

THE Dental Trader

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So. Calif. Edition

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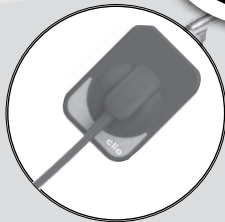
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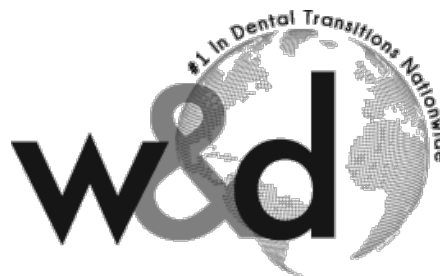
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PRACTICE & BUILDING - both for sale. in Garden Grove, Office in a strip mall, Dr. is retiring. 714)730-9130.

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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. **MAJOR PRICE REDUCTION**

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 REDUCED TO \$699K. [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. **[PENDING]**

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. Dentrux, 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!**

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.

D&M SERVICES:

- Practice Sales & Appraisals
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- Practice Search & Matching Services
- Medical/Dental Bldg. Sales & Leasing
- Practice & Equipment Financing
- Pre-Death and Disability Planning
- Locate & Negotiate Dental Lease Space
- Pre-Sale Planning

PALMDALE - UPCOMING Mid June - 4 op computerized G.P. with (25) years of Goodwill. Pt base is Cash/Ins/PPO and Denti-Cal kids. Digital x-rays & Dental Soft on line s/w. Annual Gross Collections in the \$400K to \$450K range. Refers out Molar Endo, Diff O.S., Implant Placement, all Ortho & all Perio Surgery. Seller retiring but will help transition. **[NEW]**

VALENCIA - (7) op comput Multi-Specialty Practice & 4,800 sq. ft. free standing bldg. Located on a major Blvd. with exposure/visibility/signage & parking. Annual Gross Collect. \$1M+ working p.t. Practice Collect \$2M+/yr. in past when worked f.t. Digital X-rays & Non-Digital Pano. Mixed pt. base. \$7K+/mos. in CAP Checks. Sellers to concentrate on their main location. **[NEW]**

VALENCIA - OFFICE/MEDICAL/DENTAL SPACE FOR LEASE - Located in a free standing triplex bldg. street side, first floor, with signage & ample free parking. 1,500 sq ft \$32.00/SF/YR. **[NEW]**

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 & build out. Practice does all on 4's, cosmetics, partial & full mouth reconstruction, smile makeovers, crown & bridge & dentures. Annual Gross Collections between \$1M & \$1.5M.

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, & Laser equipped. Seller is retiring but will assist with a transition. **[SOLD]**

MADERA COUNTY

MADERA COUNTY - 8 op computerized G.P. 6 ops eqt'd. Located in a 2,400 sq ft store front on a major thoroughfare with exposure/visibility/ signage and ample free parking. Cash/PPO/Denti-Cal pt base with (25) years of Goodwill. Annual Gross Collections \$600K+. Digital X-Rays. Dentrux s/w. Mostly Spanish pt. population. Seller retiring. **[NEW]**

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SAN BERNARDINO COUNTY

Room for Your San Bernardino County Practice Listing.

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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Vietnamese speaking dental receptionist or DA Needed for office in Reseda. Email YourValleyDentist@gmail.com

Looking for an associate dentist in Victorville area. Please send resume to mpipkindds@yahoo.com or call 818-568-3279.

Van Nuys - Looking for associate dentist to work 1-3 days/week. Send resume to familydentistry91406@gmail.com

N202 Unit - w/ New Attachments, non-mobile, \$875. Email us at drgdentalimplants@yahoo.com. Local Sales Only

Periodontist position available once a month in Pasadena office. PPO/HMO patients. Email delmarfamilydental@gmail.com

Rialto dental for sale 3opt low rent busy street dr retire income 320k no hmo text 5627134513

RDA/DA needed for Front/Back office in Laguna Woods Call 9496194162

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3 Ops Ontario, 20+ years at the same location. Digital x-ray and charting. Great location. Call or text 424-888-0485.

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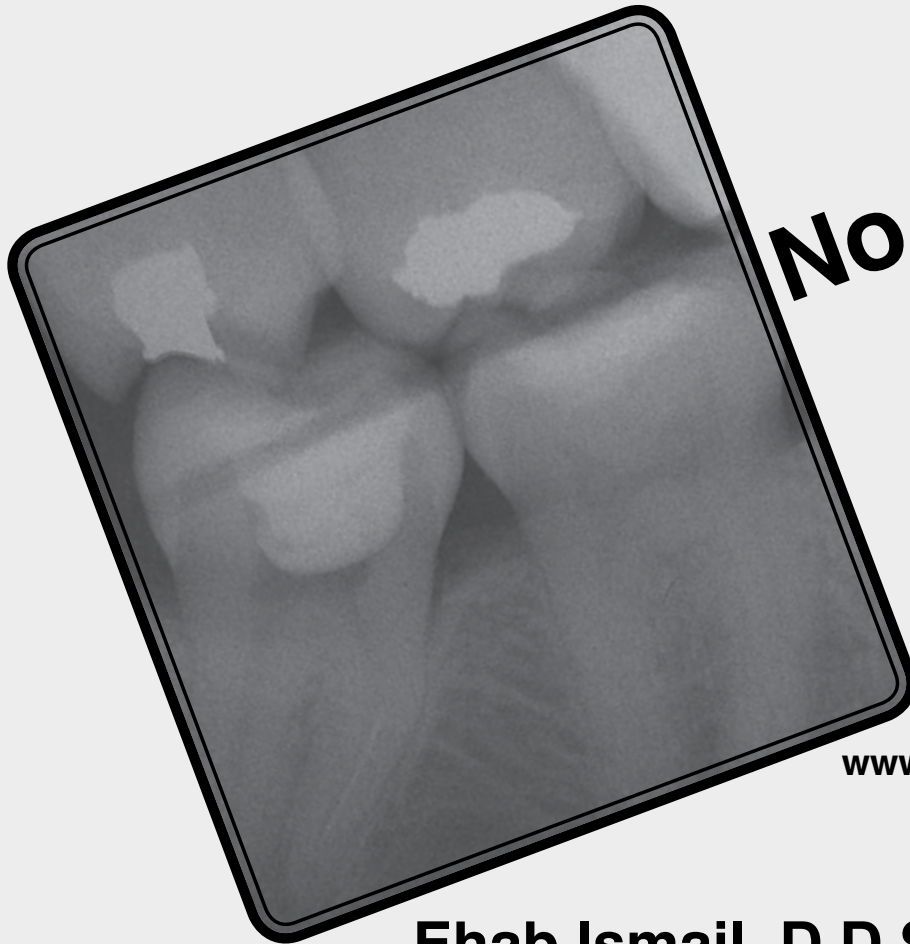
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CENTRAL COAST GP FOR SALE - 5 Ops, Digital, Newly Renovated, Strong Hyg., Specialties referred. GR \$1.1M. HSPPT-Kerri McCullough-949-300-0312 #CA1218 <http://www.HenryScheinPPT.com/CA1218/>

Beautiful 4 fully equipped ops. Thousand Oaks shopping center. Midmark chairs, LED lights. Sale by owner dsc91360@gmail.com

Looking for joining an office as associate. Doing high end dentistry. Only in Orange County. Email address is yadm9092@gmail.com

Ocean Views Office for Sublease in Newport Beach. 1800sq upscale office with 6 ops, spacious laboratory, CBCT. Perfect opportunity for performing high end dentistry. GP/Specialist. (949)939 6964

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~ Goretta Li, DDS

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Los Angeles County

Cerritos – Collections ~ \$400K

- All Cash/PPO. 25+years goodwill
- Lots of treatments for ortho prosthodontics & implants
- Professional suite close to Cerritos Mall. 3 eq.ops. + 1 plumbed

Gardena - New Listing!

- Grossed ~ \$1.8 Million.
- General and ortho practice.
- Refers out difficult endo, OS, pedo
- All Cash/PPO. No DentiCal. No HMO
- Freestanding bldg. facing main st.
- Across from busy strip mall. 7 ops.

Inglewood ~ Gross ~ \$678K

- Large shopping plaza. 5 Ops.
- Accepts all insurances, mostly PPO.
- High capitation check.
- Many in house specialists.

Los Angeles - Gross ~ \$1 Million

- General and Orthodontic Office
- ~ 95% PPO/Cash. No HMO.
- Strip mall with anchor stores.
- ~2,300 sq.ft. 7 eq. ops. + 2 plumbed
- West LA, close to LAX, Inglewood...

Fresno County

Fresno – Starter Practice

- Beautiful practice in shopping center
- Just renovated and opened in 2019.
- 8 equipped ops., ~ 2,540 sq.ft.

Riverside County

Indio - Starter Practice & Real Estate

- Real estate can be sold together or separately
- Just built 2 years ago, beautiful office.
- Selling for a fraction of the cost to build out
- Large shopping center off freeway 10
- 9 operatories. ~4,000 sq.ft.

Imperial County

El Centro - New Listing!

- Large general & speciality practice
- Gross ~ \$1.2 + Million
- ~50% Denti-Cal & 50% PPO/Cash
- Office at prime time for growth/expansion.
- Ideal for large corporations/Government funded establishments

Upcoming Practices

Santa Barbara - \$1 + Million Practice

Santa Rosa – Dental Practice & Real Estate. Gross ~ \$540K

Dental Practice Wanted

Dental Practices in San Diego County
 Pediatric Dental Practices
 Practices with Real Estates

Orange County

Garden Grove

- **Productions ~ \$340K**
- Opens 4 days/wk, mostly Cash/PPO
- Strip mall off Freeway 22 & 405
- 3 fully equipped operatories

Garden Grove – Grossed ~ \$345K

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

Hawallan Garden

- Newly renovated office.
- Shopping center. 2 ops.
- Collections ~ \$350K.
- ~10 year of goodwill.

Irvine – Exclusively Ortho/Pedo

- Starter Practice
- Large Shopping Center. 8 Ops.
- Accepts most insurances.

Mission Viejo – Featured Practice

Established Practice & Real Estate

- **Grossed ~ \$660K.** All PPO/Cash
- 30+ years of goodwill
- Implants, Cerec & Invisalign
- Refers out complex ortho & O.S.
- Prominent professional suite.
- 3 eq. ops. +2 plumbed, ~2,170 sq.ft.

Norwalk – Strip Mall

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

San Bernardino County, CA

Rialto – Gross ~ \$400K

- Seller retires. Associate run office
- ~60% Denti-Cal; ~35% FFS/PPO
- Refers out ortho, implants & O.S.
- Shopping plaza. Affordable Rent
- ~1,000 sq.ft. 3 equipped ops.

San Bernardino – Gross ~\$300K

- Single story building w/parking
- Family Practice. ~1,100 sq.ft.
- 3 equipped ops. + 1 plumbed.
- Located at a unique location for Denti-Cal refers.

Recently Sold Practices

Oxnard – Family Practice

Long Beach –Speciality & General

San Diego – Starter Practice

Moreno Valley- Established Practice

Northern California

Daly City - Gross ~\$365K.

- Doctor retires. 25+ yrs goodwill
- PPO/ Cash, ~1200 sq.ft, 3 Eq. Ops.
- Commercial Area.

Fremont – New Listing!

- **Gross ~ \$450K**
- 15+ years of goodwill. 4 eq. ops. + 2
- Large shopping ct. on Fremont Blvd.
- Mostly PPO/Cash & DentiCal

Fremont – Collections ~\$500K

- ~95% PPO, 5% CASH
- Opens 4 days/wk. 5 Eq. Ops.
- Seller willing to negotiate price

Sacramento – 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**
- Mostly GP work. High profit margin
- In house specialists 1 -2 days/wk
- Residential/Commercial Area
- 3 Ops. Very Reasonable Rent

San Leandro

- Family Practice. Professional suite
- Gross ~ \$140K on 3 days/wk
- All PPO/FFS. 3 eq. ops. + 1

San Jose – New Listing!

- **Grossed ~ \$540K**
- Single standing bldg across from shopping center. East San Jose
- ~70% FFS, ~15% Cash. No DentiCal

San Rafael – New Listing!

- **2020 Grossed ~ \$422K**
- Mostl PPO/FFS.
- Professional suite. 3 ops.
- Fair Rent. Opens 4 days/wk

Stockton –Practice & Real Estate

- **Grossed ~ \$909K.**
- Doctor Retires
- 15+ years of goodwill
- ~60% DentiCal, 30% PPO
- Single standing bldg. w/parking lot

Sunnyvale – Starter Practice

- Opened in 2019
- Shopping center. 8 eq. ops.
- ~50% PPO/FFS, ~50% HMO/others

Vallejo – Gross ~ \$400K

- ~10% Cash & 90% PPO
- Refers out complex endo, os, perio
- ~1,250 sq.ft., 3 equipped ops.
- Low Rent. Front street location

Union City – Excellent Location!

- Large Shopping Plaza.
- **Grossed ~ \$540K on 3-4 days/wk**
- 3 eq.ops. + 1 plumbed.

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"Kerendian & Associates has represented me in over 25 matters in court or arbitration against insurance companies. They are responsive and caring. I am very satisfied."

-James H.I. Bicher, M.D., Oncologist,
Valley Cancer Institute, Los Angeles, Ca.

"I saw Mr. Kerendian argue the case in court, and was greatly impressed. I highly recommend him."

-Peiman Soleymani, D.D.S., Periodontist
Los Angeles, Ca.

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-Mark Davidson, M.D., Los Angeles, Ca.

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Location	Asking Price	Summary Info
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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 build out with very current design (brand new in 2017).
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El Cajon	\$295,000	4 ops. 40 plus years of goodwill. Standalone building with plenty of parking near newly renovated downtown El Cajon. Opportunity to purchase the real estate. Many specialty procedures being referred out including all ortho.
Escondido	\$499,000	3 ops. Stand alone, beautiful dental building. Real Estate is also for sale. All ortho being referred out - Invisalign can be added. Long term loyal staff wanting to stay on.
La Jolla	\$1,795,000	8 ops. 30 plus years of goodwill. Located in busy shopping center. High visibility, high quality, highly coveted practice. Many specialty procedures can be added. Solid net income as the collections far exceed the fixed overhead.
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Visalia

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DENTAL PRACTICES FOR SALE

DENTAL PRACTICES FOR SALE: Brentwood, Encino, Hesperia-Victorville, Long Beach, Los Angeles, Moorpark, Santa Clarita, Tustin, Van Nuys, Westlake Village.

SANTA CLARITA FEE FOR SERVICE PRACTICE FOR SALE: 36 years of goodwill in the same location. Seller is retiring. Practice collects just over \$1,000,000 per year with an average net income of \$480,000/year. Seller works 4 days per week and has 4 days of hygiene per week. Seller refers all ortho, molar extractions, implant placement, all perio and all pedo. The office has 3 equipped operatories plus one additional operatory that is plumbed but not equipped. No advertising, no Denti-Cal, no HMO and not in-network with any PPO plans. Asking \$625,000.

UPLAND GENERAL PRACTICE FOR SALE: Pre-COVID collections were consistently at \$300,000 per year with a net income of \$100,000 per year. Last year, collections were \$243,000. 54% of the production is from hygiene, exams and x-rays. The seller refers all endo, all oral surgery, all perio surgery and all ortho. Seller works four days per week and has four days of hygiene per week. The practice does no advertising. No HMO and no Denti-Cal. The office is in a retail shopping center and has 4 equipped operatories. Asking \$100,000. - SOLD

TUSTIN GENERAL PRACTICE FOR SALE: Well established practice consistently collects \$572,000-597,000 over the past four years with an average net income of \$245,000+/year. Currently producing at above pre-COVID rate. Seller works 4 days per week with 4 days of hygiene per week. Over 37% of the practice production is from hygiene, exams and x-rays suggesting a solid recall program and conservative practice. Seller refers all endo, all oral surgery, all perio surgery and all ortho. No advertising, no evenings and no weekends. Lots of upside for a buyer that does some specialty work and some marketing. Three equipped operatories with SoftDent software. Asking \$520,000. - SOLD AT FULL PRICE

HIGH DESERT-VICTORVILLE-HESPERIA GENERAL PRACTICE FOR SALE: Growing practice with great reviews. Seller works forty hours a week and has ten full days of hygiene per week. Practice collected \$950,000 in 2019 and \$979,000 in 2020 despite COVID! Net income was \$428,000. 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 Dentrix software in a free-standing building. The building is available for \$450,000. Asking \$500,000 for the practice. - PENDING AT FULL PRICE

WESTLAKE VILLAGE GENERAL PRACTICE FOR SALE: Low overhead, high net profit practice! This office has collected over \$830,000 a year for each of the last four years and has had a net income of over \$475,000 every year. Currently producing at pre-COVID rate. Seller works four days per week and has three days of hygiene per week. The practice averages 10-15 new patients per month with no Denti-Cal and no capitation. Well-equipped five operatory office has CBCT, laser, digital x-rays and fully computerized. Located in a popular professional building with an exceptionally good lease. Asking \$625,000. - SOLD AT FULL PRICE

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 Dentrix software, digital x-rays, panoramic x-ray and dental laser. Asking \$325,000.-PENDING

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.-SOLD

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, Dentrix 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.-SOLD

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



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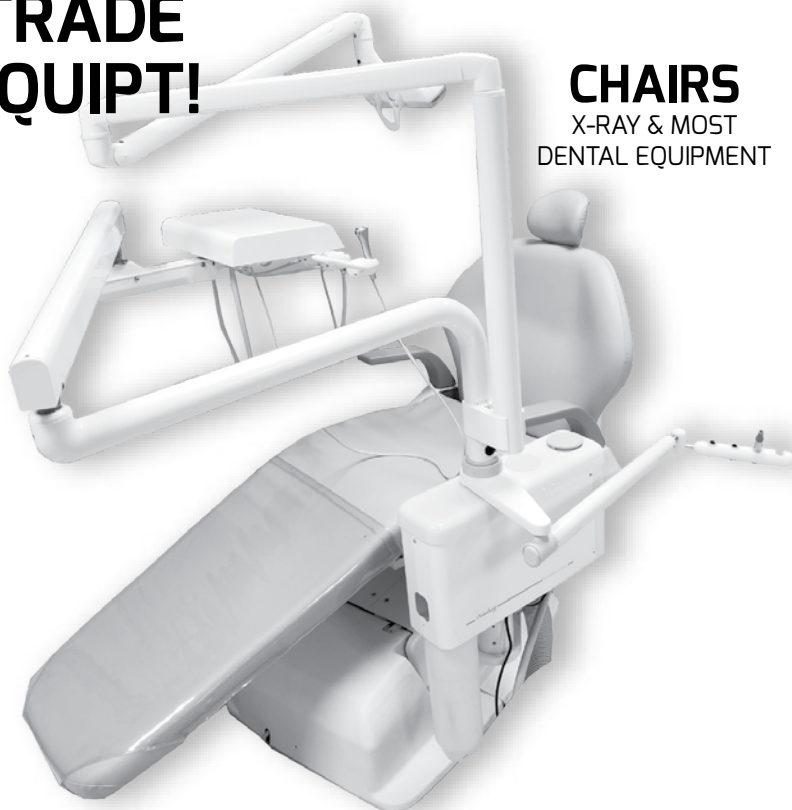
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PALMDALE – Established in the 1960's, this practice is located in a 2 story building. Seller is currently working 3 days/wk with 4 days/wk of hygiene. Sees approximately 10-11 new patients/mo. PPO and Cash Only. 100% patient referral. Consists of 5 equipped operatories with DentMax software. **Projecting approximately \$641K for 2021. Averaging approximately \$53K/mo. Contact your CPS Broker for more information. Property # 5360.**

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SANTA MARIA - Well established general practice in a medical condo building. Seller owns the condo suite. The practice consists of 4 Midmark chairs with massage and heating functions in a 1,500 sq. ft. suite. It's computerized with Open Dental and digital x-ray. The seller is currently working 3 days/wk with 2 days/wk of hygiene. Sees approximately 14 new patients/mo. Fee for service practice. **Pre-Covid grossed \$764K in 2019 and projecting approximately \$812K for 2021. Currently averaging approximately \$67K/mo. Great opportunity. Established in 1979. Please contact your CPS Broker for more details. Property ID #5357.**

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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. **Pre-Covid grossed \$723K in 2019 and Projecting approximately \$769K for 2021. Buyer's net of \$201K.** PPO & Cash only. **Averaging approximately \$64K per month.** Please contact your CPS Broker for more information. **Property ID #5349.**

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BEVERLY HILLS - *Price reduced!! 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 #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. Currently averaging approximately \$116K/mo.** 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. **Pre-Covid grossed \$429K in 2019. Buyer's net \$118K. Currently averaging approximately \$31K/mo.** Please contact your CPS Broker for more information. **Property ID #5328.**

GLENDALE - This General practice established in 2013. It's located in a 3 story medical professional building. 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. **New installed PAPAYA Panoramic unit.** It's computerized with Eaglesoft software. **Pre-Covid grossed \$521K in 2019 and projecting approximately \$618K for 2021. Buyer's net of \$237K. Currently averaging approx. \$51K/mo.** Located on Major Street with heavy traffic flow. Next to residential area and across from a hospital. 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. **Currently averaging approximately \$25K/mo.** 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.**

LAWNDALE (GP + Real Estate) - Long established General practice with 8 equipped operatories located in a single free-standing building. **A second free-standing building on the same APN is revenue-generating with a long-term tenant. The entire parcel is available for purchase, or you can remain a renter.** 100% Patient Referral. Seller works 1.5 days/wk with Associate 2 days/wk and 4 days/wk of hygiene. See approximately 16-20 new patients/mo. Cash/PPO/Some Denti-cal. **Pre-Covid grossed \$766K in 2019, and in 2021 has recovered Post-COVID 99.34%. The practice is currently averaging approximately \$63K/mo.** Please contact your CPS Broker for more details. **Property ID #5347.**

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Juana Dominguez
Executive Administrator

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. **Pre-Covid 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. **Pre-Covid grossed approximately \$539K in 2019. Buyer's net of \$175K. Currently averaging approx. \$30/mo.** The practice consists of 3 equipped operatories and 2 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.**

PALMDALE – Established in the 1960's, this practice is located in a 2 story building. Seller is currently working 3 days/wk with 4 days/wk of hygiene. Sees approximately 10-11 new patients/mo. PPO and Cash Only. 100% patient referral. Consists of 5 equipped operatories with DentMax software. **Projecting approximately \$641K for 2021. Averaging approximately \$53K/mo.** Contact your CPS Broker for more information. **Property # 5360.**

RESEDA – Price Reduced!! 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. **Projecting approximately \$889K for 2021. Buyer's net of \$446K. Currently averaging approximately \$74K/mo.** 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.**

SOUTH BAY - Established in 2011, this General Practice is located in a busy retail shopping center next to a Starbucks with heavy traffic flow. It's on a busy intersection. Has a great signage. The practice consists of 3 equipped operatories in a 1,500 sq. ft. suite. It's computerized with Open Dental software and digital X-ray. The seller is currently working 3.5 days/week and sees approximately 12 new patients per month. PPO, Some Union & Cash. **Grossed \$702,979 in 2019 and projecting approximately \$876K for 2021. Currently is averaging approximately \$61K monthly. Buyer's net of \$291K.** Great opportunity. Please contact your CPS Broker for more information. **Property ID #5355.**

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. **Pre-Covid grossed \$823K in 2019 and projecting approximately \$1.1M for 2021. Buyer's net of \$628K. Currently averaging approximately \$92K/mo.** Beautiful office with 36 years of goodwill. Please contact your CPS Broker for more details. **Property # 5337.**

WHITTIER – Price Reduced!! This General Practice established in 2010 and is located in busy shopping center on a busy street. **Projecting approx. \$2M for 2021. Buyer's net of \$632K.** This practice consists of 7 equipped operatories with Dentrux 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.**

WILMINGTON (Turn-Key) - 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. New Practice Web software. Please contact your CPS Broker for more information. **Property ID #5334.**

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 area 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. **Currently averaging approximately \$34K/mo. Buyer's net of \$185K.** Great opportunity. Please contact your CPS Broker for more information. **Property ID 5341.**



Fred Vuittonet, V.P.
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BUENA PARK - COMING SOON!

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 Dentrax 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. **Pre-Covid grossed \$815K in 2019 and projecting approximately \$846K for 2021. Buyer's net of \$173K. Currently averaging approximately \$70K/mo.** 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.**

IRVINE - General Practice + Specialty established in 2011 located 3 story building. Seller is currently working 2 days/wk with GP 5 days/wk, Hygienist 2 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 Dentrax software. **Pre-Covid grossed \$1.1M in 2019. Averaging approximately \$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. **Pre-Covid grossed \$1.4M in 2019 and projecting approximately \$1.5M. Net of \$454K. Currently averaging approximately \$120K/mo.** 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. **Currently averaging approximately \$40K/mo.** Remodeled in late 2018. Great practice. Please contact your CPS Broker for more information. **Property ID #5354.**

WESTMINSTER – Established in 1992, this general practice is located in a busy plaza and anchor grocery store and restaurants in the heart of Little Saigon district. Has ample parking. Lots of foot traffic. The office consist of 3 equipped operatories in a 960 sq. ft. suite. Has low rent for the area. The retiring seller is currently working 3.5 days/wk and sees approximately 10-15 new patients/mo. PPO/Cash/Denti-cal. **Pre-Covid grossed \$876K in 2019. Currently averaging approximately \$45K in monthly revenue.** Please contact your CPS Broker for more information. **Property ID #5358.**

RIVERSIDE & SAN BERNARDINO COUNTY LISTINGS

APPLE VALLEY (Turn-Key) – Established in 1989, this GP is located in a single story building. **Seller is open to selling the condo suite.** 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. **Pre-Covid grossed \$317K in 2019 and projecting approximately \$353K for 2021.** **Property ID 5342.**

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Lic #00901038

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. **Pre-Covid grossed \$678K in 2019 and projecting approx. \$698K for 2021. Buyer's net of \$260K. Currently averaging \$58K/mo.** Great practice opportunity to own the practice and building. Please contact your CPS Broker for more information. **Property ID #5340.**

UPLAND – This General Practice has over 13 years of goodwill to offer and it's located in an 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. **Pre-Covid grossed \$978K in 2019. Buyer's 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. **Current averaging \$33K/mo. Projecting approximately \$406K for 2021.** Seller will concentrate on other business. Please contact your CPS Broker for more details. **Property ID #5336.**

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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. **Pre-Covid grossed \$2.2M in 2019 and projecting approx. \$2.3M for 2021. 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. **Projecting approx. \$849K for 2021. Net of \$262K. Currently averaging approximately \$70K/mo.** Please contact your CPS Broker for more information. **Property ID #5348.**

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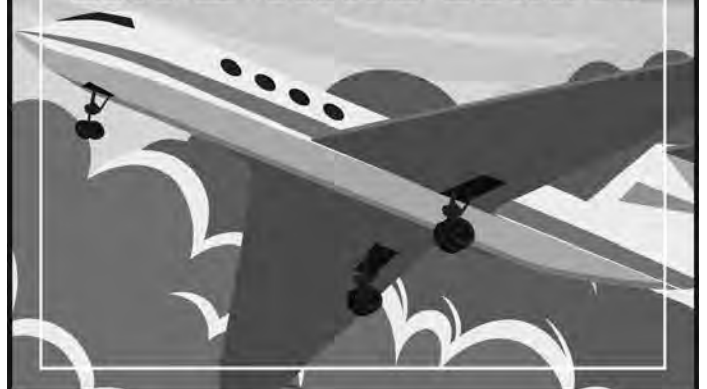
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ARCADIA - NEW LISTING - General Dentistry practice with 4 Ops and 1-2 hygiene days per week with a dedicated staff and a wonderful reputation in the community. 2020 GR of \$300K, with upside potential by keeping specialties in-house. Office has older equipment, ready for a buyer to outfit and modernize it to their liking. Retiring seller. #CA2642- Kerri McCullough - 949-300-0312 <http://www.HenryScheinPPT.com/CA2642/>

BAKERSFIELD - NEW LISTING - 5 equipped Ops, over 30 years/goodwill, 2 Associate Dentists, Collections in 2020 \$1M+. 6 days of hygiene per week, digital X-Ray, Medical/Dental area. #CA2587- Steve Caudill - 951-314-5542 <http://www.HenryScheinPPT.com/CA2587/>

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 <http://www.HenryScheinPPT.com/CA1274/>

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 \$1.1M+ 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 <http://www.HenryScheinPPT.com/CA674/>

COASTAL LOS ANGELES COUNTY - NEW LISTING - 3 Op general practice is on a major road in a beautiful coastal location. The office boasts a modern design in a bright, airy space that shows as brand-new. The practice is paperless, utilizing a Digital Pan/Ceph and EagleSoft PMS. Seller refers out Perio, Implants, Endo, and OS and is not a Delta Premier provider. There are 1.5 days of hygiene per week. 2019 Gross Receipts of \$863K and a strong post-COVID recovery in 2020. #CA2489- Kerri McCullough - 949-300-0312 or Jaci Hardison - 714-318-4911 <http://www.HenryScheinPPT.com/CA2489/>

CORONA - 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 <http://www.HenryScheinPPT.com/CA2002/>

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 <http://www.HenryScheinPPT.com/CA685/>

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 <http://www.HenryScheinPPT.com/CA673/>

INDIO - NEW LISTING - Well-established 4 Op office, in a 1,250 sq. ft. suite located in a single-story medical/retail center with free onsite parking and street signage. Practice utilizes digital x-rays, CEREC with milling unit and porcelain oven. GR of \$746K in 2019 and \$535K in 2020. Practice has 27+ years of goodwill, averages 7 days of hygiene per week, and Doctor is booked 3 to 4 weeks in advance. Great opportunity, strong dental/medical market. #CA2619- Steve Caudill - 951-314-5542 <http://www.HenryScheinPPT.com/CA2619/>

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 <http://www.HenryScheinPPT.com/CA671/>

LOS ANGELES - NEW LISTING - Cash and PPO office in a great downtown LA location. 3 Ops with low rent! The practice is all digital and includes scanner and lasers. 2020 GR of \$299K on 2 days a week. Highly desirable location. #CA2493- Jaci Hardison - 714-318-4911 <http://www.HenryScheinPPT.com/CA2493/>

LOS ANGELES - 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- Jaci Hardison - 714-318-4911 <http://www.HenryScheinPPT.com/CA1681/>

ORANGE COUNTY - 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- Jaci Hardison - 714-318-4911 <http://www.HenryScheinPPT.com/CA1728/>

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ORANGE COUNTY - Price Reduced - 4 Ops+2 add'l spaces plumbed to expand, 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 <http://www.HenryScheinPPT.com/CA1676/>

OXNARD - 7 Ops, very nice office, office building, 2nd floor. Bought practice in 1996, paperless practice with 15 work stations, digital, 11 days hygiene per week, 2019 GR of \$955M. #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 <http://www.HenryScheinPPT.com/CA1164/>

PALM DESERT - Our seller is ready to retire and has been established in the same building for over 27 years. This is a high-end patient base with continued growth, taking care of the local year-round population and the Snow Birds who live here 6 months per year. The 4 Op practice is located upstairs with beautiful views from almost every room for the patients to enjoy. Our seller refers most of the specialty work, great opportunity for the next owner to grow the practice. 2019 GR \$809K working only 16 days per month with low overhead. #CA691- Kerri McCullough - 949-300-0312 <http://www.HenryScheinPPT.com/CA691/>

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. Detric, Digital X-ray, Intra-Oral Camera, CT Scan, and Genie Dental 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 in. Nicely appointed and excellent opportunity for a growing area in Southern CA. #CA596- 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- Jaci Hardison - 714-318-4911 <http://www.HenryScheinPPT.com/CA637/>

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 \$1,050,000. The area has easy access for patients to walk from the adjoining neighborhood. #CA1050- Kerri McCullough - 949-300-0312 <http://www.HenryScheinPPT.com/CA1050/>

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

SANTA BARBARA - NEW LISTING - 4 Ops in a beautiful setting. Our seller is ready to start a new adventure outside of California. Digital, FFS with long-term, dedicated staff, and a strong hygiene schedule. There is strong sense of community, room to grow with specialties and the patient base is in the top 10% of income in the US. Practice consistently collects over \$1M/yr. with a very manageable overhead. We are excited to share this exceptional opportunity with you. #CA2531- Kerri McCullough - 949-300-0312 <http://www.HenryScheinPPT.com/CA2531/>

SAN DIEGO

LA MESA - 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 \$600K 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 <http://www.HenryScheinPPT.com/CA1465/>

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 second year-over-year collections. Highly desirable area of San Diego. 2019 GR \$881K. #CA1601- Russell Okihara - 619-694-7077

SANTEE - NEW LISTING - Rare Opportunity to own a practice and property. General practice with 7 Ops, Digital X-Rays, Pan, and Detric. In an excellent location with ample parking and visibility. 4,600 sq. ft. stand-alone building is also for sale. Practice is in a growing community with many years of goodwill. #CA2549- Russell Okihara - 619-694-7077 <http://www.HenryScheinPPT.com/CA2549/>

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 <http://www.HenryScheinPPT.com/CA1218/>

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

GREATER STOCKTON - 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 <http://www.HenryScheinPPT.com/CA2006/>

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NORTHERN CALIFORNIA

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 <http://www.HenryScheinPPT.com/CA1389/>

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 <http://www.HenryScheinPPT.com/CA1624/>

MODESTO AREA: PRICE REDUCED! 5 Ops, 62 years goodwill in established neighborhood. Dentrux, Dexis, Hard/Soft Tissue Laser, Digital Pano, and much more. 8 days of hygiene per week, booked 3+ months out. Practice open only 3 days/wk. 2018 and 2019 GR \$1.1M+ and post-COVID production since June is trending at 80% of 2019 production. Dental Condo for sale or lease with upstairs bonus rooms and seller may consider some SELLER-FINANCING. #CA635- Jay Harter - 916-812-0500 <http://www.HenryScheinPPT.com/CA635/>

MONTEREY - NEW LISTING - 4 Ops with paperless charts, Digital x-rays and Pano. 2019 GR of \$1.1M+ with Adj. Net of over \$450K. Post-Covid revenue has grown even more! Real Estate also for sale in this lovely coastal area. Non-Delta Premier office, FFS and a few PPOs. #CA2614- Jim Engel - 925-330-2207 <http://www.HenryScheinPPT.com/CA2614/>

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

ALAMEDA - 4 Ops in a busy shopping center location. 29 years goodwill. 2019 GR \$246K on 27 hrs/wk. Room to grow! Owner is retiring, will help with smooth transition. Great upside potential for first time buyer or satellite office. #CA1268- Jim Engel - 925-330-2207 <http://www.HenryScheinPPT.com/CA1268/>

DAVIS/WOODLAND AREA - 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 <http://www.HenryScheinPPT.com/CA1732/>

EAST BAY AREA PEDO - NEW LISTING - Well-established Pedo practice with 8 Ops, Digital, plumbed for nitrous, Digital Pano and a high NP count. Associate-driven practice with Delta PPO. 2019 GR \$832K on 3-4 days/wk, 2020 Production \$560K. #CA2523- Jay Harter 916-812-0500 <http://www.HenryScheinPPT.com/CA2523/>

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 <http://www.HenryScheinPPT.com/CA656/>

FAIRFIELD AREA - Great production numbers at this single-practitioner, high-traffic count location that shows as a high-end practice. Surrounding area in constant growth with new housing. 38+ years of Goodwill in a 3,000 sf office with 7 Ops, Dentrux, 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 production was 80% of 2019. Seller can work back for a short term to assist with transition. #CA1824- Jay Harter - 916-812-0500 <http://www.HenryScheinPPT.com/CA1824/>

FOLSOM/EL DORADO HILLS AREA - Beautiful, modern office in a highly desirable and growing area. This high traffic-count location is in 3,000 sf office with 44+ years of Goodwill. 4 equipped Ops plus 1 add'l, Pan stream, 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 SACRAMENTO - Attractive paperless GP in high-end retail area with 30 years goodwill. 5 Ops in 1,619 sq. ft., Digital and I/O Camera. 4 Hyg days/wk is 31% of production. Most specialties referred. 2019 GR \$725K and 2020 Production \$781K on 32 hrs./wk. Seller can work back after sale. #CA2465- Jay Harter - 916-812-0500 <http://www.HenryScheinPPT.com/CA2465/>

GREATER SONORA AREA - 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, Dentrux, 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 <http://www.HenryScheinPPT.com/CA1713/>

LAKE TAHOE AREA - Rural lifestyle GP practice away from the city in outstanding and growing resort community, with a multi-tenant investment dental office building available. 37+ years of Goodwill in 1,586 SF w/4 Ops, Softdent w/7 workstations, fiber optics, Dexis Platinum digital sensors, & intra-oral cameras. Seller reports over 1,500 active patients in past 18 months, average 10 - 12 NP/mo., 5 - 6 Hygiene days/week, booked ~6 mo. in advance, & Dr. schedule booked ~3 wks. in advance. Room for growth w/most specialties referred out. 2019 GR \$759K on 32-hour week. 2020 GR \$648K. Dental office building with stable multi-tenant to help cover facility expenses, also available for sale with practice. #CA1715- Jay Harter 916-812-0500 <http://www.HenryScheinPPT.com/CA1715/>

LAKE TAHOE AREA - Wonderful resort and waterfront located GP dental practice in an attractive and professional-looking building with operatories and a deck overlooking Lake Tahoe. Over 43 years of Goodwill established, 2,100 sq. ft. suite, good hygiene recall patient base with 6 hygiene days/week. Seller reports only 34 total Delta Premier patients. 5 Ops (with a 6th plumbed), 2 Intra-Oral Cameras, 2 Schick digital sensors, CAESY Patient Ed Software, Polaroid Imaging System, the Wand, Zoom Laser Whitening, and a film-based Pano. Good opportunity for a new GP to grow endo, implant, and ortho. Practice asking price is below recently obtained professional valuation. 2019 GR \$685K on only 22 Dr. hours per week. #CA608- Jay Harter 916-812-0500 <http://www.HenryScheinPPT.com/CA608/>

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 <http://www.HenryScheinPPT.com/CA1139/>

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NORTHERN CALIFORNIA PERIO - Perio practice in a beautiful Northern CA area, in business for 28 years. 4 Ops with consultation room in a 1,400 sq. ft. facility, off 101 freeway. Upgraded technology including Digital x-ray, CBCT Pano x-ray, LANAP, IV Sedation, and paperless with Eaglesoft. Increasing revenue over the years. 2019 GR above \$900K. Averaging 20 NP/mo., drawing from a large geographic area with few periodontists in the region. The seller is offering a smooth, supportive transition. #CA1553- Gina Miller - 707-391-7048 <http://www.HenryScheinPPT.com/CA1553/>

NORTHERN SACRAMENTO - 5 Ops in busy retail shopping center. Digital x-rays, strong hygiene program and high NP count. Room for growth keeping specialties in-house. 2019 GR \$766K and 2020 was \$900K. Seller can work back to assist if needed. #CA2464- Jay Harter 916-812-0500 <http://www.HenryScheinPPT.com/CA2464/>

NORTHERN SACRAMENTO - 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, Dentrix 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 <http://www.HenryScheinPPT.com/CA1745/>

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 <http://www.HenryScheinPPT.com/CA1380/>

REDDING AREA - PRICE REDUCED BY OVER \$40K UNDER APPRAISED PRICE! Modern GP Practice in a busy part of town with 7+ years of Goodwill. 5 Ops, 4 equipped, Dentrix, Intra-Oral Camera, Digital Sensor, Digital Pano, and newer CEREC (with CEREC-trained staff). Average 23 NP/mo. with no marketing and very little social media with 5 days of hygiene/week. Most Specialties are referred out. 2019 GR \$558K on a 32-hour work week. Seller can work back P/T if needed. #CA1742- Jay Harter - 916-812-0500 <http://www.HenryScheinPPT.com/CA1742/>

SAN FRANCISCO PEDO - NEW LISTING - 3 Ops, 2 Equipped, 1 plumbed with low rent including utilities. Established 24 years in busy area near schools and residential. Paperless, digital x-ray, and Pano. Great first practice or satellite office. GR \$393K. #CA2488- Gina Miller - 707-391-7048 <http://www.HenryScheinPPT.com/CA2488/>

SAN JOSE - NEW LISTING - A great opportunity awaits if you would like to own your practice and the real estate. Growth opportunity in this 3 operator general practice which boasts a modern design, open concept, and desirable location with ample parking. Call now for details, this will not last long. 2019 GR \$374K. #CA2613- Kim Ta - 408-687-5001 <http://www.HenryScheinPPT.com/CA2613/>

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. Dentrix, 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 <http://www.HenryScheinPPT.com/CA1817/>

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 <http://www.HenryScheinPPT.com/CA1140/>

SAN JOSE - 6 equipped Ops and 2 add'l available. Dentrix, Dexis Digital x-rays and Digital Pan. 2019 GR \$745K. Beautiful general practice located in high traffic retail plaza. Spacious with equipment less than 10 years old. 2019 GR \$745K. #CA600- Kim Ta - 408-687-5001 <http://www.HenryScheinPPT.com/CA600/>

SAN RAMON FACILITY ONLY - NEW LISTING - Facility only sale in highly desirable Bishop Ranch. 5 Ops in 1,800 sq. ft. and great exposure. Digital x-ray, digital pan, Diode laser, and IO Camera. Open Dental with 10 computers in bright, modern design. Opportunity to build a successful \$2M per year practice! #CA2588- Jim Engel - 925-330-2207 <http://www.HenryScheinPPT.com/CA2588/>

SONOMA COUNTY - NEW LISTING - 4 Ops in a spacious layout located in the heart of the area off a main highway. Est. 22 years with 5-star Google reviews. Paperless with CEREC, Surgical Microscope, Soft tissue laser, and more. 2019 GR of \$782K with 6 days of Hygiene, 2020 production has normalized nicely post-COVID. Retiring seller, offering smooth transition and negotiable rent of seller-owned property. #CA2594- Gina Miller - 707-391-7048 <http://www.HenryScheinPPT.com/CA2594/>

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 <http://www.HenryScheinPPT.com/CA544/>

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 Dentrix. 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 <http://www.HenryScheinPPT.com/CA645/>

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 with Dentrix 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

BIG ISLAND, HAWAII - NEW LISTING - General Practice with retiring seller and many years of goodwill. 3 Ops, non-digital, in an excellent location with the rare option to purchase the office space. Excellent opportunity for growth. #HI1929- Russell Okihara - 619-694-7077 <http://www.HenryScheinPPT.com/HI1929/>

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 <http://www.HenryScheinPPT.com/OR1550/>

SOUTHERN OREGON - NEW LISTING - This quaint general practice is in an ideal location with great visibility in a highly desirable town. 4 Ops with room to grow the practice adding days and specialty procedures. Open for 31 years, 22 in the same location. Eaglesoft PMS and Schick sensors in all Ops. 2019 GR \$368K on 3 doctor/3 hygiene days. 2020 GR \$276K due to COVID but has recovered nicely. #OR2574- Jessica Burbon - 503-332-6462 <http://www.HenryScheinPPT.com/OR2574/>

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. Dentrix, Dexis Digital x-rays, intra-oral, Pano. 2019 GR \$598K. #OR115- Jessica Burbon - 503-332-6462 <http://www.HenryScheinPPT.com/OR115/>

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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

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6103 - Culver City Near MDR Seller bought from PPS in Apr 1979, two prior DDS started in 1950's Senior Seller gr \$853k 2019, referred out 148 cases incl 55 Endo 28 Perio, 60 OS & Implants a 5 star DDS Loyal Patients. Tom Fitterer PPS 714-345-9659

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looking for an associate general dentist for a private and friendly office in Bakersfield, CA. Starting with 2 days a week with potential of 4 days a week in future. Also the potential to take over the office in a few years. Compensation would be daily guarantee plus percentage of production. The office accepts PPO and private insurances and no HMO'S. please send resume to htnhosseini5@gmail.com or call 661-444-1218

6104 - Palm Desert Store Front on (111) grossing \$280k 2018 and 2019 rent 2000, Most all Hispanic Patients 4 ops 2 equipped asking \$165k low overhead one sharp bilingual Asst with DDS can run office semi retire wrk 2 or 3 dys Tom Fitterer PPS 714 345 9659

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Bakersfield Practice & Building for Sale. Over 16 years of Goodwill. Cash/PPO/HMO. No Promotion. Very stable income over \$500k. Large facility. Very loyal patients. Excellent fit for multi-specialty group Long-term staff in-place. Contact Email- kamen55@yahoo.com

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BAKERSFIELD GP FOR SALE - 6 Ops + RE, Digital, 6 days Hyg/wk. 2019 GR \$600K. HSPPT- Kerri McCullough-949-300-0312 #CA1274 <http://www.HenryScheinPPT.com/CA1274/>

FRESNO - (5) op comput G.P. in a free stand bldg., 2019 Gross Collect \$1.0M+. Cash/PPO/Denti-Cal pts. Seller retiring. REDUCED D&M Practice Sales (818) 591.1401

LAGUNA BEACH PRACTICE FOR SALE - 3 operatories grosses \$800,000/yr digital xrays and Dentrux - rent only \$2900/mo Thomas & Fees Practice Sales (714) 544-4341

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Dental Implants 4 SALE! Retired Periodontist selling 21 Zimmer/Biomat and 3 Implant Direct, assortment sizes of new in-package sterile fixtures. Purchased last year. Tapered Screw vent compatible. Mostly 3.5 Green-platformed ones with 2 narrow, one medium 4.5 platform (purple) and a few wide platforms, 5.7 and 6.0. (gold/yellow). \$250/fixture new, selling all for \$150 each. \$3600.00 for all, OBO. Make me an offer!

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

GENERAL DENTIST ASSOCIATE FULL TIME NEED IN BAKERSFIELD, SALARY A YEAR \$120,000 TO \$200,000, HEALTH INSURANCE, RETIREMENT PLAN, PLEASE SEND CV AT luisnico1@hotmail.com

SAN DIEGO - Luxurious GP/Spec. office in downtown; Proj. approx. \$2.3M for 2021. NET \$651K. Prop. ID #5332. California Practice Sales. Phone: 714-639-2775

6106 - Santa Clarita FANTASTIC LOCATION 70,000 autos pass intersection daily. Intersection services 7 cities in Antelope Valley. Prior practice grossed near \$2 million here. Bargain at \$ \$250k Call Tom Fitterer PPS 714-345-9659

Alturas dental office, 2op, plumed for 1 add grossed over 500K with 2-3days work, low overhead, less competition Doctor retiring option to buy or partnership call 530-640-1749

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PRACTICE FOR SALE IN VISALIA: The office is fully computerized and digital, and operates with the Eaglesoft practice management software. This primarily FFS practice grosses approximately 650K and generates approximately 9 new patients per month. The practice is located in a great community in which to live and practice dentistry. Building also for sale. to: centralvalleydds@gmail.com



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LOS ANGELES/VENTURA/KERN COUNTY

ARCADIA

4 ops. in a 1,280 sq. ft. suite located in a multi-story, state of the art, professional building with a large parking lot. Rent is ~\$5,001/month. **Beautiful, modern suite** that has Dentrux software, Intra Oral Camera, Digital x-ray, and equipment that averages 6 years old. Collected \$412,085 in 2019, \$304,483 in 2020, and is projecting \$331,664 for 2021 on a minimal schedule. The practice has the opportunity to be open full time and recapture income currently being referred out.

BEVERLY HILLS - NEW LISTING

3 eq. ops. in a 750 sq. ft., efficient, beautifully designed, digital suite located in a 4 story professional building adjacent to Beverly Hills & West Hollywood. Rent is ~\$3,300/month and includes parking and utilities. Large windows with nice views. **100% CASH PRACTICE.** Patients accept suggested treatment plans. The practice is open 2 days a week with an Associate in place and has the potential to be open more. **Collected \$469,634 in 2019 and \$335,015 in 2020.**

BURBANK - UNDER OFFER, BACK UP OFFERS ENCOURAGED

4 eq. ops. in a 1,530 sq. ft. suite located in an 8 story professional building convenient to the 5 freeway. **Amazing floor to ceiling windows throughout the suite.** 18+Years of Goodwill. Rent is \$4,902/month. Seller is moving out of the state. Collected \$677,618 in 2020. **50% Cash/ 50% PPO Income Stream.**

CERRITOS - UNDER OFFER, BACK UP OFFERS ENCOURAGED

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!**

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. **\$55,000!**

LOS ANGELES (90048) - NEW LISTING

3 eq. treatment rooms & 1 plumbed not eq. treatment room in a 1,000 sq. ft. suite with beautiful 11th floor views. Bright, clean, well designed office. **Lease is negotiable at \$3,787/mo** and includes utilities. **51 Years of Community Goodwill.** Solid, Established Patient Base. State of the Art Suite with Dentrux G7 Software, Digital Xray, and Intra Oral Camera. **60% PPO and 40% Cash Practice.** Collected \$602,236 in 2019, \$470,691 in 2020 and Projecting ~\$590,517 for 2021.

"We had the practice listed with another broker. Greg and Ellen were able to get the job done and sell the practice while navigating the hurdles of lending during Covid. They had an offer for us a little over a month after the advertising began. The buyer is a perfect fit and overall the transaction ran very smoothly."

Dr. Hakimi Simi Valley



Ellen Wood

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SANTA MONICA - RECENTLY REDUCED

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. **\$89,500 OR BEST OFFER!**

SIMI VALLEY - UNDER OFFER, BACK UP OFFERS ENCOURAGED

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, \$125,988 in 2020, and is projecting \$147,133 in 2021 on a minimal schedule with no advertising in place. The practice has the potential to grow with additional hours and advertising. \$74,500!

TORRANCE

This is one of those "finds" in one of the prime areas of Los Angeles county. **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 of \$1M+. Priced to sell \$875,000!

WALNUT/DIAMOND BAR GP - UNDER OFFER, BACK UP OFFERS ENCOURAGED

Location, Location, Location!

The practice is located on a very busy street in a major strip center close to the 60 freeway with excellent signage and visibility. 2 eq. treatment rooms and 1 plumbed not eq. treatment room in a 1,100 sq. ft. suite. Rent is very reasonable at \$3,850/month. 30+ years of area Goodwill. Retiring seller. New Flooring and compressor just put in. **Collected \$271,748 in 2019, \$225,258 in 2020 (closed 9 weeks) and is projecting \$264,,076 for 2021. \$125,000**

WEST COVINA

4 eq. treatment rooms in a 1,084 sq. ft., clean, organized, bright suite located in a Medical, Professional building. CCRs limits 4 GPs in the building. Super location with plenty of patient parking. Rent is \$3,300/month. 24 Years of Goodwill. **Retiring Seller.** ~600 Active Charts. Collected \$189,499 in 2019 and \$146,586 in 2020 on a part time schedule. \$63,000!

WHITTIER

3 eq. ops. in a 1,300 sq. ft. suite located on Telegraph in a single story, busy, strip center with 30+ Years of Community Goodwill. Retiring Seller with excellent area reviews. 100% Cash income stream. Collected \$168,503 in 2019, \$98,143 in 2020 (closed 4 months) and Projecting \$157,416 for 2021. **\$104,500**

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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 - UNDER OFFER, BACK UP OFFERS ENCOURAGED
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 review and presence. **Rent is only \$1,943/month**. PPO/CASH income stream. **Retiring Seller. Solid, Generational Patient Base**. Collected \$568,830 in 2019 and ~\$423,317 in 2020.

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.

ANAHEIM - UNDER OFFER, BACK UP OFFERS ENCOURAGED
5 eq. ops. & 2 plumbed not eq. ops. in a 2,000 sq. ft. suite located in a busy, single story, strip center on a major street with large pole signage and visibility. Established as a dental practice for 20+ years. Clean, Modern, Bright Suite w/ a reasonable rent. **A must see!** Leasehold Improvements & Equipment Only

ANAHEIM ORTHO/GP - NEW LISTING W/ REAL ESTATE FOR SALE

5 ops. with 4 chairs that have half walls between the ops. & 2 private, enclosed, eq. ops. in a 1,800 sq. ft. suite located in a single story, free standing building on a very busy corner. Amazing exposure and pole signage! Convenient to the 5 freeway. **Retiring Seller**. Easy Dental Software, Digital Pano & Ceph w/ 2 sensors, and equipment that averages 9 years new. **Collected \$900,787 in 2020 (closed 3 months)!**

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, wall coating, 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.**

COSTA MESA - NEW LISTING

3 eq. ops. & 1 plumbed not eq. op. in a 1,250 sq. ft. suite located in a two story Medical building convenient to the 55 freeway. **Rent**

is \$2,800/month. 10 Years of Goodwill. Camsight Software, Digital X-ray, and equipment that is in excellent condition. Seller would like to concentrate on his practice in Redlands and teach. Leasehold Improvements & Equipment Only \$63,500!

GARDEN GROVE - NEW LISTING

7 eq. ops. in a 2,400 sq. ft., spacious, bright suite located in a busy, mixed use plaza on the corner of two main streets in the area. Rent is \$5,000/month. **All digital, recently remodeled suite** that is plumbed for N2 and offers Dentrux software, security system, tvs in all ops., Belmont chairs/deliveries/lights, Pano, Sterilizer, and more. Patient Charts included but not guaranteed. The Practice has the potential to be open more. **A must see to appreciate!**

GARDEN GROVE - NEW LISTING

4 eq. ops. in a 1,600 sq. ft. suite located in a single story, professional, strip center on a very busy street convenient to the 405 freeway. Rent is \$3,200/month. **Retiring seller**. Generational, solid, blue collar practice. No advertising in place, just word of mouth. 80% PPO and 20% Cash Income Stream. Collected \$297,902 in 2019 and \$287,010 in 2020 on a 3 day work week. \$160,000!

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 - UNDER OFFER, BACK UP OFFERS ENCOURAGED

3 eq. ops. in a 1,525 sq. ft., recently remodeled, nicely designed suite located in a professional building that offers covered parking, Doctor designated parking, and a large balcony. **Rent is very reasonable at \$4,773/month**. Seller purchased the practice in October 2020 but has decided to move out of state. **Established as a dental practice for over 23 years**. Patient Charts included but not guaranteed. **A must see to appreciate! \$195,000!**

IRVINE - NEW LISTING

4 eq. ops. & 2 plumbed not eq. ops. in a 1,200 sq. ft. suite located in a single story, busy, **strip center** off the 5 freeway. Rent is \$6,200/month. Landlord is not the Irvine Company. **15 Years of Goodwill**. EZ2000 Software, newer equipment, Digital Xray. Absentee owner with quality staff/associates in place. **Projecting ~\$933,720 for 2021**, collected \$629,109 in 2020, and \$709,153 in 2019.

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 \$2,700/month; **Low Overhead!** Attracting ~35 new patients/month. 37% PPO, 33% CASH, 30% MEDICAL Income Stream. **Collected \$968,292 in 2019, \$800,429 in 2020, and is projecting \$874,944 for 2021. \$799,000!**

Exciting News!

I'm excited to announce the addition of Paul Yuan, licensed real estate agent. Paul joins our team with over 20 years of dental management experience, including his successful time at 3M ESPE, regional management at Pacific Dental Services and being the most requested dental transition consultant in Southern California. His addition will ensure that both buyers and sellers have a smooth transition because of his proactive and detailed approach to the process. Please contact him today if you have any questions regarding buying or selling a dental practice!



Paul Yuan

909-714-2265

20 Years of Experience in the Dental Industry

DRE License #02140802

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NEWPORT BEACH – NEW LISTING

4 ops. in a 1,600 sq. ft. suite located in a single story, busy, strip shopping center off two major streets. Amazing location close to all area amenities (beach, shopping, dining, fine arts, performing arts+). Leasehold Improvements & Equipment Only

ORANGE - NEW LISTING

3 eq. treatment rooms, 4 plumbed not eq. treatment rooms, and a plumbed open bay that can accommodate 3 chairs in a 2,775 sq. ft. suite located in a single story, free standing building with 12 parking spaces. Retiring seller will offer the 1st right of refusal on the building and negotiate a new lease ~\$5,400/month. Suite was remodeled in 2005 and has Open Dental Software, Digital Xray, Intra Oral Camera, and more. Approximately 200 patient charts included but not guaranteed. Untapped potential, Room for growth and would make a great multi-specialty practice!

TUSTIN - RECENTLY REDUCED

3 eq. ops. in a 1,100 sq. ft. suite located in a busy, single story, strip center off the 5 freeway. Starbucks is one of the anchor tenants. Nicely designed, bright suite. **Rent is \$4,100/month (negotiable) and includes utilities.** History of collecting over \$200,000 on a minimal schedule. **Practice has the potential to be open more. Patient Charts included but not guaranteed. \$79,999**

SOUTH ORANGE COUNTY PERIO - UNDER OFFER, BACK UP OFFERS ENCOURAGED

4 eq. ops. in a 1,100 sq. ft., recently remodeled suite located in a two story, professional building convenient to the 5 freeway close to area amenities. Rent is \$3,600/month and includes utilities. **Retiring Seller** currently works 2-3 days a week. 85% Cash/15%PPO Income Stream Collected \$724,455 in 2019, \$575,243 in 2020, and projecting \$739,852 for 2021.

YORBA LINDA

5 eq. ops. & 1 plumbed not eq. op. in a 1,872 sq. ft. suite located in a single story, community established, well maintained building with excellent visibility on a very busy street. Plenty of workspace and storage. **High end, generational practice with a solid patient base that accepts suggested treatment plans.** Knowledgeable staff. **56% PPO & 44% CASH** Income stream. **The practice has a history of collecting \$800,000+ a year.**

SAN BERNARDINO / RIVERSIDE COUNTIES

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! \$135,000**

RANCHO CUCAMONGA - NEW LISTING

Seller was so successful at this busy location that he out grew the space and needs to relocate. **3 eq. ops. in a 1,100 sq. ft. suite** located in a frequented, single story, strip center off historic route 66.

Established as a Dental practice since 2018. **Rent is ~\$3,600/month** and the landlord is easy to work with. Dentrix Software, Digital Xray, **Chairs that are ~1.5 years old**, Deliveries, Compressor/Vacuum, and more stays. Leasehold Improvements & Equipment Only

RANCHO CUCAMONGA - UNDER OFFER, BACK UP OFFERS ENCOURAGED

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. **\$89,500**

REDLANDS - UNDER OFFER, BACK UP OFFERS ENCOURAGED

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 - RECENTLY REDUCED

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. Leasehold Improvements and Equipment Only **\$27,500!**

SAN BERNARDINO - NEW LISTING

4 eq. ops. in a 1,400 sq. ft. suite located in a community established Medical building on the corner of two busy streets convenient to the 10 freeway. 37 Years of Goodwill. **Retiring seller** currently works 3.5 days/week. Rent is only \$1,500/month-**Low Overhead!** Collected \$324,258 in 2019 and ~\$275,000 in 2020 (closed 12 weeks). **\$196,000!**

SAN JACINTO

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. Patient Charts Included but not guaranteed. **Recently Reduced \$59,500.**

TEMECULA - NEW LISTING

4 ops. in a 1,800 sq. ft. suite located in a two story medical building convenient to the 15 freeway and close to all area amenities. **Beautiful area to live/work.** Rent is \$3,500/month. **Digital Suite w/ Eaglesoft, Intra Oral Camera, Picasso Laser, and more.** **Retiring seller** that currently works 4 days a week. 19 years of community goodwill. Excellent online reviews. **PPO Insurance/ Cash Income stream.** Solid staff and patient base. **Collected \$561,146 in 2019, \$485,877 in 2020 and Projecting ~\$644,104 for 2021.**

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COASTAL SAN DIEGO - Beach area, easy access. 4 ops. 75% FFS collections. Rev \$540k www.ddsmatch.com 855-546-0044

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Medical/Office Space Available On Busy Intersection in Montebello. Successful GP owns medical office building & has 1200 sqft available on first floor. Established in 1979 this location has strong goodwill and potential for a new tenant. Call 3108907244

Wanting to purchase 3-4 op practice with lease of 2500k or lower. Ideally- sell of practice 150k or less. LA Area RayJMaz85@gmail.com

DENTAL ASSISTANT needed PT/FT Glendale office Fax resume 818-240-3758

STEAL MY PRACTICE. Sacramento, Broker says it's worth \$250K to \$280K. \$175K and it's yours. Highly motivated seller. Need to get on the water. All PPO and cash, no hmo or welfare. \$350 to \$400K per year on a part time schedule. I refer out a lot of stuff. 916-955-3294 drbrianbolstad@comcast.net

Woodland Hills - 4 Lease dental space(5) ops + lab 1,931sf good cond. + equip. Christian Hayes, SVN, 818.324.5386 CA DRE Lic.01115674

CBCT, looking to purchase a used CBCT, if you have one need to sell pls txt 949-424-5411. Thx u

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

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.

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. Dentrux 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

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.

Calabassas: 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.

Santa Clarita: 4 ops room for more fully digital in retail strip center. Easy dental software. Over 30 years at this location.

San Diego (La Jolla): 3 Treatment rooms in 1770 sqft, in sbury Parkuite restroom. Dentrux and Schick in a first class building. Ready for high end cosmetic dentistry. Free street parking, and great building amenities.

New Listing - Newbury Park: 4 Treatment rooms, Over 1500 sqft, fully digital, Dentrux software. Currently 2 days a week. Upscale office in an upscale building. First floor free parking.

Marina Del Rey: 3 treatment rooms in upscale office with large private office in great building and great location. Eaglesoft software and great views. **New New New**

Bakersfield: Large office with multi-million production in great location. This is a cash maker with groom to grow. Seller is relocating. **New New New**

Glendale: 3 ops, 2 equipped fully digital in this great office in great building, in great location. Virtually new equipment. **New New New**

Bellflower: Great office with 5 treatment rooms, lots of parking with REAL ESTATE, lots of parking and room for expansion. **New New New**

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- SAN DIEGO -

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SAN DIEGO COASTAL - Turn-key practice for lease. 3 ops

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SOUTH ORANGE COUNTY - PERIODONTAL practice. High-production. Strong, solid practice with strong referral network. - Rev \$2.7M

LAGUNA NIGUEL - 5 op, cosmetically-driven practice in high profile community. Associateship / Buy-In

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NEWPORT BEACH - Rev \$807K. Dental practice in highly desired Orange County coastal area. Room to grow. Easy freeway access.

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Sean's tireless efforts made a difficult journey seem painless, he was always one step ahead of the procedure. I made the best choice in having you on my team! - Dr. Richard Goble

Jason Owens' honesty, availability, and attention to detail. His advice and guidance proved to be correct throughout the process. - Daniel J. Crowley, D.D.S.

Sean Sullivan was the broker for the recent sale of my late husband's dental practice. He sold the practice in a timely manner despite being met with many challenges. I attribute the successful sale of the business to his professionalism, expertise and being a team player. - Janie Munce

*It gives me great pleasure to give Jason Owens of DDSmatch my highest praise, he was the best choice I could have made in the transition of my practice.
- Dr. Aaron Gerson*



Jason Owens
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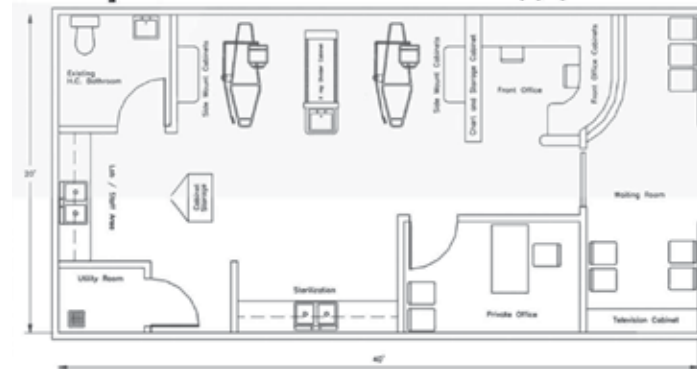


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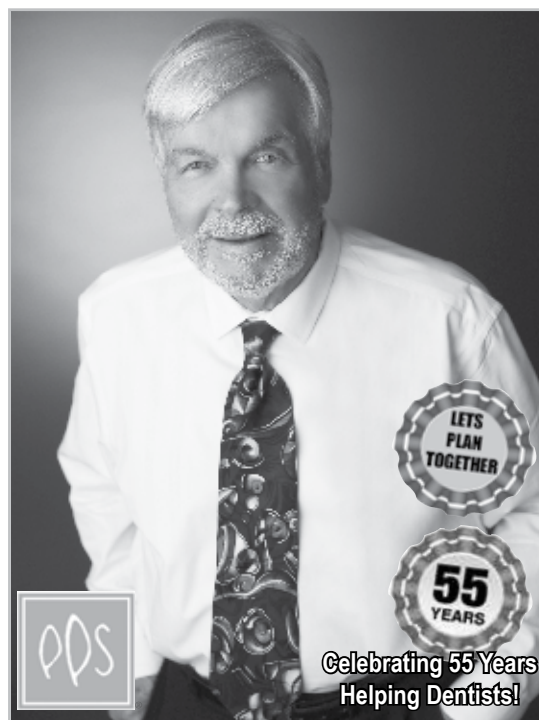
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