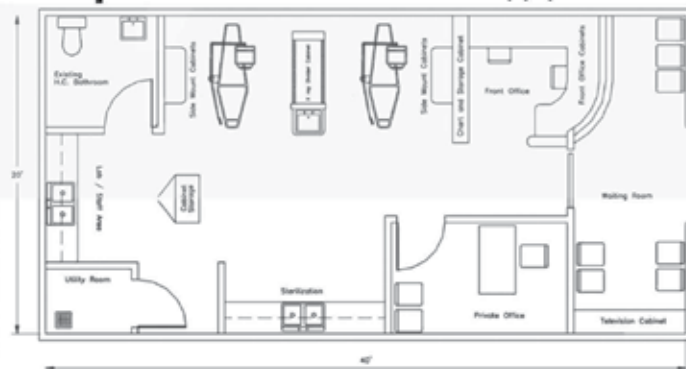
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Sherman Oaks general practice collects \$700,000/yr with more than 50% of the production coming from hygiene. Seller refers all specialty work. 4 ops, digital. Asking \$450,000. Kurt Skarin 805-777-7707

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LAGUNA BEACH GP FOR SALE - 3 Ops, Beautiful Location. HSPPT- Steve Caudill-951-314-5542 #CA1499

Price Reduction! South LA County #1142- PPO/HMO/ Denti-Cal Full Service Practice, 7op., 2,200 sq. ft. office. 34-year history, 2019 Revenue collected \$880K. Asking \$575,000. Contact info@wppps.com


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SIERRA MADRE - Boutique practice in the foothills. Warm bungalow location in the trees. 3 ops. Retiring dentist. 2019 rev \$450k

TORRANCE - Building ownership opportunity, Beautifully remodeled 3 ops dental facility in highly desired condo complex in ideal location.

NORTHRIDGE - Long established, high service practice. Stable patient base with room to grow. Rev \$510K

WILMINGTON/LONG BEACH - Building ownership. Freestanding. Move in ready.

VIEW PARK-WINDSOR HILLS - Great neighborhood practice. 4 ops with room to grow. Building ownership also available. 2019 Rev \$475k

WESTWOOD - COMING SOON

- INLAND EMPIRE -

REDLANDS - Associate run. Long time Loma Linda practice with 8 ops and lots of room to grow.

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NORTH COUNTY - Centrally located, boutique-style OMS practice. Rev \$1M

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NORTH COUNTY - Est. in 1980. Rich history. Full lab inside practice and 1000ft of currently unused space. Rev \$582K.

- ORANGE COUNTY -

SAN JUAN CAPISTRANO - Technology practice with CEREC and Cone Beam. 5 ops with one full surgical suite. Located in Plaza Mall with street visibility. 2019 Rev \$1M.

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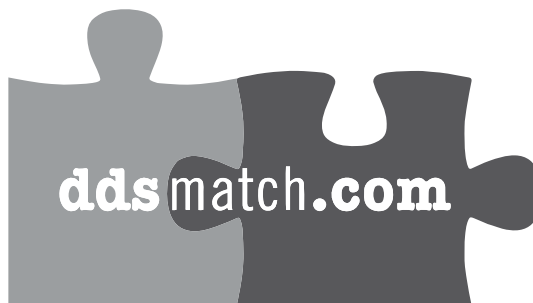
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- (B) BEAUMONT/ BANNING in planning 26000 new homes Two Retirement Dentists having approx 6900 Patients one since 1986 include Dental Condo. Buy one or both One has only cash patients, does not send out any invoices. both conservative booked in advance Hygienist into 2021, no marketing, low overhead. Super opportunity. Both Refer out a lot Gr 600K
- (C) TORRANCE Estb 1984 9000 Charts HMO 5000 per month, 70 to 100,000 auto pass popular intersection per day PCH and Hawthorne entrance to Palos Verde 6 ops in Hi Visible Dental Office. Absolutely gorgeous. A marketing Dentists dream location. Grossing 700k plus.
- (D) GP Innovator Gr 1.7 net over one million. Unusual opportunity for DDS who wants to retire early. Very Conservative, Refers out a lot.
- (E) Upland estb 38 yrs 3 ops gr \$330k approx 2000 active charts, 3 days Hygiene 5 star yelp
- (F) GOLD MINE KERN CTY RESORT CITY SHOPPING CTR GR 1.4 PPO refers M-Endo, OS, perio surg, Implants, Denti-Cal, Ortho.
- (G) OC Orange merger candidate. near Chapman and Tustin St 4 ops low rent, merge or grow PT owner grossing \$400k
- (H) Laguna Niguel Hi visibility shopping ctr lo rent 3 ops Hus /Wife PT 2 days gr 414k needs more Dr days
- (I) La HABRA Huge shopping Center 6 ops Seller will work back Gr 300k plus
- (J) Pasadena Estb 20 yrs Busy large shopping Market near large medical Center 4ops 1500 sqft grossing near one million. If our lease is up, merge.
- (K) Pasadena hus/wife DDS/Hygienist have small active practice to merge, lost lease
- (L) Pico Rivera, Paramount and Whittier High visibility shopping cntr theater and CVS Pharmacy 4 ops 3 equipped Rent 2900 Gr \$200,000 Cash business, HMO seasoned 20 yrs ave \$4000per month
- (M) East LA Estb 30 yrs PT Seller only works 2 days Gr, near \$200,000 cash business Price \$150k
- (N) LA MIRADA SEASONED HMO 5000/MO ESTB 1960'S PRESENT SELLER 1979 Ave Collections 569K 7 ops 2700 sqft Rent 2800, need renovation Entire Building aprox 10,000 sq ft for sale. No vacancies make offer. Bargain.
- (O) MARINO VALLEY - Estb 39 yrs Hi Identity 2200 sq ft 5 KAVO ops hi tech Cerec Lots of GOODWILL Rent 2500, Merger candidate Beautiful Office Great Staff
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