

THE Dental Trader

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No. Calif. Edition

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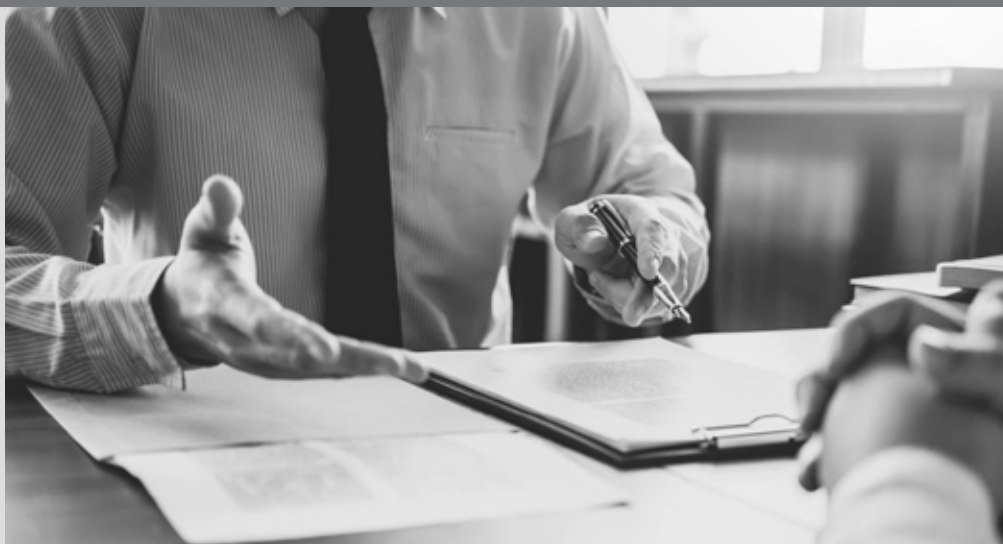
Patrick J. Wood
Pat@dentalattorneys.com



Jason P. Wood
Jason@dentalattorneys.com



Justin J. S. Morgan
Justin@dentalattorneys.com



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San Jose CLINIC FOR SALE by owner. \$300K collections. 3 full Ops. Open 3 days/week. \$3200/mo rent. Call 408-687-1524

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FRESNO COUNTY

Room for Your Fresno County Practice Listing.

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. Gross Collect. \$500K+. Refers out Ortho, Diff O.S., Diff Endo & Implant Placement. Seller does no advertising. Low Overhead, High Net. Seller retiring. **[SOLD]**

BAKERSFIELD #30 – (4) op comput. G.P. that practices full body health. Located on the highly desirable southwest side of Bakersfield, in a shop ctr. store front, on a main thoroughfare, w exposure/visibility/signage & parking. Boutique built out facilities & furnishings. (4) ops of newer equipt. w digital x-rays, Dentrix software, & Denta Max digital system. Cash/Ins/PPO pt. base. No HMO & No Denti-Cal. Annual Gross Collections \$525K to \$550K on an easy (3) day week. Seasoned staff and (20+) years of Goodwill. Refers out all Endo, O.S, Perio, Ortho, and Pedo. Does No Advertising. Adding Advertising, more hours, and keeping Specialty work in house will make this practice flourish. Seller retiring and is moving out of state, but will assist with a transition.

L.A. - KERN COUNTY LINE – BE YOUR OWN LANDLORD!
See description below under **LOS ANGELES COUNTY**

LOS ANGELES COUNTY

ANTELOPE VALLEY – PRACTICE & BLDG. (8) op comput. G.P. & a free stand. (4) plex bldg. on a main thoroughfare, w exposure, visibility & signage. The office has been recently remodeled, & has lots of new eqt. including a new CBCT & server, (2) new eqt'd ops w a new x-ray unit, a new sterilizer & a newer compressor & vacuum. There are digital x-rays in all ops, Eaglesoft software & the practice is chartless. Cash/Ins/PPO/Denti-Cal pts. Annual Gross Collect. \$1.1M to \$1.2M w (8) days of Hygiene/wk. The practice refers out Ortho, Molar Endo & diff. O.S. Seller is selling to reduce daily commute. **[NEW]**

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

ENCINO – (3) op comput. G.P. located in a prof. bldg. on a main thoroughfare. Cash/PPO pts. No HMO, No Denti-cal, No Nights & No weekends. Gross Collect \$375K+/yr. on 3½ days/wk. Digital x-rays (XDR). Low overhead/high net. Seller refers out all Endo, all Perio Surgery, all Ortho, & most O.S. Seller is retiring but will transition. **[NEW]**

L.A. - KERN COUNTY LINE – G.P. PRACTICE & BLDG. Free Standing Duplex Bldg. & a (6) op comput G.P. for sale. Located just off the Fwy. less than an hour from the SFV. Cash/Ins/PPO pt. base with No HMO, No Denti-Cal, & No Nights. Consistently collecting mid to upper \$500K/yr on a (4) day wk. Seller does no advertising. Some newer eqt, digital x-rays & digital Pano. (46) years of Goodwill. Very limited competition. Seller retiring, but can stay on p.t. if buyers wishes.

SAN FERNANDO VALLEY - EXISTING BUILT OUT AND PLUMBED DENTAL OFFICE SPACES FOR LEASE - Are you looking to start from scratch, or to open up a second office, or to move your existing office to a better location? D&M has multiple built out and plumbed dental office spaces for lease. Located in the following SFV areas: Burbank, Canoga Park, Northridge, No. Hollywood, Reseda, San Fernando, Sylmar, Tarzana, West Hills, & Woodland Hills. In addition, we conduct customized space & building searches. **[NEW]**

SHERMAN OAKS - (4) op comput. G.P., located in a prof. bldg. on a main thoroughfare. Cash/PPO pts. No HMO, No Denti-cal, No Nights & No weekends. Annual Gross Collections \$250K-\$300K. Seller is retiring but is willing to stay for a short transition. **[NEW]**

WOODLAND HILLS ORTHO/PEDO – (4) op Ortho/Pedo plus (1) day/wk G.P. Located on the 1st floor, end cap, with street frontage, exposure, & visibility. CASH/PPO/Denti-Cal. 2021 collect. \$369K+. Digital X-Rays & new Pano. Seller retiring but willing to stay to do Ortho, Pedo, and/or Mentor. **[NEW]**

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- Pre-Sale Planning

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]**

LAKE FOREST – (4) op comput. G.P. Store front location w exposure/visibility/signage. Cash/Ins/PPO/Denti-Cal patients. Annual Gross Collects. \$500K to \$600K. Eaglesoft s/w, CBCT, Itero Scanner, Digital x-rays & the practice is chartless. (9+) years of Goodwill w a low overhead/high net. Refers out most Endo, O.S., Perio & Ortho. Seller is retiring & moving, but will assist with a short transition. **[NEW]**

MADERA COUNTY

Room for Your Madera County Practice Listing.

RIVERSIDE COUNTY

Room for Your Riverside County Practice Listing.

SAN BERNARDINO COUNTY

HIGHLAND – (4) op comput G.P. located on a main thoroughfare, in a shop ctr, end cap, with exposure, visibility, signage & parking. 2021 Gross Collections of \$660K+ on a (4) day wk. Cash/PPO/Denti-Cal pts. No HMO. (18) yrs of Goodwill. Digital X-Rays, Newer CBCT, Laser, & Digital Scanner. Assignable sweet heart Lease in place.

SAN DIEGO COUNTY

CLAIREMONT (N. SAN DIEGO COUNTY) – (3) op comput. G.P. located in a smaller prof. bldg. on a main thoroughfare. Cash/PPO pts. No HMO, No Denti-cal, No Nights & No weekends. Annual Gross Collect \$200K+ p.t. Remodeled office, digital x-rays, new compressor & vacuum, & newer eqt. Seller refers out all Specialty work and does no advertising. **[NEW]**

SAN LUIS OBISPO COUNTY

Room for Your San Luis Obispo County Practice Listing.

VENTURA COUNTY

THOUSAND OAKS/NEWBURY PARK - (3) Op comput G.P. located in a shop ctr with exposure, visibility, & signage. Spic-n-Span Clean, Pride of Ownership, with newer eqt. Cash/Ins/PPO pts. No HMO & No Dential. 2021 Gross Collect \$585K+ on an easy 3½ day wk. (7) Days of Hygiene/wk. Eaglesoft Software, Digital X-Rays, & Chartless. (40) years of Goodwill. Seller moving out of state, but will assist with a short transition. **[PENDING]**

THOUSAND OAKS GENERAL/PERIO PRACTICE - (4) op office located on a main thoroughfare, in a shop ctr, w exposure, visibility, signage, & ample free parking. Beautifully built out & eqt'd from scratch in 2018 @ a cost of \$450K. Nearly new top of the line Mid Mark eqt., Open Software, Digital X-Rays, & Chartless. Cash/Ins/PPO pts. 2021 Gross Collections \$325K+ on an easy 1 to 1½ day/wk. Projecting \$370K+ Collect. in 2022. Huge upside with more days & advertising. Seller to concentrate on their main office in West L.A., but will assist w a transition. **[NEW]**

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San Francisco, CA general dental practice for sale. 6 ops, collections of \$2.104 million & EBITDA \$464k. 100% FFS practice with multiple doctors. Contact Professional Transition Strategies to learn more: bailey@professionaltransition.com or call: 719.694.8320.

WANTED TO BUY:IM LOOKING FOR USED SYBRONENDO SYSTEM B , TnH & BUCHANAN HEAT PLUGGER TIPS ANY SIZE TEXT DR ISMAIL 562-968-4061

Dental light-Pelton Crane \$350 510-428-1950

SF SAINT FRANCIS WOOD: Seller highly motivated - Wants to sell quickly! Awesome storefront location. ~1,000 sf w/3 Ops. A steal at \$80k! (AG-993) WPS/800-641-4179

NEWPORT BEACH Sublease available. Super clean, beautiful Newport Center Med.building. 1-6 opps 2,000sq 1-5 days available. call or email Mbarnes@mbarnes.occoxmail.com 949 698-2693

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Dental Sensor Flash Sale - get up to 50% off retail. Size 1: \$2,499 and Size 2: \$2,999, visit dentimax.com/dt23 or call (877) 987-8444.

Dental Practice in Sunnyvale. New Listing! \$1+ Million Collections. ~45% FFS and ~45% HMO. Opens 3 days/wk. 4 operatories. Call Loc Pham, BRE#01875780. (714) 550 – 7494. <https://LCFpracticesales.com>

Itero Element 2. Like brand new, rarely used. \$15K. 818-421-2912

For Sale Buffalo wet model trimmer. Used. Fair condition. \$350 losalamitos.dentistry@gmail.com

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Free Retirement Plan Feasibility Study with every practice purchase. Attorney Robert W. Olson, Jr., 805.963.1120, www.transdental.com.

ENCINO – (3) op comput. G.P. Cash/PPO. Gross Collect \$375K+/yr on 3½ days/wk. Digital x-rays. Low overhead/ high net. Seller retiring but will transition. D&M Practice Sales (818) 591.1401

Itero Element 5D Plus Lite - NEW IN BOX \$32,000 OBO - Located in Northridge - 614-309-1050.

Free 3Dxray with purchase of Dental practice in Bakersfield Rev 500K+ 3dy wk, 250k Emergency sale! yanjan@gmail.com

FAIR OAKS: Produced ~\$515k – High-growth potential: refers our most endo, ortho, implants, and extractions. ~1,264 w/4 Ops. Reduced \$338k (EG-1442) WPS/800-641-4179

San Jose - \$525,000 - Jan - July 2022 net \$115k+, gross \$478k+, 4ops/1,100 sqft. Dr. Rishi Salwan (888)8024230 DRE# 02085289

6207 CALIFORNIA'S LAKE TAHOE Beautiful 6-op Alpine office. Digital, paperless, 3-D Pano. 2022 trending \$875,000 in collections with \$400,000 in Available Profits on Doctor's 20 hour/week. Want to be busier? Simply extend the hours. Full Price \$225,000. Go to www.PPSsellsDDS.com to learn more.

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Los Angeles County

Cerritos - SOLD!

- 2022 Projections ~ \$265K
- Seller retires. Office 20+ yrs goodwill
- Large shopping center. 3 equipped ops.
- Insurance: PPO/Cash/Cap/Denti-Cal

Diamond Bar:

- 2022 Collections ~ \$ 849K
- Long term pt base. All Cash/PPO
- Doctor does mostly bread & butter dentistry w/ hygienist.
- Doctor sees 8-10 pts/day.
- Professional suite. 6 eq.ops.

Inglewood - 2022 Collections ~ \$900K

- Excellent location with heavy foot traffic.
- Large shopping plaza, 4 eq. ops. + 1
- Accepts all insurances, mostly PPO/CASH. Cap. check ~\$4k/month
- Many in house specialists, including orthodontics.

La Habra: SOLD!

- Collections ~ \$271K. All CASH/PPO
- Opens 3.5 days/wk. No Weekends.
- Lots of outside referrals.
- 4 eq. ops. Reasonable Rent

Long Beach: SOLD!

- High quality general & cosmetic dentistry
- Denti-Cal ~ 65%, FFS/PPO ~ 31%
- Strip mall at the corner of a large intersection. 3 equipped ops.

Long Beach:

- 2022 Collections ~ \$550K
- Seller retires
- Large retail center. 3 eq.ops. + 1
- ~50% FFS/PPO; ~50% Cap/DentiCal
- 20+ years goodwill

Van Nuys:Gross ~ SOLD!

- Grosses ~\$269K. All Cash/PPO
- Off Freeway 405, 2 ops. + 1 plumbed
- Reasonable Rent. Potential for growth

Riverside County:

Palm Desert - New Listing!

- Large Shopping Plaza. 7 Ops.
- Next to Sun City Retirement Center
- Part time practice. Mostly PPO/CASH
- Great opportunity for doctors who do implant cases to increase production.
- Seller Financing Available.

Murrieta - Grosses ~ \$911K.

- Seller retires. High profit margin.
- ~ 70% PPO, ~ 30% Denti-Cal.
- Production from 1 doctor & hygienists.
- Professional suite. 5 eq. ops.
- Lots of outside referrals. .

Orange County

Anaheim- Grosses ~ \$290 - \$300K

- Strip mall, close to Knott Berry Farm
- 3 eq. ops. + 2 add'l plumbed.
- ~ 50% DentiCal, ~ 50 % Cash/FFS
- Nice staff. Fair Rent. Low overhead.

Anaheim - Equipment and Leasehold

- Asking \$115K (from \$135K)
- Strip mall, minutes away from I-5
- ~2,200 sq.ft. 5 eq. ops. + 1 plumbed

Westminster - Collections ~ \$600K

- Shopping Plaza in the heart of Westminster, close to Fountain Valley.
- Mostly PPO/Denti-Cal
- 4 eq.ops. ~1,200 sq.ft.
- Rent ~ 4,400 plus triple net.
- Associate run practice.

Central California

Fresno - New Listing!

- Collects ~ \$300-350K annually
- ~ 70% HMO, ~30% FFS/Cash
- Capitation check pays rent.
- Just renovated. New Equipment.
- 3 eq. ops. ~ 1,150 sq.ft.

Modesto - New Listing!

- General & Ortho Practice
- Grosses ~ \$1.5 M. Mostly PPO/Cash
- 10+ years of goodwill
- Strip mall. 6-8 ops.
- Reasonable Rent.

Northern California

Daily City - Collections ~ \$410K

- Seller retires. Mostly PPO/Cash
- 4 equipped ops. Reasonable rent
- Single standing bldg. on main street.
- Highly commercialized area.

Dublin - New Listing!

- 2022 Collections ~ \$1.1 + Million
- General and Orthodontics
- Seller retires. 15+ years goodwill.
- Large shopping plaza close to freeway.
- 4 equipped ops. ~ 1,350 sq.ft.
- ~65% FFS/PPO, ~35% HMO/Cap

East Bay Area -Pediatric Practice

- Grosses ~ \$750K
- Surrounding areas include Castro Valley, San Leandro, Oakland ...
- Mixed Insurance. Many Denti-Cal pts.
- Front street location. 5 eq. ops.

Fremont - New Listing!

- Grosses ~ \$645K
- 20+ years of goodwill
- Large retail ctr., close to Fremont Hub.
- 4 equipped. ops. + 3 plumbed
- ~ 50% DentiCal; ~50% Cash/others
- Runs with 1 Doctor + 3 staffs

Northern California

Dental Practice & Real Estate In San Jose : Collections ~ \$600K

- ~80% FFS/PPO and ~20% HMO/Cap. Cap check ~\$2k/month.
- Practice opens 3 days/wk.
- Office run with 1 dr + 3 staffs.
- 4 eq. ops. ~1,000 sq.ft.
- Real estate - prominent professional suite within walking distance from strip malls.

Starter Practice and Real Estate In San Jose - New Listing!

- State of the Art Practice
- Just renovated. New Equipment
- Selling for family/health reasons.
- Large Shopping Plaza in Vietnam Town. 3 chairs, ~1,600 sq.ft.
- Golden opportunity to be your own landlord.

San Jose - Grosses ~ \$320K

- Seller retires. Low overhead.
- Opens 3 days/wk with 2 staffs.
- 3 equipped operatories. Low Rent.
- A Spanish speaking doctor will be at an advantage at this office.

San Jose - 2 practices for sale

- Office #1 - Collections ~\$400K
- Retail Center - 5 ops. Rent ~\$4,800
- Office #2 - Collections ~\$590K
- Retail Center - 5 ops. Rent ~\$8,300
- Both are ~50% Denti-Cal; ~50% Others
- Close to East San Jose & Vietnam town.

San Rafael- Grossed ~ \$600K

- Mostly PPO/FFS. Opens 4 days/wk
- Family practice & quality dentistry
- Fair Rent. 3 eq. ops.
- Seller willing to negotiate price!

Santa Rosa - Price Reduction!

- Asking \$250K (\$350K)
- Grossed ~ \$592K. Mostly PPO/CASH
- Close to downtown. 3 Ops.
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Stockton -Practice & Real Estate

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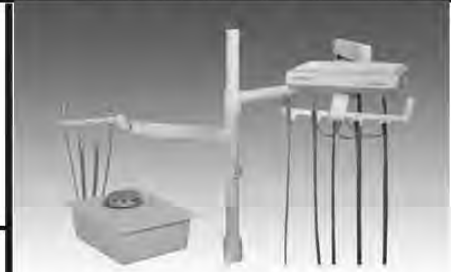
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IN ESCROW! Culver City Fast-Start | \$126,000 | 5 ops | #10064
40-year established General Practice on busy road downtown!
3-day work week! Call Eddie (310) 595-0203

IN ESCROW! Los Angeles | \$265,000 | 2 ops | #10068 Imagine
owning a 100% fee-for-service Westside General Practice on
Wilshire Blvd! There is a beautiful, professional buildout, a
strong patient base, and excellent growth potential! Call Ken
(805) 338-5850

SOLD! Lake Forest | \$1,524,600 | 6 ops | Sold by Tim Miller

Long Beach Bixby Knolls Fast-Start | \$299,900 | 5 ops |
#10060 Rare opportunity in prestigious Bixby Knolls!
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included in a spa-like atmosphere that could be yours!
Located in a walker's paradise. Call Al (818) 298-9770

Newport Beach | \$539,000 | 6 ops | #10028 Sophisticated
General & Cosmetic with an excellent patient base in a very
desirable Westcliff neighborhood with superb visibility! State-
of-the-art ops and a great floorplan. Call Tim (714) 272-8404

IN ESCROW! West Hollywood | \$335,000 | 3 ops | #10035 One-
of-a-kind, 100% fee-for-service General Practice in a highly
sought-after landmark medical building with a century of
goodwill! Includes Dentrix, iTero, and fully digital radiography.
Call Eddie (310) 595-0203

SOLD! Beverly Hills | \$65,000 | Sold by Eddie Delshad, DDS

SOLD! Santa Monica | \$702,000 | Sold by Al Galvis

IN ESCROW! Glendale | \$175,000 | 3 ops | #10031 You'll love
walking into this open concept, naturally lit office with
stunning views. Build your legacy on 42-years of goodwill from
this fantastic downtown office on the upper level of a
professional building. Call Al (818) 298-9770

SOLD! West Hills | \$385,000 | Sold by Ken Skeate

SOLD! Thousand Oaks | \$459,000 | Sold by Ken Skeate

IN ESCROW! Chatsworth | \$269,900 | 5 ops | #10029 40+ years
of goodwill at highly reviewed GP in high-vis corner location.
Call Al (818) 298-9770

SOLD! Tarzana | \$959,000 | 3 ops | Sold by Al Galvis

Encino Turnkey | \$45,000 | 6 ops | #10080 Fully furnished and
equipped office in PREMIER location! FAST-START or upgrade
your own practice. Call Ken (805) 338-5850

Palm Desert | \$1,400,000 | 6 ops | #10024 100% FFS general
and cosmetic practice. Call Tim (714) 272-8404

IN ESCROW! Tarzana | \$765,500 | 6 ops | #10081 46-yr est. true
fee-for-service practice! 5-star rated, ideally located directly off
101 Freeway with easy access and and great visibility. Fantastic
long-term staff! Call Al (818) 298-9770

SOLD! Rancho Mirage | \$629,000 | 5 ops | Sold by Tim Miller

Palm Springs | \$240,000 | 4+ ops | #09904 Practice in style at
this open-concept 40-year established office in the golf mecca of
America! High-vis office is set up for all phases of dentistry and
features paperless charts, Dentrix, and room to grow. Call Tim
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SOLD! Glendora | \$230,000 | Sold by Eddie Delshad, DDS

El Centro | \$615,000 | 4 ops | #10019 You could be dental royalty
in the Imperial Valley should you choose to buy this SUPERB
practice. Take home is nearly half a million dollars at this very
successful 75-year established office! Call Maricelle (858) 722-7461

SOLD! Simi Valley | \$399,000 | 6 ops | Sold by Ken Skeate

IN ESCROW! Encino | \$349,000 | 3 ops | #10052 60 years of
goodwill at Multi-Specialty practice. Call Eddie (310) 595-0203

IN ESCROW! Chino Hills | \$160,789 | 3+ ops | #10066 FAST-
START/MERGER in a magnificent newly built-out space! New
Dansereau chairs, Infinity delivery systems, Belmont intraoral x-
rays among others! Call Ken (805) 338-5850

NEW! Los Angeles | \$339,000 | 6 ops +1 | #10077 26-yr est. GP and
Ortho office in a PRIME location near LAX with free parking and
excellent visibility! Call Eddie (310) 595-0203

NEW! Central Hollywood | \$540,000 | 4 ops | #05014 Recently
upgraded, very profitable, 20+ year established GP ideally located
with lots of new equipment! Call Darren (805) 878-0633

NEW! La Jolla | \$649,000 | 5 ops | #10083 High-end boutique
practice 15 minutes from downtown in prominent building.
Beautiful build-out and tons of upgrades! Call Tim (714) 272-8404

NEW! San Diego | \$359,000 | 8 ops | #10084 Established GP in
hip & lively neighborhood. Several areas of improvement can
turn this into a \$1M+ practice! Call Tim (714) 272-8404

IN ESCROW! Oxnard | \$395,000 | 9 ops | #10085 40-yr est. GP in
busy retail location with an excellent reputation in the
community. UNLIMITED POTENTIAL! Call Ken (805) 338-5850

VENTURA & SANTA BARBARA

SOLD! Ojai | \$350,000 | 4 ops | Sold by Ken Skeate

IN ESCROW! Santa Barbara County | \$439,000 | 3 ops |
#10004 Imagine yourself practicing in this laid-back beach
town just a half mile from one of the most beautiful beaches
in the world! The patient-to-dentist ration is 4,000 to 1 and is
almost unheard of in California! Call Darren (805) 878-0633

SOLD! Lompoc | \$640,000 | 8 ops | Sold by Darren Hulstine

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VENTURA & SANTA BARBARA CONT.



IN ESCROW! Northern Santa Barbara County + RE | \$195,000 | 3 ops | #09969 Very profitable General & Pediatric Practice in charming building. ! With relatively little competition, there's a tremendous opportunity to grow this practice into a major pediatric dentistry center. Call Darren (805) 878-0633

SOLD! Santa Maria + RE | \$640,000 | by Darren Hulstine

SOLD! Central Coast | \$299,000 | Sold by Darren Hulstine

IN ESCROW! Ojai | \$375,000 | 4 ops | #10076 70 years of goodwill and priced at just 58% of collections. This modern, high-technology office has been averaging \$648,000 in annual revenue on just 28 hours per week! Call Ken (805) 338-5850

SOLD! Santa Maria | \$895,000 | 5 ops | Sold by Darren Hulstine

SOLD! Ventura | \$450,000 | 4 ops | Sold by Ken Skeate

SOLD! Lompoc Suite | \$590,000 | Sold by Darren Hulstine

Santa Barbara | \$1,755,000 | 6 ops | #10074 Two very successful and profitable General and Cosmetic practices in the same office. Opportunity to buy both, or half of both practices. Call Darren (805) 878-0633

SOLD! Santa Maria | \$1,135,000 | Sold by Darren Hulstine

SOLD! Oxnard Turnkey | \$105,000 | Sold by Ken Skeate

BAY AREA & SAN LUIS OBISPO

Santa Cruz + Real Estate | \$699,000 + \$749,000 | 4 ops | #10072 Own a literal piece of paradise with this phenomenally profitable Periodontic Practice set on an idyllic property. Call Scott (650) 374-9383

IN ESCROW! Pleasant Hill | \$582,000 | 4 ops | #10071 Buy this practice and help carry on a long tradition of compassionate, high-quality dental care. This thriving second-gen practice has an unsurpassed reputation and is located in a very attractive professional building. Call Nelson (510) 501-1959

Watsonville + Real Estate | \$295,000 + \$495,000 | 4 ops | #10073 Own a piece of real estate in Santa Cruz County! There are 47 years of invaluable goodwill and tons of room for growth at this very well-location General Practice. Call Scott (650) 374-9383

San Francisco | \$150,000 | 4 ops | #10059 Work just 2 days per week and take home nearly \$200k annually. Practice is priced to sell fast, and time is of the essence so please call today with your best offers! Call José (925) 382-9525

SOLD! San Jose | \$205,000 | 5 ops | Sold by Scott Taylor

Oakland | \$425,000 | 5 ops | #09964 Extremely busy Medi-Cal GP collected \$1.1M in 2022, MOTIVATED SELLER! Call Scott (650) 374-9383

San Francisco Perio | \$550,000 | 4 ops | #10079 Very profitable practice in prominent SF high-rise medical building. Great staff in place and operating on a comfortable 3-day work week. Call Nelson (510) 501-1959

Pleasanton | \$550,000 | 7 ops | #10069 Impress your colleagues with this stunning, state-of-the-art office in this affluent Bay Area city. This type of high-end office would cost upwards of \$1M to start from scratch so their loss is your gain! Call José (925) 382-9525

SOLD! Arroyo Grande | \$550,000 | Sold By Darren Hulstine

San Luis Obispo | \$495,000 | 6 ops | #10040 Own 50% of this remarkable, 100% fee-for-service practice near historic and highly sought-after Downtown SLO, often dubbed "mini-Silicon Valley". There is currently little-to-no marketing which translates to a significant possible growth opportunity! Call Darren (805) 878-0633

SOLD! SLO County | \$249,999 | 2 ops | By Darren Hulstine

San Jose | \$505,000 | 4+ ops | #10053 You will enjoy a high net income practicing in this 28-year established GP. Located in a beautiful freestanding building with an elegant and well-designed interior, you will be proud to call this office yours! Call Nelson (510) 501-1959

SOLD! San Jose | \$95,000 | 3 ops | Sold by José

Concord Turnkey | \$45,000 | 4 ops | #10037 Make this recently vacated turnkey office yours! This location has been a dental office for 27 years and the seller left behind everything you need to get started today including CEREC, and Eaglesoft. Call Nelson (510) 501-1959

SOLD! San Jose | \$1,700,000 | Sold by Scott Taylor

Hayward | \$150,000 | 4 ops | #09970 21-year General Practice with a solid reputation for quality dental care. It's located in a busy retail center with popular anchor stores near university and downtown. Call José (925) 382-9525

SOLD! Monterey | \$1,350,000 | 4 ops | Sold by Scott Taylor

Milpitas | \$425,000 | 4 ops | #09967 Fully paperless and fully digital general practice in a busy shopping center. Draw patients from nearby government buildings, large retailers, Tesla and Walmart. Call José (925) 382-9525

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BAY AREA & SAN LUIS OBISPO CONT.

IN ESCROW! Concord | \$349,000 | 6 ops | #10018 Spacious office in beautiful building. Call Nelson (510) 501-1959

Fremont Fast-Start | \$199,000 | 4 ops | #10062 Established General Practice located in a street-facing professional building with great signage and visibility. This is a fantastic opportunity to start small and grow big! Call Nelson (510) 501-1959

SOLD! Antioch | \$550,000 | 8 ops | Sold by Scott Taylor

Monterey | \$399,000 | 6 ops | #10045 Take this practice to the next level! We have a beautiful office in a GREAT location that needs a full-time doctor! Located a familiar intersection near the airport surrounded by luxury housing, impeccable golf courses, and the world-famous Laguna Seca Raceway. Call Scott (650) 374-9383

Santa Cruz | \$625,000 | 4 ops | #10065 Top-notch General Practice was recently rebuilt and is ready to impress! With its large un-obstructed windows and stunning vaulted ceilings, exposed wood beams, and private garden for all to enjoy. This beachside practice boasts 5-star reviews and is just steps from Monterey Bay. Call Scott (650) 374-9383

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Sonora + Optional Real Estate | \$649,000 | 4 ops | #10070

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SOLD! Clovis | \$779,000 | 6 ops | Sold by José

Sebastopol | \$395,000 | 4 ops | #10023 Surround yourself in rolling ranches and lush vineyards. This very highly rated General Practice has an astonishing 71 years of goodwill, and features paperless charts & state-of-the-art technology, and an ideal location. Call Nelson (510) 501-1959

Sacramento + Real Estate | \$200,000 + \$450,000 | 4 ops | #10010 Possible Pankey Scholar mentor relationship at this 38-year established and 100% fee for service, prosth/GP with an extraordinary staff. Call Nelson (510) 501-1959

IN ESCROW! Bakersfield | \$700,000 | 10 ops | #09942 With nearly \$2M in annual revenue this 100% associate run General Practice is beautifully remodeled and is in a prime retail location! Call Darren (805) 878-0633

Jackson + Real Estate | \$275,000 + \$667,000 | 5 ops | #10075 This is quintessential small-town America! 30 years of goodwill and situated in a beautiful freestanding building w/ potential for 8 ops! Call Nelson (510) 501-1959



**INTEGRITY
PRACTICE SALES**

SOLD! Bakersfield | \$1,202,000 | 4 ops | Sold by José

Porterville + Real Estate | \$385,000 + \$350,000 | 4 ops | #10015 Stroll around downtown in your spare time with this lovely family practice. They are the only practice in the area to offer IV sedation and oral surgery, so you automatically have a huge leg up on any local competition. Call José (925) 382-9525

SOLD! Bakersfield | \$995,000 | 7 ops | Sold by José

Fresno + Real Estate | \$280,000 + \$849,000 | 5 ops | #10017 Picture yourself in this pristine office ideally located just off Highway 41 in a beautiful suburban neighborhood. Excellent word-of-mouth referrals and tons of opportunities for growth if marketing were added. Call José (925) 382-9525

Fresno | \$340,000 | 5 ops | #09987 This family practice has become a dental landmark in the local community. Collecting 5-star reviews for years and located in a charming office complex surrounded by towering pines and maples just off the Yosemite Freeway. Call José (925) 382-9525

Merced | \$249,000 | 4 ops | #09913 Fantastic high-technology practice in a busy shopping center in a quickly growing area. Its busy corner located in surrounded by shopping and medical offices and draws large numbers of people from across the region. Call José (925) 382-9525

SOLD! Bakersfield | \$590,000 | 12 ops | Sold by José

Tulare County + Real Estate | \$325,000 + \$566,000 | 3 ops |

#09916 Make a name for yourself in Tulare County with this tremendous fast-start opportunity in centrally located dental office. Downtown near City Hall this 3-operator office can easily be converted to 6! Call José (925) 382-9525

Ukiah | \$575,000 | 4 ops | #10008 Net income was \$547k and they're on track to collect \$1.2M in 2022! This practice is priced unbelievably low, and the seller is incredibly motivated. Nothing but upsides at this once-in-a-lifetime opportunity for an excellent dentist looking for small-town pace with big-city income! Call José (925) 382-9525

SOLD! Visalia + Real Estate | \$1,836,525 | 10 ops | Sold by José

NEW! Modesto | \$435,000 | 12 ops | #10086 Excellent GP with flexible seller willing to workback if needed. Located in a busy, high-vis shopping center with state-of-the-art technology and tons of untapped potential! Call Nelson (510) 501-1959

Porterville | \$380,000 | 6 ops | #10067 Nestled in a popular shopping plaza, this 2,700-square-foot office does not have to do any advertising to attract patients. However, a bit of thoughtful marketing and a stronger online presence would only bring upsides! Call José (925) 382-9525

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FAIRFIELD / VALLEJO GP FOR SALE - 7 Ops+RE, Paperless, Digital, 43+ Yrs. Goodwill, GR \$1.5M. HSDPT - Jay Harter 916-812-0500 - #CA3117 <https://dentalpracticetransitions.henryschein.com/listing/ca3117/>

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GREATER MODESTO AREA GP FOR SALE - 5 Ops, 20+ Yrs. Goodwill, Dentrux, CEREC, 3D Printing, 4 Hyg. Days. 2021 GR \$758K HSDPT- Jay Harter 916-812-0500-#CA3329 <https://dentalpracticetransitions.henryschein.com/listing/ca3329/>

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GREATER VACAVILLE AREA GP FOR SALE - 5 Ops, 30 Yrs. Goodwill, Dentrux, 36-hours Hyg. Per week. 2021 GR \$449K HSDPT- Jay Harter 916-812-0500-#CA3328 <https://dentalpracticetransitions.henryschein.com/listing/ca3328/>

Great BUY IN/OUT Opportunity! Well established general dental practice located along the beautiful California coast (Ventura/Santa Barbara). Tech includes digital X-rays, intra-oral camera and computerized office using EagleSoft software. Extremely profitable! 60%FFS and 40%PPO. No HMO. Collects \$1.3M/yr and growing. New Partner will earn 50% partnership salary with 33.33% buy-in of \$350,000. Incremental buyout with 2 more installments of \$350,000. Contact ddsh2dog1@yahoo.com (805)794-2629

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DANVILLE - Beautiful Practice & Real Estate in this very desirable location. Over 80 years of Goodwill with over 44 years with present owner. 2021 GR \$1.3M+ on a 4 day work week with 5 1/2 days of Hygiene. 4 updated Ops in ~1,200 sq. ft with Digital X-Ray, Intraoral Camera, Fiber Optics & Dentrux PMS with 7 workstations. This area is in very high demand so don't wait to inquire on this opportunity. #CA3203- Jim Engel - 925-330-2207 <https://dentalpracticetransitions.henryschein.com/listing/ca3203/>

ELK GROVE / SOUTH SACRAMENTO AREA ORTHO - Rare opportunity to acquire a thriving Ortho practice in a highly desirable community. Selling Doctor has worked 3 days/week for over 21 years and the practice now offers the patient demand opportunity for more workdays. Strong, diversified referral network in place, including ongoing Study Club. Seller will work back for at least 3 months after sale to see all existing patients at least twice, and for up to 1 year to complete 10-20 of the most challenging cases and to help buyer maintain existing referral network. 1,200 sq. ft. bright and attractive office layout with 3 open-bay chairs, a 4th chair located in a private office, a large patient waiting area, and a complete office renovation completed in 2019. Landlord maintains dental air, water, and suction systems. Orthotrac PMS with (upgradable to CBCT) digital Pan-Ceph X-Ray unit. Practice is booked 6 weeks in advance, with ~3 to 5 starts per week. 2021 had 240-250 active patients in full treatment (with 206 Full-Banding and 30 Phase I Interceptive cases). 2021 GR \$724K including 4 vacation weeks. #CA3250- Jay Harter 916-812-0500 <https://dentalpracticetransitions.henryschein.com/listing/ca3250/>

FAIRFIELD/VALLEJO AREA - Over 43 years of Goodwill in this 7 Op paperless practice in a high-traffic area in a professional retail and dental office building. Datacon PMS, digital x-ray, CEREC, and digital Pano/ConeBeam unit. Avg. 19 NP/mo. over past year, and 5 hygiene days/wk. 2019 GR \$1.343M, 2020 GR was \$1.223M, and 2021 GR was \$1.5M+, on a 48-hour workweek with Associates employed to boost production. Delta Premier is 35% of practice. Buyer can purchase a share of the Dental Real Estate. #CA3117- Jay Harter 916-812-0500 <https://dentalpracticetransitions.henryschein.com/listing/ca3117/>

FOLSOM/EL DORADO HILLS/GOLD RIVER AREA - NEW LISTING - Rare opportunity well-producing GP practice in highly desirable area. Four (4) Operatory practice of approximately 1,050 sq. ft. in a well-known multi-tenant retail center. 3 to 3.5 days of Hygiene per week, and the Dr. is booked out 2 to 3 weeks in advance. Plenty of room for growth, with all specialties being referred out. 2021 GR was \$421K on a 3 day workweek. #CA3373- Jay Harter 916-812-0500 <https://dentalpracticetransitions.henryschein.com/listing/ca3373/>

GREATER LAKE TAHOE AREA - Outstanding general practice in growing resort community. 37+ years of goodwill, 1,590 sq ft with 4 fully equipped Ops, Softdent, Dexis Platinum digital sensors, I/O cams, Adec and Pelton equip. 5 days of hygiene, 12-15 NP/mo. Opportunity to grow as most specialties referred out. Projected 2022 GR \$900K. Real estate also available to purchase. #CA1715- Jay Harter 916-812-0500 <http://dentalpracticetransitions.henryschein.com/listing/CA1715/>

GREATER VACAVILLE AREA - NEW LISTING - Great opportunity to purchase a loyal GP patient-base and practice at a huge discount, at ~53% of last year's GR! Seller must sell fast and may consider a patient records/Goodwill sale. Located in a 1,700 sq. ft. space in a centrally-located urban building with high street-traffic, and ~30 years Goodwill. Freshly updated w/new laminate flooring and paint in the past year. Very loyal staff and patients with 5 Ops, 3 computer workstations, Pano, and Dentrux PMS. Good hygiene recall patient base, hygiene schedule pre-booked ~98% of the time, booked for 6 mo., with avg. of 36 hygiene hours/wk. Only 14 patients eligible for Delta Premier. 2021 GR (for only 10 months, practice closed for remodel ~2 months in 2021) were \$449K on a 32 hour average work week, which would normally equate to ~\$540K on a 12 month production year. #CA3328- Jay Harter 916-812-0500 <https://dentalpracticetransitions.henryschein.com/listing/ca3328/>

LAKE TAHOE AREA WITH LAKE VIEWS - Huge Price Reduction for fast sale (Seller must sell due to family reasons) this practice can be purchased for ~40% of this year's Collections! 4 Op GP paperless practice with space to expand in a high-traffic retail area next to a bus stop. Efficient space layout in ~1,650 sf professional retail and dental office building, over 20 years of Goodwill, Dentrux PMS with 11 workstations, digital x-ray, Digi-Doc intra-oral cameras, soft tissue lasers, Glidewell IO CAD/CAM Scanner, and digital Pano. Seller reports over 3,300 active patients in the past 18 months, averaged 55 NP/mo. over past year, 2 days of Hyg./wk., with Dr. scheduled 2 to 3 weeks in advance. Room for growth with all Endo and Implant Placements being referred out. Delta PPO, NO Delta Premier patients. Seller will work back to assist Buyer in transition. 2019 GR \$1.59M, 2020 GR \$1.69M, 2021 GR \$1.4M, and 2022 is on track to hit ~\$2M in production! This practice has huge upside growth potential at the lowered asking price! #CA3100- Jay Harter 916-812-0500 <https://dentalpracticetransitions.henryschein.com/listing/ca3100/>

NORTHERN CALIFORNIA PERIO - Northern Bay Area, established 33 years with consistent and stable GR over \$1.4M with 4 days of Hygiene. Seller-owned Condo, 4 Ops, 1,532 sq. ft. Seller retiring with Real Estate available for sale. Seller supportive post-sale for a smooth transition. #CA3118 - Gina Miller - 707-391-7048 <https://dentalpracticetransitions.henryschein.com/listing/ca3118/>

PLEASANTON - Great neighborhood practice with 24 years of goodwill. 2019 GR \$470K with reduced workdays in the recent years. Softdent PMS with 5 workstations, paperless charts, digital X-Ray, and intra-oral camera. 6 Ops, 5 Equipped. Asking price is indicative of reduced days but don't miss this opportunity in this great community. #CA3023- Jim Engel - 925-330-2207 <http://dentalpracticetransitions.henryschein.com/listing/CA3023/>

RED BLUFF/CORNING/ORLAND AREA - Great Sacramento North Valley GP practice in a ~3,000 sq. ft. stand-alone Professional Office Building. 6 Ops in a desirable and growing valley community. 33+ years Goodwill in this paperless practice that includes Eaglesoft PMS with 9 workstations, digital x-ray, soft tissue laser, and CAD/CAM. Seller reports over 1,600 active patients in the past 12 months, averaged ~22 NP/mo. in the past 12 months, has 8 days of Hyg./wk., and the Dr. is booked out ~3 weeks in advance. Room for growth with Ortho and Implant placement being referred out. 2021 GR \$826K, all on a 32-hour workweek. Impressive stucco and adobe style architecture single-occupant professional dental office building is also available for sale with the dental practice. #CA3161 - Jay Harter - 916-812-0500 <https://dentalpracticetransitions.henryschein.com/listing/ca3161/>

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ROCKLIN/GRANITE BAY AREA - Impressive high-production, loyal patient base, great staff, high-end established 4 Op (with 5th Op build-out available) GP & Cosmetic (with emphasis on full-mouth cosmetic cases) practice in a very desirable/affluent area. Great décor and open layout space in 1,056 sq. ft. beautiful Professional Dental Office Building Condominium suite, which is also available for purchase. Over 30 years of Goodwill, paperless, Dentrix PMS with 9 workstations, fiber optics, Dexis digital x-ray, ProDent intra-oral cameras, CariVu system, iTero Scanner, and soft tissue laser. Dentrix reports over 1,650 active patients in the past 18 months, averaged over 21 NP/mo. in past 12 mo., 8.25 days of Hyg./wk (~24% of total production) and Hygiene is booked out 4-6 weeks, with Drs. scheduled 6-7 weeks in advance. Room for growth in Endo, Perio, and Implant Placement procedures. 2021 GR \$2.052M, all on a 36 hour workweek. Selling dentist can work back and mentor post-sale. #CA2793- Jay Harter - 916-812-0500 <http://dentalpracticetransitions.henryschein.com/listing/CA2793/>

ROSEVILLE/CITRUS HTS. AREA - Big Price Reduction for expedited sale! - Seller must sell/retire!!! Seller will consider all offers including a Patient Records / Goodwill Sale - High retail and drive-by traffic 4 Operator GP practice with over 18 years of Goodwill. Nice space layout in ~1,600 sq. ft. professional & retail exposure building. MOGO PMS with 11 workstations, digital x-ray, intra-oral cameras, and soft tissue laser. Seller's PM Software reports over 1,300 active patients in the past 18 months, averaged 13 NP/mo., 5 days of Hyg./wk., with the practice scheduled 4 weeks in advance. Room for growth in hygiene and with most specialties referred out. 2021 GR \$719K, and 2022 is on track for similar GR on a 5-day work week. Seller will assist Buyer in transition. #CA2897- Jay Harter - 916-812-0500 <http://dentalpracticetransitions.henryschein.com/listing/CA2897/>

SANTA CLARA COUNTY / WEST VALLEY ORAL SURGERY- PRICE REDUCTION! This very affluent community reflects the quality of this practice. 2021 GR \$579K on a 3 1/2-day work week. Well-appointed 5 Ops with 1 add'l room not equipped and housed in a beautiful 2,400 sq. ft. space with volume ceilings and great natural light. Equipment includes CBCT, Mac Practice PMS, and central Nitrous Oxide, IV Sedation, and everything needed for an OMS office. Owner is retiring but will help with a smooth transition. #CA3239- Jim Engel - 925-330-2207 <https://dentalpracticetransitions.henryschein.com/listing/ca3239/>

SONOMA COUNTY - \$1.6M GR in 2021. Transferring 27 years of Goodwill, 8 days of Hygiene, on a 4-day work week, 700 sq. ft., 4 Ops, updated technology. Practice like this is hard to come by! Seller retiring and offering both Practice and Real Estate for sale or lease. #CA3165- Gina Miller - 707-391-7048

SONOMA COUNTY - Fabulous Family Practice serving the community with 32+ years Goodwill. Solo dentist owner with In-house specialists. 2019 GR \$2.3M+. Free-standing building 3,000 sq. ft. prime RE, located 1 hour N. of San Francisco. Averages 72 NP/mo. and 10 days of Hygiene/wk. 6 modern and high tech ops with every amenity: Pano, Dexis Series 5000 Intra-Oral cameras, Laser, and Fully Paperless utilizing Dentrix. Expansive 20 room building, updated design and built by owner dentist Dr. is ready to retire and work back for a smooth transition. #CA544 - Gina Miller - 707-391-7048

S. SACRAMENTO / POCKET ROAD / ELK GROVE AREA - Great GP practice with very high retail exposure, high foot and car traffic in a high-growth area (nearby Delta Shores development to be adding 5K new single-family homes). 5 Ops in 1,623 sq. ft. retail space. Over 73 years of Goodwill in this paperless, perio-oriented practice with Practice-Web PMS, 8 workstations, digital x-ray, soft tissue laser, Pano X-Ray, and CEREC system. Practice-Web reports over 1,050 active patients in the past 18 months, averaged 12-13 NP/mo. in past 12 months, 7 days of Hyg./wk. (~37% of annual production). Room for growth as most specialty procedures are referred out. 2019 GR \$918K, 2020 GR \$696K, and 2021 GR \$803K, on a 38-hour workweek. Seller will work back to assist in transition. #CA3093- Jay Harter - 916-812-0500 <https://dentalpracticetransitions.henryschein.com/listing/ca3093/>

S. SACRAMENTO METRO ORTHO - Great and rare opportunity to acquire an established "Invisalign Diamond Plus Provider" Ortho Specialty practice with high potential in a growing and desirable community. Attractive and modern-looking design in ~1,612 sf office space in a nice-exposure retail strip-mall building. Open Bay 5 Chair Operatory area with a Lab, includes paperless records, Cloud 9 PM Software, digital X-Ray sensors, and a Digital Pan-Ceph X-Ray unit. Historically booked out 20 weeks in advance, per Seller there are ~223 active patients in full treatment (with 187 Full-Banding and 36 Intercept cases per year) with an average age of patients of 25 to 55 years of age. This practice has over 10 years of Goodwill established with a broad/diversified referral base, and the Seller is willing to assist in transition and with referral-base introductions. 2021 GR \$404K. #CA3149- Jay Harter - 916-812-0500 <https://dentalpracticetransitions.henryschein.com/listing/ca3149/>

CENTRAL CALIFORNIA

CENTRAL VALLEY COMMUNITY / MODESTO AREA - 8 Ops GP, high visibility retail, 20+ years Goodwill, Dentrix, digital, IO Cameras, soft/hard tissue lasers, 3,300+ active patients, 24+ new patients/month, 4 days/week Hygiene, 18.5 hour Dr. work week. 2021 GR \$999K. #CA2721 - Jay Harter 916-812-0500 <https://dentalpracticetransitions.henryschein.com/listing/ca2721/>

GREATER MODESTO - Wonderful GP practice and Professional Office Building Condo available for purchase. This 7 Op practice is in a desirable area with over 16 years Goodwill. Dentrix PMS w/12 workstations including newer dental equipment with fiber optics, digital x-ray, intra-oral cameras, Nomad portable x-ray unit, soft tissue laser, and a digital pano. Dentrix reports over 1,000 active patients over the past 18 months, average of over 8 NP/mo. in the past 12 months, Hygiene procedures account for ~23% of the 2020 production, and there are currently no hygienists working at the practice. The practice schedule is booked out 6 mo. in advance. There is room for growth as most specialty procedures are referred out. 2019 GR \$873K, 2020 GR \$615K, and 2021 \$729K, all on a 32-hour Dr. workweek. This practice does NOT accept Delta Premier. Purchase of the Dental Office Building Condo is required with the practice purchase. #CA2795- Jay Harter - 916-812-0500 <http://dentalpracticetransitions.henryschein.com/listing/CA2795/>

GREATER MODESTO AREA - Proven patient-base and production history - Attractive GP Practice is located in a ~1,400 sq. ft. space in a centrally-located urban building with nice street traffic. Boutique-style practice, 20+ years of Goodwill, and a long-term dental team in place with 5 Ops, 12 computer workstations, Cone-beam x-ray, Dentrix PM Software, CEREC Cad-Cam & 3D Printer, digital x-ray sensors, and Nitrous plumbed in Ops. Four hygiene days/wk. and many specialty procedures referred out. 2021 GR \$758K on 30 hour average work week. #CA3329- Jay Harter 916-812-0500 <https://dentalpracticetransitions.henryschein.com/listing/ca3329/>

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GREATER MODESTO AREA - NEW LISTING

- Incredible Location and Room to Grow. This GP practice is located next to a new and under-construction municipal building which should reportedly add approximately 2,000 new people doing business in the neighborhood. Urban multi-tenant general office building with great street-traffic. 32+ years of practice Goodwill with five (5) Ops, 9 computer workstations, Eaglesoft PM Software, Intra-Oral Camera, and Digital X-Ray sensors. Two hygiene days per week and most specialty procedures (including all implant placements) are referred out. 2021 Gross Receipts was \$372K on an average 3 days per week work-week. #CA3369- Jay Harter 916-812-0500 <https://dentalpracticetransitions.henryschein.com/listing/ca3369/>

SOUTHERN CALIFORNIA

APPLE VALLEY - NEW LISTING - Retail strip center practice with GR of over \$730K. 5 Ops plus 1 add'l plumbed in 1,800 sq. ft. space. Brand new CBCT System installed this year, Dexis digital X-ray, HDX intra-oral camera, and Eagle Soft Software. Long-term staff of 5 employees. No hygienist, so room to grow. HMO with capitation check of \$2,500, MediCal, PPO, and some fee for service. Office sees ~40 NP/mo. with 2,500 active patients and over 25 years of Goodwill. Endo, Ortho, Perio, and Implants are referred out. #CA3340 -Kaira Stewart-949-220-6216 <https://dentalpracticetransitions.henryschein.com/listing/ca3340/>

COASTAL ORANGE COUNTY - Beautiful dental practice for sale in a stand-alone dental building with retiring seller. ~3,000 sq. ft. with 8 rear entry Ops, Progeny Digital X-ray and 4 x-ray units that are used between rooms. Avg. equipment age is 10 years old. Plenty of room to install CBCT or Pano. Large front office space, lab in the middle of office as well as a staff lounge. Genesis PMS. Easy freeway access with free open parking lot. Practice is open 2.5 days a week. No hygienists, so there is growth potential for hygiene as well as keeping specialties in-house. Associate works 2 days/wk. will stay on post-sale. PPO and HMO patients that pay for upgraded services. Seller owns the building and will lease space to new owner. Possible opportunity for future bldg. purchase. 2021 GR \$881K. There is nothing but upside with this practice! #CA3275 -Kaira Stewart-949-220-6216 <https://dentalpracticetransitions.henryschein.com/listing/ca3275/>

HESPERIA - Price Reduction! Well-established General Practice in a free-standing building which is also for sale. Seller is retiring, great major street visibility, excess parking. Building is 2,176 sq. ft. with 5 furnished Ops, Digital X-Ray, and Digital Pano. Office is open 4 days a week, fee for service practice (no Denti-Cal or HMO). 2021 average GR \$500K, Seller prefers to sell building and practice together. #CA1500 - Steve Caudill - 951-314-5542 <https://dentalpracticetransitions.henryschein.com/listing/ca1500/>

LA VERNE - NEW LISTING - General Dentistry practice located in the quaint town of La Verne. Strip center location with two (2) equipped Ops and 1 additional plumbed in 1,500 square feet. This practice is ready to take to the next level, adding technology of your choosing! Our seller is ready to retire and has 24 years of caring for patients in the area. 2021 Gross Receipts of \$220,000. The practice has plenty of room to grow with marketing and adding specialty procedures that are currently referred out. #CA3353 -Kaira Stewart-949-220-6216 <https://dentalpracticetransitions.henryschein.com/listing/ca3353/>

COASTAL LOS ANGELES COUNTY - NEW LISTING - Incredible Redondo Beach practice located steps from the ocean! Seller is leaving the state and looking to sell the long-established FFS/PPO practice located near the corner of two busy streets. The 1,000 sq. ft. bright, charming, and well-maintained practice has 3 Ops and 29 years of goodwill. The practice produced \$615K in 2021 on 4 doctor days and 5 hygiene days/wk. Most specialty work is referred out. The practice utilizes Easy Dental software, has computer/monitors in every room, digital x-rays, laser and intraoral cameras. The practice has a consistent supply of new patients, a great staff, and strong hygiene program. #CA3314- Ben Sapir - 310-596-0961 <https://dentalpracticetransitions.henryschein.com/listing/ca3314/>

LOS ANGELES - NEW LISTING - High Tech Koreatown Practice for sale. Located on the main floor of a high-rise medical/business building with underground parking. Over \$850,000 in gross collections. Four (4) Ops in 3,470 sq. ft. and four additional Ops can easily be added to the space. Open Dental Software, Paperless charts, 3 Shape scanner, Vatech 3D cone beam, digital x-ray. Equipment is 3 years old and all specialty work is referred out except for implants. 80% fee for service, 20% PPO. No hygienist so there is an opportunity to grow. Seller is willing to stay and work 3 days a week. This office is ready to be taken to the next level! #CA3376 -Kaira Stewart-949-220-6216 <https://dentalpracticetransitions.henryschein.com/listing/ca3376/>

ORANGE - Located in a professional building where you own the office the space! Beautifully decorated and no need for a remodel as it's well kept with 2,036 sq feet. Could potentially add an operator. 4 equipped treatment rooms, desirable location in suburban area with specialty office. Heavy traffic area and close to mall and freeways. Clarix Dexcam intra-oral camera, TV screens in all the Ops, Dentrax software, digital x-rays. 2 hygiene days/wk. with room to add more days. Seller refers out all specialties. 2021 GR \$590K. #CA3143-Kaira Stewart-949-220-6216

TORRANCE - This is the Dream Practice! This South Bay General Practice has over \$1.1M in collections. There are 6 Ops and long-term dedicated staff. The practice has over 40 years of goodwill and an excellent reputation in the community. The seller is moving on and ready to retire. The practice has a great net of 20 K per month. There is a strong hygiene schedule and in-house perio and endo specialists, 2 days/mo. The practice utilizes SoftDent, has Digital X-rays, Intraoral Cameras, and Lasers. The practice is beautifully appointed and very welcoming, the feel of walking into a lovely living room. This practice is a rare gem for the South Bay area. #CA3113 - Ben Sapir 310-596-0961

RANCHO SANTA MARGARITA - Beautiful 4 Op practice with over 30 years of goodwill in this light and bright office. Practice utilizes Dentrax, laser, digital sensors, and Pano. Strong hygiene program with over 3.5 days of hyg/wk. Modern design with large windows in the operatories. 2021 GR over \$665K with room to grow. #CA3160 -Kaira Stewart-949-220-6216 <https://dentalpracticetransitions.henryschein.com/listing/ca3160/>

SAN DIEGO

CHULA VISTA ORTHO - NEW LISTING - Prime location in the growing, family-oriented community of Chula Vista, the practice is 1,050 sq. ft., has 5 treatment chairs and 1 exam chair. It is located in a professional building with easy access, plenty of free parking, and walking distance to the library, schools, and downtown. The Doctor has been in this practice for 21 years and is working 2 1/2- 3 days/wk. With years of goodwill, a low overhead of 46%, and tremendous room for growth, this is not a practice you want to miss. #CA3343- Christy Conway - 619-889-6492 <https://dentalpracticetransitions.henryschein.com/listing/ca3343/>

CHULA VISTA - Rare opportunity in San Diego to purchase a practice with real estate. This spacious and bright 1,760 sq. ft. Medical Condo with 6 equipped Ops, and 2 add'l potential Ops. Located near Sharp Hospital with 52 years of goodwill and 4.5 days of hyg/wk. 44% FFS and 56% PPO. 2021 GR \$545K with average of 16 NP/mo. Look no further, this well-established practice has a strong foundation, including the opportunity to grow revenue stream by bringing specialty work in-house. #CA3195- Christy Conway - 619-889-6492 <http://dentalpracticetransitions.henryschein.com/listing/CA3195>

CHULA VISTA - NEW LISTING - General Practice located in the heart of Chula Vista in a strip mall, retail space. Office has 3 Ops in an 800 sq. ft. space. Dentrax software, paperless with workstations in every operator. Currently working 2 days/wk. in the office with \$432K collections in 2021. PPO & FFS office with low overhead and strong cash flow. Room for growth by adding more days and bringing specialty work in-house. #CA3334- Christy Conway - 619-889-6492 <https://dentalpracticetransitions.henryschein.com/listing/ca3334/>

ENCINITAS - NEW LISTING - General Practice located in the highly desirable area of Encinitas in a strip mall, retail space. Office has three (3) operatories and one (1) unequipped operator. Over 20 years of goodwill with Ace Dental Practice Management Software. 2022 Gross Receipts were \$323k on a 3-day work week. The practice is 70% PPO and 30% FFS. Room for growth with most specialties referred out. #CA3375- Christy Conway - 619-889-6492 <https://dentalpracticetransitions.henryschein.com/listing/ca3375/>

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LA JOLLA - Well-established general practice located in the Golden Triangle of La Jolla. 2021 GR of \$816K with 9 hygiene days/wk., office has 5 Ops in a 1,900 sq. ft. space. This practice is in a medical/dental building off the freeway in the heart of San Diego's Biotech community with UCSD, Qualcomm and Scripps minutes away. Dentrrix, Dexis, and soft tissue laser. Room for growth with most specialties referred out. Practice has been in this location for 35 years. This is your opportunity to take over a long-established practice with huge growth potential! #CA3190 - Christy Conway - 619-889-6492 <https://dentalpracticetransitions.henryschein.com/listing/ca3190/>

OCEANSIDE - Long established GP practice located blocks from the beach with over 40 years of Goodwill in this 1,921 sq ft. office paperless practice. The office is plumbed for 7 Ops, 4 Equipped. 2021 GR \$691K with average of 15 new patients/mo. Located in a free-standing building with ample parking in a private lot. #CA3151- **Christy Conway** - 619-889-6492 <https://dentalpracticetransitions.henryschein.com/listing/ca3151/>

POWAY - NEW LISTING - General Practice located on a busy, main road. Modern facility with 6 spacious Ops in a 2,395 sq. ft. in a medical building with free parking. Computerized throughout the office with Dentrrix and Dexis Digital X-ray, CBCT, soft tissue laser, and I/O Cameras. Look no further, this Practice has a solid foundation, including the opportunity to grow revenue stream by bringing specialty work in-house. #CA2932- **Christy Conway** - 619-889-6492 <https://dentalpracticetransitions.henryschein.com/listing/ca2932/>

SAN DIEGO - Chart Sale. Seller retiring after 30 years in practice in the 92117-zip code. 400 patients seen in the last 18 months. 50% Cash, 50% PPO practice. No Delta Premier. #CA3188 - **Christy Conway** - 619-889-6492 <https://dentalpracticetransitions.henryschein.com/listing/ca3188/>

SAN DIEGO - Long established GP practice plumbed for 6 Ops, with 4 equipped and primed for production. This attractive and recently updated 1,898 sq ft office includes SoftDent software, Digital PAN, 2 Microscopes, soft tissue laser, electric handpieces and I/O Camera. Many procedures are referred out of the practice leaving plenty of room for additional hours and dentistry. #CA3005- **Christy Conway** - 619-889-6492 <http://dentalpracticetransitions.henryschein.com/listing/CA3005/>

SAN DIEGO ORAL SURGERY - Don't miss this incredible opportunity to own a well-established Oral Surgery office with a strong presence in the community of El Cajon. Practice started in 1976 and acquired by present owner in 2006 with 2 surgical rooms, 2 consult rooms. The practice is in a standalone building and has been in the same location for 46 years with a reliable referral base. #CA3115 - **Christy Conway** - 619-889-6492 <https://dentalpracticetransitions.henryschein.com/listing/ca3115/>

OUTSIDE OF CALIFORNIA

NORTH SCOTTSDALE, AZ - NEW LISTING - 6 Ops in ~1,688 sq. ft. space. Features a beautifully decorated waiting area, Dentrrix, Dexis digital sensors. Room for growth and seller is highly motivated. You won't want to miss out on this practice with unlimited upside! #AZ3338 - Steve Morgan - 480-271-4679 <https://dentalpracticetransitions.henryschein.com/listing/az3338/>

HILO, HI - NEW LISTING - Well-established practice for sale in the close-knit community of Hilo. 2 Ops with potential for a 3rd, in a 1,050 sq. ft. space. 56% PPO and 44% Cash practice in a medical building with free, ample parking. Innova software and digital x-rays. 29 years Goodwill with room for growth as most specialties referred out. #HI3242 - Christy Conway - 619-889-6492 <https://dentalpracticetransitions.henryschein.com/listing/hi3242/>

LIHUE, KAUAI, HI - This top of the line 2,700 sq ft office was built from scratch in 2015 with 7 Ops, Dentrrix, Dexis, iCAT CBCT, PlanScan, X-Guide, Zeiss Microscope and more! Collections of \$2.4M in 2021 and 11 days average wk. 50% PPO, 50% Cash. Huge opportunity to grow revenue stream by bringing specialty work in-house with little competition on the island. #HI3176 - Christy Conway - 619-889-6492

EDMONDS, WA - Desirable Seattle suburb with 6+1 Ops, newer equipment, all employees staying. Features Sirona Laser, Carestream Pano & digital sensors, Dentrrix, Velscope, Kavo Diagnodent, Accutron Nitrous. Newer AirTechniques Compressor and Vac. ~26 NP/mo., 22% of collections are Hygiene. Doctor refers out majority of Endo, O/S and implants. 14% Ortho 12 month rolling collections: \$864K. Priced to move! #WA3220- Jessica Burbon - 503-332-6462 <https://dentalpracticetransitions.henryschein.com/listing/wa3220/>

EUGENE, OR - NEW LISTING - Highly sought after high tech Eugene location with building for sale. 6 ops, dentrix, laser, I-CAT, Primescan. Features spacious private office, consult room, remodeled patient waiting area. Only complex cases referred out. 2021 collections- \$1,036,837. #OR3355- Jessica Burbon - 503-332-6462 <http://dentalpracticetransitions.henryschein.com/listing/OR3355/>

EUGENE / SPRINGFIELD, OR AREA - Features a welcoming reception, 2 private offices (1 of which may be able to convert to Op 5), a business area, storage with washer/dryer, and 4 Ops. Dentrrix, CariVu, DigiDoc IO camera, Piezo, IQ Air Health Pro Series, Stratus Micromister. 2021 GR \$922K on 4 days/wk. #OR3248- Jessica Burbon - 503-332-6462 <https://dentalpracticetransitions.henryschein.com/listing/or3248/>

PORTLAND, OR - Great location and visibility on a major thoroughfare. 20 years of goodwill, sparkling clean, turn-key, and ready for a new buyer. 4 Ops with 1 add'l plumbed, currently used as storage. Dentrrix, Cliniview, Panoramic X-ray, Laser, Digital X-rays, and I/O camera. GR \$646K in 2019 with 50% Medicaid. #OR2757- Jessica Burbon - 503-332-6462 <http://dentalpracticetransitions.henryschein.com/listing/OR2757/>

SALEM, OR ORTHO - Could be converted to specialty or remain as Ortho. 5 Ops with 1 add'l plumbed and ready. New flooring, beautiful setting, high visibility location surrounded by other GP referral sources. Close to downtown, hospital, and businesses. Doctor works 1 day/wk. Greatly reduced price for quick sale. #OR3043- Jessica Burbon - 503-332-6462 <https://dentalpracticetransitions.henryschein.com/listing/OR3043/>

PUGET SOUND ISLAND, WA - Features beautiful architecture, open and welcoming reception area, 4 Ops, and 1 add'l plumbed. Curve software, private office, new Vac and compressor. ~25 NP/mo. 2020 GR: \$804K, 2021 GR: \$1.09M with an adjusted NI of \$429K. #WA3191 - Jessica Burbon - 503-332-6462 <https://dentalpracticetransitions.henryschein.com/listing/wa3191/>

PUYALLUP, WA - Main artery location in a highly desirable part of town. 6 Ops + 1 plumbed with new lighting and flooring, newer Ops, multiple private offices, a large front office/check out area, and spacious staff area with private bathroom. Paperless, utilizes Dentrrix and collected \$1.9M+ on 8 doctor and 4 hygiene days/wk. in 2021. #WA3247- Jessica Burbon - 503-332-6462 <https://dentalpracticetransitions.henryschein.com/listing/wa3247/>

SEATTLE, WA SUBURB - 4 + 1 Ops, Eaglesoft, paperless, Schick IO camera, Schick digital sensors, ICAT Precise digital CBCT and Picasso Laser. 10 years of goodwill in the same location and a mixed business/healthcare building. Many referrals and patients come from businesses in the building. Refers out most Endo, Ortho, Pedo, and Perio. 2021 GR: \$447K. #WA3346- Jessica Burbon - 503-332-6462 <https://dentalpracticetransitions.henryschein.com/listing/wa3346/>

WHITE SALMON, WA - NEW LISTING - Outdoor Enthusiasts Dream nestled in the Columbia Gorge with vast outdoor recreation opportunities-live and work in a small yet growing town with blue collar and affluent + high tech/work from home residents. Three (3) Ops, Dentrrix, IO camera. Approx 14 new patients per month. Part time practice could be a second location or primary which is poised for growth! Seller refers out the majority of Endo, Ortho, Pedo, Implant placement, and Perio on 3 days a week. Features 24 years of goodwill. Practice is 3,022sf, located in a stand-alone building on the main road with high visibility and open/free parking. Building is also offered for sale. #WA3360- Jessica Burbon - 503-332-6462 <https://dentalpracticetransitions.henryschein.com/listing/wa3360/>

SEATTLE, WA HIGH END NEIGHBORHOOD - Pristine 4 Op beautifully designed practice located in a highly sought-after area. With excellent condition chairs and cabinetry, new sterilization center, new vac and suction, Planmeca CBCT, Dentrrix software, paperless. ~26 NP/mo. 2021 GR: \$641K. #WA3331- Jessica Burbon - 503-332-6462 <https://dentalpracticetransitions.henryschein.com/listing/wa3331/>

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LIVERMORE Facility: Beautiful turn-key facility located on major thoroughfare in the heart of town. ~1,900 sf w/2 Ops + 2 add'l. Reduced \$115k excl. CBCT (DG-1453) WPS/800-641-4179

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EL DORADO HILLS GP FOR SALE - 4 Ops, Digital, 29 Yrs. Goodwill, Highly Desirable Area! GR \$421K. HSDPT-Jay Harter 916-812-0500-#CA3373 https://dentalpracticetransitions.henryschein.com/listing/ca3373/

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Luis Kong, DDS (San Francisco, CA)- Thank you Dr. Chester Jeng of Law Offices of Jeng and Associates. Your prompt attention to my concerns is something I am so thankful for. Definitely, you are the "go to" attorney for me. Call Jeng & Associates 714-858-0536

Legal Tip: Sellers: Does your non-competition agreement waive bond for injunctive relief? Attorney Robert W. Olson, Jr., 805.963.1120, www.transdental.com.

SANTA CLARA COUNTY / WEST VALLEY OMS FOR SALE - 5 Ops, CBCT, Mac Practice PMS, Seller Retiring! GR \$579K. HSDPT-Jim Engel 925-330-2207 #CA3239 https://dentalpracticetransitions.henryschein.com/listing/ca3239/

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BAY AREA

AC-1368 SAN FRANCISCO: Great Location, Beautiful Office, New Equipment. 2,300 sf w/5 fully equipped Ops. 1,000 add'l sf available **\$550k**

AC-1412 SAN FRANCISCO: Located in Fantastic Art Deco Building in Richmond District! Annualized collections over \$1.25M! 1400 sf w/ 4 fully equipped ops **\$650k**

AG-1135 SAN FRANCISCO: Practice cash-flow ~\$240k in 2021, great opportunity at \$350k! ~972 sf w/3 Ops. Plumbed for 1 add'l. **Reduced \$350k - Real Estate Also Available**

AG-1419 SAN FRANCISCO: Easy accessibility, free parking & low rent in SF Outer Sunset District! ~736 sf w/2 Ops + 1 add'l. **\$198k**

AG-993 SF SAINT FRANCIS WOOD: Seller highly motivated - Wants to sell quickly! Awesome storefront location. ~1,000 sf w/3 Ops. **A steal at \$80k!**

AN-1441 SAN FRANCISCO: 3-story building near Geary w/public transportation right outside! 1,400 sf w/4 Ops & plumbed for 1 add'l **\$230k**

BC-1386 HAYWARD Facility: Beautiful updated office near bustling downtown. 1,500 sf w/5 ops **Priced for Immediate Sale \$60k**

BG-1343 CONCORD: Free-standing, landscaped building – located on busy commercial zoned street. ~1,118 sf w/3 Ops. **\$275k – Real Estate Also Available**

BG-1404 ALAMO: Busy Retail area bustling w/ activity of thriving businesses in desirable neighborhood. ~860 sf w/3 Ops. **Reduced \$195k**

BN-1150 SAN PABLO: Located in an attractive, popular Retail Shopping Center. ~1,300 sf w/ 4 Ops. **Reduced \$150k**

BN-1372 SAN RAMON Facility: Amazing Location at corner of 2 major thoroughfares with easy access to 680 freeway. 623 sf w/ 2 OPs **\$95k**

BN-1398 OAKLAND Real Estate: Real Estate price includes Major Dental EQ, fixtures & furniture! 5-10 minute walk to Downtown. Bus stop right outside. 1,200 sf w/ 3 fully equipped OPs. **\$450k**

BN-1402 HAYWARD Facility: An amazing opportunity awaits a specialty dentist! ~1,530 sf w/2 Ops + 2 add'l. **\$120k**

CC-1387 PETALUMA: Stream-lined, well managed office w/state of the art technology including CEREC. Stunning views & just a few blocks from downtown. 2,010 sf w/6 ops & plumbed for 2 add'l **\$599k**

CC-1388 SANTA ROSA: Established 25+ years in enviable location w/ stellar reputation! 1,000 sf w/3 fully equipped ops **\$250k**

CC-1389 SANTA ROSA: Premier Cosmetic & Restorative Practice. Fully-remodeled, modern, free-standing building. 1,800 sf w/5 ops **\$799K**

CC-1454 NAPA AREA: Easily accessible w/ good visibility from the main thoroughfare. ~1,326 sf w/3 Ops + 1 add'l. **\$299k**

CN-1331 PETALUMA: Opportunity for significant growth by maximizing workweek & keeping specialties in-house! ~1,700 sf w/4 ops **\$240k**

CN-1417 MILL VALLEY: Opportunity like this rarely comes along! Mill Valley is a thriving artistic community. ~1,000 sf w/4 ops **\$350k**

BAY AREA CONTINUED

CN-911 SANTA ROSA: Well-established & priced for immediate sale! 2,250 sf w/4 ops + 1 add'l. **Seller Motivated \$325k**

DC-1400 PLEASANTON: Move-In Ready Facility in desirable prof bldg near thriving businesses 720 sf w/ 2 OPS. Plumbed for 1 add'l **Now Only \$60k**

DC-1405 LIVERMORE Facility: Move-In Ready facility in desirable neighborhood. ~1,850 sf w/ 4 fully equipped Ops **Reduced \$100k**

DC-1409 DUBLIN Facility: Well-maintained retail shopping center. ~1662sf w/5ops **\$250k**

DC-1449 SANTA CRUZ: Retail Center Location at one of city's busiest intersections. ~1700 sf w/4 Ops & plumbed for 1 add'l **\$265k**

DG-1289 WATSONVILLE: Located at intersection, near large Retail Shopping Center w/ major anchor tenant. ~2,700 sf w/6 Ops. **\$325k**

DG-1356 HOLLISTER: Practice is on track to collect ~\$900k in 2022! ~1,500 sf w/5 Ops. **Reduced \$450k**

DG-1365 FREMONT: Seller highly motivated, needs to sell within 30 days! ~1,500 sf w/3 Ops + 2 add'l **Reduced \$150k**

DG-1366 MONTEREY: Established 50+ yrs. Excellent visibility on busy thoroughfare. ~1,200 sf w/4 Ops. **\$385k**

DG-1373 FREMONT: Located on the corner of 2 major thoroughfares in popular Retail Shopping Center. ~1,800 sf w/4 Ops. **Reduced \$450k**

DG-1399 LOS GATOS: Stunning, high-end w/ ~\$500k in build-outs to duplicate this first-class practice! ~1,400 sf w/2 Ops + 1 add'l. **REDUCED! \$299K**

DG-1403 FREMONT: Loyal, stable patient base, fee-for-service practice are well educated w/ good insurance. ~1,280 sf w/ 3 Ops. **\$650k**

DG-1411 SAN JOSE Facility: Build your empire here at this proven location! ~1,000 sf w/2 Ops. **\$48K**

DG-1435 MID-PENINSULA: On track for BEST YEAR in the last 3 years! Rare gem in the Bay Area w/ up to 7 Ops! ~2,274 sf w/ 5 Ops + 2 add'l. **\$488K**

DG-1447/BG-1448 CASTRO VALLEY/OAKLAND: 2 AMAZING PRACTICES - This extraordinary opportunity is once-in-a-lifetime! **\$1.98M**

DG-1453 LIVERMORE Facility: Beautiful turn-key facility located on major thoroughfare in the heart of town. ~1,900 sf w/2 Ops + 2 add'l. **\$115k excl. CBCT**

DN-1243 SAN JOSE: Practice increased to 5 days/week in 2022 and continue to watch their profits grow! ~2,204 sf w/4 Ops + 2 add'l. **\$750k**

DN-1424 LIVERMORE: Desirable location. Converted home with pristine landscaping. ~1,200 sf w/3 Ops. **\$400k – Real Estate Also Available**

DG-1427 SANTA CRUZ: This high-tech practice collected over \$1.29M in 2021! ~1,600 sf w/4 Ops. **\$888k**

DN-1458 SAN JOSE: Over 35 yrs goodwill on major thoroughfare. 1,665 sf w/4 Ops. Collects over \$744k. Seller Retiring **\$575k**



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NORTHERN CALIFORNIA

EG-1420 SACRAMENTO: Located on one of the busiest intersections in the Midtown Corridor! ~2,500 sf w/5 Ops. **Reduced \$400k**

EG-1430 CITRUS HEIGHTS: Attractive Professional building in desirable established Retail corridor. ~1,304 sf w/ 4 Ops. **Reduced \$115k**

EG-1442 FAIR OAKS: Produced ~\$515k – High-growth potential: refers our most endo, ortho, implants, and extractions. ~1,264 w/4 Ops. **Reduced \$338k**

EG-1445 SACRAMENTO: Envidable location on major thoroughfare w/ excellent visibility. ~2,300 sf w/ 4 Ops. **\$445k**

EN-1204 FAIR OAKS: 2021 Gross Revenues exceeded \$1.3M – equipped w/ state-of-the-art technology. ~1,272 sf w/4 Ops. **\$875k**

EN-1432 ELK GROVE: Located in popular Retail Shopping Center. 1,400 sf w/4 fully equipped Ops **\$395k**

EN-1436 CITRUS HEIGHTS: Excellent visibility generated by good traffic flow. ~3,067 sf w/9 fully equipped Ops. **\$550k – Real Estate Also Available**

GN-1240 REDDING: Practice collected >\$770k on a 3-day workweek in 2021! ~1,800sf w/5 Ops + 1 add'l. **\$495k - Real Estate Also Available**

GN-1357 OROVILLE: Established for 50+ years. Collections over \$864k in 2021. ~2,400 sf w/6 Ops & plumbed for 1 add'l. **\$225k – Real Estate Also Available**

GN-1393 CHICO: Seller willing to work-back for new owner! 1,425 sf w/ 4 fully equipped ops. REAL ESTATE ALSO AVAILABLE! **\$595k**

GN-1401 CHICO Facility: Vibrant, collegiate community w/ small town vibe. ~1,550 sf w/3 Ops + 1 add'l. **Reduced \$35K**

GN-1456 BUTTE CO: Located in Historical Landmark Bldg. ~1,832 sf w/3 Ops and plumbed for 1 add'l. Collected \$421k in 2021 **\$200k – Real Estate Also Available**

GN-1457 GLENN CO: 35 yrs goodwill. Over 2,200 sf w/5 ops & plumbed for 1 add'l. Est 2022 collections \$800k **\$450k – Real Estate Also Available**

GN-1459 YUBA CITY: Rare Opportunity in Prime Location! Seller Retiring after 39 years. 1,200 sf w/3 ops **\$175k**

HG-1146 TRUCKEE: Practice collected ~ \$600k in 2021, this Truckee practice is a steal! ~1,700 sf w/4 Ops. **Reduced \$295k**

HG-1341 GRASS VALLEY: Seller will consider all reasonable offers – Practice priced at 50% of 2021 collections. ~1,030 sf w/3 Ops. **Reduced \$195k+**

HG-1390 SIERRA FOOTHILLS: Highly-desirable neighborhood in 4-seasons Resort Community. ~1,792 sf w/5 Ops. **Reduced \$125k - Real Estate Also Available**

CENTRAL VALLEY & SOUTHERN CALIFORNIA

IG-1265 STOCKTON: Normal collections are usually > \$700k annually. ~1,106 sf w/3 Ops. **Reduced \$428k – Own Your Own Condo Unit!**

IN-1349 LODI: Well-established, well-loved, well-known practice in highly desirable professional corridor. ~1,500 sf w/3 Ops + 1 add'l. **\$335 – Real Estate Also Available**

CENTRAL VALLEY & SOUTHERN CALIFORNIA CONTINUED

IN-1396 STOCKTON: Established 50 years. Seller Retiring. 1,200 sf w/ 3 fully equipped ops. Plumbed for 1 add'l. Located in Medical-Dental Professional Building **\$225k**

IN-1429 STOCKTON: Great potential for growth, by expanding current workweek. Real Estate Available! ~3,000 sf w/ 6 ops, **\$100K**

IN-1463 LODI: Seasoned, knowledgeable staff. Seller Retiring. 1,400 sf w/4 Ops. Plumbed for 1 add'l **\$495k – Real Estate Also Available**

JG-1307 SAN LUIS OBISPO: Located in highly-desirable corridor of Med-Tech neighborhood. ~1,559 sf w/ 3 Ops + 1 add'l. **Reduced \$395k - Real Estate Also Available**

JN-1301 LINDSAY AREA: Quality practice has been established for ~60+ yrs. ~1,700 sf w/3 Ops. **Reduced \$100K**

JN-1375 FRESNO: Attractive, single-story professional building complex w/ ample parking on desirable corridor. ~1,200 sf w/5 Ops. **\$275k**

KG-1391 SANTA MARIA: Practice on track to collect nearly \$700k in 2022! ~1,300 sf w/4 Ops. **Reduced \$200k – All Reasonable Offers Will Be Considered**

SPECIALTY PRACTICES

BG-1361 EAST BAY Ortho: This Ortho practice's annual cash flow profitability is ~\$334k on a 24-hr workweek! ~890 sf w/3 Chairs. **\$375k**

CC-1330 VACAVILLE Endo: Seller retiring after 25 years! Stellar Reputation. 2,565 sf w/ 5 ops. Plumbed for 1 add'l **\$350k – Real Estate Also Available**

CG-1444 WINE COUNTRY Endo: On track to collect almost \$900k in 2022! ~1,537 sf w/3 Ops + 2 add'l. **Reduced \$528k - Real Estate Also Available**

DG-1324 SUNNYVALE Perio: Located in highly desirable Silicon Valley, quality Perio practice w/ excellent visibility. ~900 sf w/3 Ops. **\$495k**

DG-1428 SAN JOSE Pedo: Beloved Pediatric practice w/ stellar reputation serving generations of families for 40+ years. ~2,010 sf w/ 3 Chairs + plumbed for 1 add'l. **\$325k – Condo Unit Available for Purchase**

EG-1452 FOLSOM Pedo: Impressive Pediatric Dental practice located in upscale community. ~2,458 w/7 Ops. **\$595k**

GN-1378 NORTH SACRAMENTO VALLEY Perio: Collected over \$1.465M in 2021! 3070 sf w/ 5 Ops. Plumbed for 1 add'l **\$695k**

IG-1318 MODESTO Perio: Practice on track to collect \$1.5M in 2021 on a 4-day workweek! ~3,239 sf w/4 Ops. **Reduced \$400k - Real Estate Also Available**



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- Limited Liability Company Formation and Agreements

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

Hendrick Gonzalez, DDS - 9/25/18

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

Ari Rosenblatt, DDS, DMD

Dr. Maddox is a consummate professional. From our first discussion, I had the feeling that he was prepared for anything. He mentioned that every transaction is unique and will have its own twists and turns. He emphasized that the sales contract will address most if not all of these unpredictable events. Our sale went sideways at the 11th hour. Lee talked me off the ledge and was able to restructure the deal (at no additional cost) and eventually closed. I would recommend Dr. Maddox's services to anyone in the position of buying or selling a practice.

Dr. Jeff Javelet



A. Lee Maddox, DDS, Esq.

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AUBURN – VERY MOTIVATED SELLER, Get a Great deal on a well located 6 Op GP practice (room for 7th) producing 1M. Desire to move quickly and negotiating accordingly. *Please only inquire if you are interested in closing before year end.

BRENTWOOD - Partnership opportunity in 9 Op office. Nicely appointed with updated equipment and technology. Rev \$3M

CAMERON PARK / EL DORADO HILLS– Great 5 Op, multi-generational practice, well run, lots of opportunity Rev \$710K

DAVIS AREA - Excellent 4 op office opportunity. Great, growing patient base. Get out of the traffic, away from competition right on top of you, produce great income & a great life. Rev \$1.4M

EUREKA - Wonderful 5 OP GP Practice for sale, just added a new CBCT to practice. REV 1.1M

GRASS VALLEY - Great location to own your own dental practice and a free standing building as well. Rev \$320K

MONTEREY COUNTY - Tremendous growth happening in practice and coastal city. 8 Ops, all the tech you need. Rev. \$1.0M

OAKLAND – Scenic views of downtown and SF from this high rise corner office. 3 equipped ops with a 4th ready to go. Just built 3 years ago with brand new equipment. Rev. \$390K

RED BLUFF - 4 op practice with free standing building for sale. Can generate great income with little to no stress. Rev: \$720K

ROCKLIN - 6 op practice in growing community. Rev \$517K

ROSEVILLE – Wonderful opportunity with 4 op GP practice with space for sale. Ability to expand within the current space footprint. Great location & Consistently producing 1 M plus.

SACRAMENTO – 4 Ops, great patients, great care. Rev. \$800K

SACRAMENTO – Nice 4 OP GP practice. Excellent staff, well kept, space for sale with practice. Revenue \$540K

SANTA ROSA - MOTIVATED SELLER. Beautiful 5 op practice. Gorgeous views from every room. Wonderfully styled, great equipment. Rev \$1M

SANTA ROSA - 4 Ops. All “Fee For Service” with everything you would need & want. Excellent equipment, location & office styling. Can accommodate 4 more rooms to total 8. Rev \$1.4M

STOCKTON AREA - Beautiful office and a tremendous opportunity. Long-established, growing 6 op office. You will be impressed. Rev \$1.5M

TRI VALLEY AREA - PERIODONTAL OFFICE - *HIGHLY MOTIVATED SELLER*. Long standing office with great referral base. Rev \$1.1M

VALLEJO – Nice 4 Op family GP practice, looking for the next owner to carry on the excellent care. Rev. 840K

WALNUT CREEK AREA – Great 5 room GP practice in excellent family area. Floor to ceiling windows and great light. Rev 650K

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NEVADA PRACTICE OPPORTUNITIES:

MINDEN / GARDNERVILLE – 4 Op GP office with real estate available. Great active patient count, growing area, and great care provided. Well styled office – good opportunity. Rev. \$820K

MINDEN / GARDNERVILLE, CARSON VALLEY – Beautiful 5 OP Practice w Free Standing Building for sale. Great location and beautiful office. Free standing building also available for sale. Rev \$975K

ASSOCIATE OPPORTUNITIES:

GREATER SACRAMENTO AREA - Full or Part Time Endodontist position available. Practice offers the latest technology, including CBCT, and a strong referral base. PPO and FFS. Experienced candidate preferred. Excellent compensation.

RED BLUFF – Associate w Intent to Own opportunity in GP office. Work along side the founder and transition into ownership.

ROSEVILLE - Good opportunity for associate. 5 ops. Rev \$1.0M

SACRAMENTO - Beautiful, full high tech practice in the Sacramento area is looking for a full time associate to join their team. This well established practice is offering mentorship, a broad range of procedures including implants, skilled staff, and an exceptional compensation package and future partnership opportunities. Office is 9,000 square feet With 21 ops.

S. SACRAMENTO – Full or Part Time Pediatric associate position. Modern practice with the latest technology and strong referral base. Experience preferred. Excellent compensation.

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SAN LEANDRO – Full time endodontist associate wanted. Exceptional compensation, guaranteed rate and room for growth.

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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.

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. Sold Sold SOLD

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

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

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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. Sold Sold

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

Valencia: Great revenue, Fully digital, Adtec equipment, OWN YOUR OFFICE – No more rent. 5 treatment rooms. Sold Sold SOLD

Palmdale: NEW 4 beautiful double entry treatment rooms, fully digital. On main street. This is a money maker. Takes all insurance except HMO.

Yorba Linda: 5 Ops, 3 elegantly equipped in this 2000 sqft office. Room for 7 ops if needed. Fully digital, Dentrux and dexis.. Doing reat numbers in a busy retail center.

San Diego area: Huge opportunity awaits this San Diego area practice with 40+ yrs of goodwill, over 3500 sq ft, 6 op's, and plumbed for more. established patient base. Fee-for-service, Digital, refer's out specialty services. Fantastic growth potential

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Fresno Area: 4 day a week practice with 4 ops, Open dental and dexis sensors, lots of good will in a great community.

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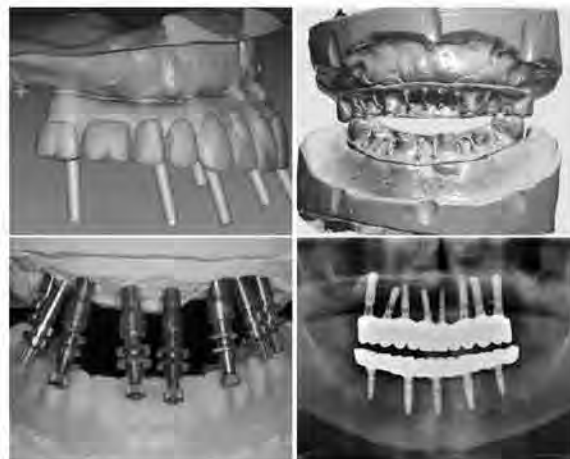
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Legal Tip: Buyers: Have you conducted a UCC search on the Seller? Attorney Robert W. Olson, Jr., 805.963.1120, www.transdental.com.

Visalia - \$1,166,000 - Pedodontics office w/ REAL ESTATE. 6ops/2,600 sqft. 2021 gross \$700k. Dr. Rishi Salwan (888)8024230 DRE# 02085289

claremont practice for sale 5 ops. Dr retiring. High end build out. Coll 1 mil on 3 days a week. Busy hygiene. Located in busy center. \$950k Mike 562.832.9332 DRE#02079096

Dental practice for sell in FRESNO, CA. 1110 Sq ft. 2 fully operational OPs with a 3rd OP plumbed. Easy Dental system. Dexis x-ray. C&B, endo, Clearcorrect ortho, implant. Dentist retiring. \$120,000 obo. Please call and leave message at 559 494-2049.

UPCOMING CONTINUING EDUCATION IN-PERSON SEMINAR: Next seminar on ORAL SURGERY FOR GENERAL DENTIST on MAR 19TH, 2023 in MONTEBELLO, CA text 909-933-9076

Seeking Pediatric dentist/ GP with Pedo exp for a practice in Bakersfield. Send Resumes to srs95.dental@gmail.com

Santa Cruz Practice For Sale \$625,000: Highly-rated GP in walkable neighborhood, 4-operators, beautiful build inside & out! info@integritypracticesales.com (855) 337-4337

Stockton-3 day work wk \$329k prod in 2021! Dexis Dentrax Actaeon equip, office on a lease. 40 yrs retiring! 209-623-8454

Thriving small group practice with three locations in central California. Each location has over \$1 mil in annual collections. Room for expansion and great potential for growth. Excellent DSO opportunity. Seller and Associate willing to work back. Contact Rod Johnston at 510-633-2697 or rod@omni-pg.com. (CAD114)

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VATECH Panno/ CT Machine for sale. Purchased new in 2015, used once a week only. \$7500.00 805.688.1155 or 805.325.9745

ROSEVILLE – Nice 4 OP office in good location with space for sale as well. Space size of office would allow 2-3 more treatment rooms. Please contact for price www.ddsmatch.com 855-546-0044

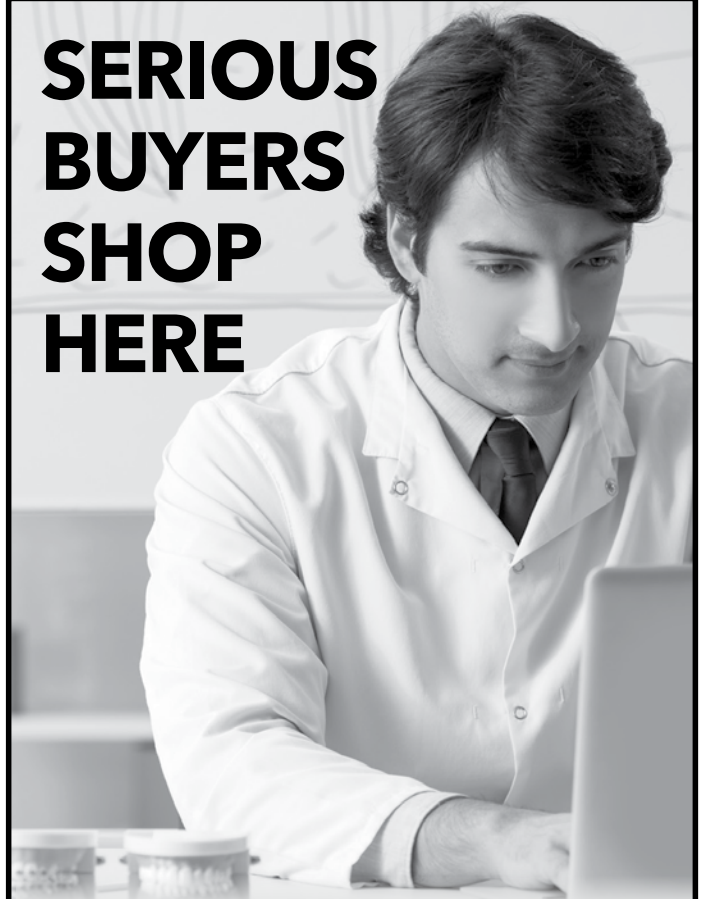
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Northern California Listings:

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Sister Offices in Solano County - Sister Offices grossed \$1.27 MILLION in 2021 together. For sale- \$650,000 - Fairfield - 3 ops, 1,200 sq ft. Cash & PPO only. Open 2 days a week. - Suisun City - Strip mall location. 5 ops/2,400 sq ft. 5,800 active patients.

San Jose - Jan to July 2022 gross \$478k+, 4 equipped ops, 1,100 sq. ft. Rent \$3,099/ month. 2 hygienists on staff 4 days a week. For Sale - \$525,000.

San Francisco - 4 ops, 2,000 sq. ft. 2021 gross \$717k+, net - \$228k+. Rent \$4,500/month including NNN. Including large lab and doctor's office. One hygienist on staff. \$12k CAP check. Located on a busy street near Walgreens, a theater and more. Seller willing to stay on to help with transition. For sale - \$425,000

Selma - 4 ops, 3 equipped, 1,800 sq. ft. 2021 gross 284k+, net \$75k+. Rent \$2,587 Digital Office. Doctor working 3.5 days a week. Located in a shopping center. For sale- \$180,000

Redwood City - 2 ops, 750 sq. ft. 2021 gross \$202k+. Rent \$2,713.23/month. Includes water and outside maintenance! Long established, clean and cozy dental office with good reputation. Located in a highly desirable, urban and growing neighborhood. For sale-\$160,000

Oakland - 3 ops, 859 sq ft. Seller retiring with 32 years of goodwill and only working 12 hours a week. 2021 gross \$161k+, net \$95k+. Rent only \$2,276/month, includes water and electricity. For Sale - \$120,000

Sonora - 2ops, 900 sq. ft. 2021 gross \$95k+, net \$25k+. Rent \$1,270/month,. Located in a professional building with multiple tenants in an urban, growing, highly desirable location. Lots of potential under the right motivated doctor! For sale - \$75,000

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SANTA CRUZ: This high-tech practice collected over \$1.29M in 2021! ~1,600 sf w/4 Ops. \$888k (DG-1427) WPS/800-641-4179

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ALTURAS-CA GP Office, mostly FFS, 2 OPS, Great for Starter Dentist. RealEstate Avail. 95K. 530-233-6021

4801 Freeport Blvd Sac- 5 ops \$189K. gross \$330K/ yr. building avail. 916-862-5507

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La Jolla Practice For Sale \$649,000: High-end boutique GP in city center! 5-operatories, natural light, elegant architecture. info@integritypracticesales.com (855) 337-4337

STOCKTON: Established 50 years. Seller Retiring. 1,200 sf w/ 3 fully equipped ops. Plumbed for 1 add'l. Located in Medical-Dental Professional Building \$225k (IN-1396) WPS/800-641-4179

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Legal Tip: Has your CPA reviewed the proposed tax allocations for the sale? Attorney Robert W. Olson, Jr., 805.963.1120, www.transdental.com.

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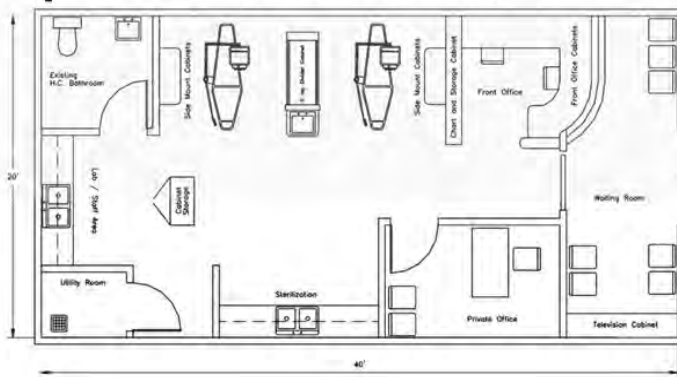
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Attention Doctors! Unlicensed dental assistants must complete DBC approved 8 hour hands-on course in infection control, a DBC approved 2 hour course in (CaDPA) and the completion of a CPR course approved by the ARC or the AHA. This is a legislative mandate by the Dental Board to avoid fines. Contact Ms Grant (888)988-2364, MsGrant@ADMInstitute.com

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PLEASANTON GP FOR SALE - 6 Ops, 5 Eq., Paperless, Digital. GR \$470K HSDPT- Jim Engel 925-330-2207-#CA3023 <https://dentalpracticetransitions.henryschein.com/listing/ca3023/>

Did you know the CA Board now requires ALL renewing dentists to take a new Ethics component of the CA Dental Practice Act from a Board PRE-APPROVED CE Provider, in order to renew their license? Join our LIVE WEBINAR on Mar. 26th to fulfil this new requirement - call 720-838-4093, www.xcelseminars.com or see Xcel Seminar's insert for details.

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6207 CALIFORNIA'S LAKE TAHOE PRACTICE WHERE YOU PLAY!!!

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6212 SACRAMENTO'S LOWER SIERRA FOOTHILLS ALONGSIDE INTERSTATE 80

Great family community with unlimited outdoor activities right in your backyard. Highly regarded. 5-days of Hygiene. 4-day week. Delta PPO practice is trending \$590,000 in 2022. Well cared for 4-op office reflects Seller's ownership of stand alone building. Great curbside appeal and best location. Building also available for purchase.

6208 SAN LUIS OBISPO COUNTY OUT-OF-NETWORK

This Opportunity positions the Successor for a rewarding career in Private Practice as its DNA is that of an "out-of-network" practice. The focus here is to maintain a "work / life balance" minimizing stress, enjoying a rewarding practice and having time to do what one likes. Work Smart - Live Better! This is evidenced per Owner's 23-hour work week coupled with 2-months of vacation. And per this model, the practice's 2021 stats were \$916,500 in Production, \$868,000 in Collections and \$355,000 in Available Profits. 2022 trending production of \$1 Million.

6217 LOWER FOOTHILLS SOUTHEAST OF SACRAMENTO

Delta PPO Practice. Averages 3.5 day work week. Strong hygiene department. Could operate 5-days a week. Collected \$784,000 in 2021 with Profits of \$369,000. 2022 on track to realize \$375,000 in Profits. Busy Hygiene schedule. 5-ops with 6th available. Live in this peaceful country setting or commute. **Full Price \$325,000.**

NORTHERN CALIFORNIA

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6222 CONCORD Perfect foundation to grow into a busier practice. Long established. 2022 collected \$400,000. Paperless, digital Pano and 3-upgraded ops. Well maintained office owned by Seller. Dedicated staff includes long-termed Hygienist. Sale includes condo.

6220 PLACER COUNTY Relaxed country setting for Delta PPO practice. Realized 170+ new patients last 12-mths. Trending \$1,150,000 in collections; \$425,000+ in Available Profits. Beautiful office. **Full Price \$800,000.**

6219 SOUTHERN SONOMA COUNTY Delta PPO. 2022 collected \$1.2 Million. Available Profits of \$465,000+. Strong staff. 35+ new patients per month. Great family community.

6218 SACRAMENTO'S INTERSTATE 80 Delta PPO. 2021 produced \$1.26 Million, collected \$1.2 Million on 4-day week. 2022 shall again collect \$1.2 Million with Profits of \$385,000. 8.5-days of Hygiene. Beautiful facility. Bread & Butter practice. Successor should contract with specialists allowing additional income stream to pay for the practice. **Full Price \$775,000.**

6215 SANTA ROSA - ORAL SURGERY Long established OS provider. 2022 shall collect \$1.25 Million with Available Profits of \$575,000. Strong referral base. Cone Beam. **Full Price \$500,000.**

6211 SACRAMENTO'S FAIR OAKS Phenomenal exposure at busy intersection. 5-ops. \$500,000 per year performer by Owner's choice. Tremendous investment includes real estate. Perfect pedestal for a 6-day per week practice. Do your homework. Simply needs a different vision! **Full Price for Practice \$165,000.**

6209 MODESTO 5-ops with 6th available in signature building. Paperless, digital and CBCT. 2021 realized Available Profits of \$512,000 on Collections of \$1,222,800. **Full Price \$550,000.**

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COVINA 9 ops equipped. Grossing near \$400,000. FP \$456,000.

CULVER CITY 2019 Grossed \$853,000. Referred 55 Endo; 28 perio; 60 OS & Implants. Merger candidate

GP INNOVATOR Gross \$1.7 - Net over \$1 Million. Unusual opportunity for DDS who wants to retire early.

KERN COUNTY Grosses \$1.4 million. Add Denti-Cal, gross \$2.5 million, Net \$1 million. Special fee arrangement yields high income.

KOREATOWN Low overhead, No Denti-Cal. PPO & Cash. Gross \$250,000. FP \$150,000.

LADERA RANCH Booming Shopping center. Did near \$1 Million for 25 years. Modern facility. Only \$150,000.

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RIVERSIDE Gross \$1 Million. Next to Walmart. Price \$850,000

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SAN PEDRO Gross \$800k, 3 Ops. FP \$675,000.

TORRANCE 70,000 cars drive by daily. HMO \$4,000/month. Grossing \$1+ Million. Has potential to do \$2 Million. Dream location.

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OBSERVATION

The asking prices on many
"For Sale" practices are inflated.

SUMMARY

A glut of "For Sale" practices, fewer Buyers and inflated
asking prices. Logic and common sense are lacking.

THE PPS WAY

PPS is selective in our engagements. A proper analysis is
performed in order to truly understand each practice and to
determine the appropriate price based upon those variables
associated with that practice. When we finally have the price
discussion, this becomes a fact-based discussion. Having
properly educated Clients with attainable expectations
makes for a great partnership in these sale endeavors.

Further, a complete Toolbox is assembled before a
practice is marketed. PPS subscribes to the tenet that the
heavy lifting needs to be done on the front end. This takes
considerable time. But it is the best investment any
Seller can make before their practice goes to Market.