

# THE Dental Trader

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So. Calif. Edition

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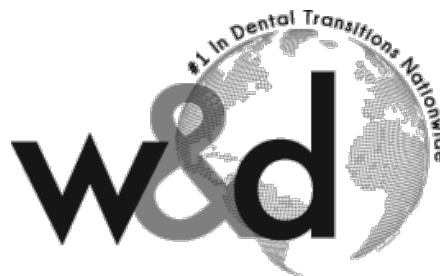
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**Want to BUY Cypress/Tustin:** 5op+ non-professional building. P: 626-759-6517. E: kcn.dental@gmail.com

**Dental equipment,** machine and etc for sale. Contact our office if interested (909)628-6701.

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**Associate needed** Lancaster CA Wednesdays and Fridays email resume to goldendental@inbox.com

**Dentist Associate.** Partnership options. Laguna Hills private practice. email to kristin7712@gmail.com

**MOBIL CABINET** Dental, White, Used in Good Condition For Sale. yjmdds@yahoo.com

**Ortho Assistant** Needed for busy, friendly office in Los Angeles. Please call (310)923-2736

**VISTA 5 ops,** 1,655 sq. ft. suite off the 78. Rent is \$3,688. Greg Beamer 909-542-4891

**General Dentist** for private practice tustin. (No RCT/OS); tustindental@gmail.com.

**Experienced general** dentist needed for a part time position. please call (909)899-8757

**ENDODONTICS Needed** Locate at Chino, CA, one day a week, email resume to drhung119@gmail.com

**(Tustin)shopping center** location general dental office for lease or rent to (specialist)only. 9494668228.

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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, Dentrux 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 Goodwill/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.

**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 Maybe you wish 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 areas: Anaheim Hills, Brea, Burbank, Canoga Park, Fallbrook, Garden Grove, La Habra, Mission Hills, Northridge, No. Hollywood, Orange, Palm Desert, Reseda, San Fernando, Santa Ana, Sylmar, Tazana, Tustin, West Hills and Woodland Hills. In addition, we conduct customized space and 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 \$200K+. 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. **[PENDING]**

## 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. **[PENDING]**

## MADERA COUNTY

Room for Your Madera County Practice Listing.

## RIVERSIDE COUNTY

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## 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 Denti-cal. 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. **[SOLD]**

**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]**

## UPCOMING PRACTICES FOR SALE

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**Orthodontist looking to buy practice/partner** in SoCal. OC/LA/SD/ InlandEmpire. socalorthodoc@gmail.com

**FORCEPS EXODONTIA**, OS Instruments, Used in Good Condition, For Sale. yjmdds@yahoo.com

**Gendex 770** x-ray machines for sale, in good condition & recently calibrated. doc@ingersolldds.com

**DA/RDA for** hire in Laguna Hills office. Looking for long term, will train. Text 949-424-5411

**2 RPG** stools/chairs for sale. In great condition. For ergonomics. Selling for 250 each. 818-523-3005

**Orthodontist needed** for 1 Wednesday/month in city of Bell must be Dentical provider email Platinumbraces@gmail.com

**Dental office** for lease to SPECIALIST ONLY. Anaheim. 7 ops. 2000 Sq ft. Lone standing building. Lots of parking 8186404848

**4 operatories** SFV. Owner financing. 28 years of goodwill, doctor retiring. Strip mall location. Email access100@yahoo.com

**DENTIST RETIRED-Periopro II**, whip mix articulator, misc. handpieces, oral surgery instruments WLA text to 3102104191

**SFV 4** ops. Dr retiring. Priced for immediate sale. Strip mall. Production 175K, 2.5 days/wk. Email access100@yahoo.com

**Beverly Hills** dental off.; rent/sale. 2 ops, lab/sterile, 1 avail. now. All w windows. Great location. Text 310)948-2673

**LARES Powerlase** AT. hard-tissue/Soft-tissue. Paid \$90k, asking for \$3K. Excelent working condition (818)518-7426

**Units lease** Rosemead CA 91770. 1-3 days. 2-6 units. Endo preferred. Stree sign space. sugarbug888@gmail.com

**COMING UP TUSTIN** CA 30PS GROSS 350K TOM FITTERER PPS 714 345 9659

**Pomona Building** Ped/GP practice for sale. 4 units 3 xrays. Computer sys 10FWY on-ramp. 535/699k No broker: 9495484559

**Nomad portable** X-ray for sale, excellent condition, 2 batteries included \$3500. Call 310-205-0900.

**FOR SALE IN NEWPORT BEACH – GP office w/ 5 eq. ops. Recent equipment. SellingMyDentalPractice2023@gmail.com**

**Reception/Tx Coordinator** (friendly, organized and computer savvy) needed for Beverly Hills perio office. P/T 310-205-0900

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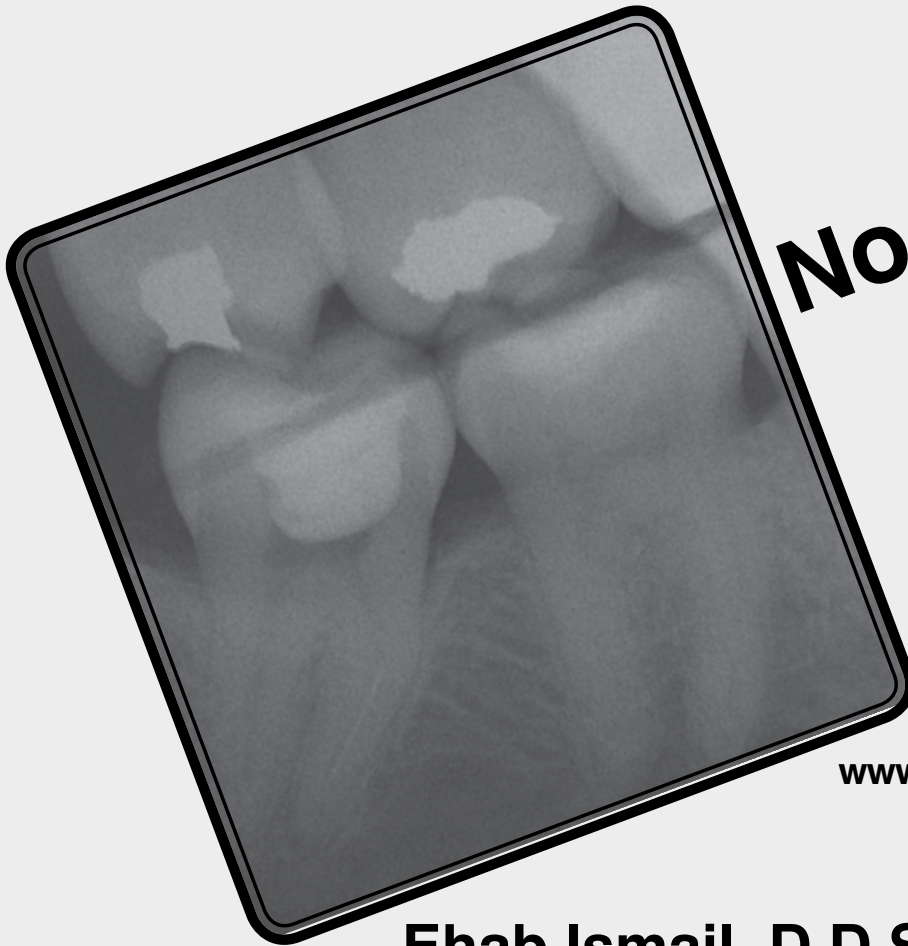
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**Ontario 3** ops, PPO, HMO, Dential. Digital xrays Dr. needs  
to move, great starter office. [mvpdds@yahoo.com](mailto:mvpdds@yahoo.com) 424-  
888-0485

**GP Dental** Office for sale in San Diego CA, with 15 years  
of goodwill. This practice is located in a medical-dental  
building with 5 equipped new chairs with all electric hand  
pieces. \$2 million gross collections. Gerald Lee, Esq. (213)  
631-6669 Cell

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we closed shortly  
after..."*

*~ Katherine L., DDS  
Lake Forest, CA*

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#### Los Angeles County

##### **Diamond Bar: 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: SOLD!**

- **2022 Collections ~ \$900K**
- Large shopping plaza, 4 eq. ops. + 1
- Accepts all insurances, mostly PPO/CASH. Cap. check ~\$4k/month
- Many in house specialists.

##### **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!**

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

#### Riverside County:

##### **Murietta - Grosses ~ \$788K.**

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

##### **Palm Desert: Large Shopping Plaza.**

- 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. 7 eq. ops.

##### **San Jacinto - New Listing!**

- **Office Grossed \$1.58 Million in 2022**
- Stable production for many years.
- Prominent retail ctr. Reasonable rent
- 4 eq. ops. + 1 add'l plumbed.
- Mix of Denti-Cal & PPO/Cash pt.
- All GP works & no specialties.

#### Central California

##### **Fresno - Collects ~ \$300-350K**

- ~ 70% HMO, ~30% FFS/Cash
- Capitation check pays rent.
- Just renovated. New Equipment.
- 3 eq. ops. ~ 1,150 sq.ft.

##### **Modesto - General & Ortho Practice**

- **Grosses ~ \$1.5 M.** Mostly PPO/Cash
- 10+ years of goodwill & good recall program & high profit margin.
- Strip mall. 6-8 ops.
- Reasonable Rent.

#### Orange County

##### **Anaheim - Starter Practice w/Bonus Pt.**

- Strip mall: 3 eq. ops. + 2 plumbed
- ~ 50% DentiCal, ~ 50 % Cash/FFS
- Nice staff. Fair Rent. Low overhead.

##### **Anaheim Leasehold - SOLD!**

##### **Asking \$115K (from \$135K)**

- Strip mall, minutes away from I-5
- ~2,200 sq.ft. 5 eq. ops. + 1 plumbed

##### **Fountain Valley: New Listing!**

##### **Family practice. Collections ~ \$275K**

- ~ 50% FFS/PPO & ~ 50% Denti-Cal
- 3 eq. ops. + 1 add'l plumbed
- Retail Center. Reasonable Rent.
- Border of Fountain Valley & Santa Ana

##### **Newport Beach - New Listing!**

- Collections \$500 - \$550K
- Prominent professional suite across from one of the largest shopping centers.
- Beautiful & classy practice
- ~2,500 sq.ft., rent ~\$10,500/month
- Selling for health reasons.

##### **Westminster - Collections ~ \$773K**

- 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

#### Northern California

##### **Daly City - Collections ~ \$410K**

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

##### **Dublin: Collections ~ \$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 ~ \$900K**
- Surrounding areas include Castro Valley, San Leandro, Oakland ...
- Mixed Insurance. Many Denti-Cal pts.
- Front street location. 5 eq. ops.

##### **Fremont - Grosses ~ \$645K**

- 20+ years of goodwill
- On main street. Large retail center - close to Fremont Hub.
- 4 equipped ops. + 3 plumbed
- ~ 50% DentiCal; ~50% Cash/others
- Runs with 1 Doctor + 3 staff

##### **Sacramento - New Listing!**

##### **Asking \$95K!**

- Strip mall off Highway - 99
- 3 equipped ops. + 1 plumbed
- 2022 Production ~ \$200K.
- Part time practice. Low overhead.

#### 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 ~ \$310K**

- Seller retires. Low overhead.
- Opens 3 days/wk. Mostly PPO/Cash
- 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
- Good hygiene/ recall program.
- Fair Rent. 3 eq. ops.
- **Seller willing to negotiate price!**

##### **Stockton - Practice & Real Estate**

- **Grossed ~ \$865K.**
- High profit margin.
- Doctor retires. 3 eq. ops.
- ~60% DentiCal, 40% PPO/others.
- Single standing bldg. w/parking lot.

##### **Sunnyvale - New Listing!**

- **2022 Collections ~ \$900-950K**
- Office accepts PPO/Cap/HMO
- Office does mostly general dentistry. Lots of outside referrals.
- 2 - 3 doctor days/wk
- Prominent professional suite. 4 op.

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**Encino Practice For Sale** \$189,400: 50-years goodwill, 2022 collections \$474k, Ventura Blvd location in busy shopping corridor! info@integritypracticesales.com (855) 337-4337

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# Prime Dental Practices for Sale

Location	Asking Price	Summary Info
<b>Southern California</b>	<b>INQUIRE</b>	Highly lucrative dental sleep medicine practice. Seller needs to sell due to health issues. 70-80 new patients per month with less than 50 percent overhead so highly profitable. Training for these procedures are easily attainable. <b>Please call for more information.</b>
<b>Central San Diego</b>	<b>\$1,200,000</b>	Unrivaled unique potential barely being tapped! Grossing \$1.7 mil, netting \$700,000. A business minded operator's dream. Awesome marketing system in place.
<b>Coastal San Diego</b>	<b>\$899,000</b>	4 ops. Stand alone dental building on corner lot in the premier San Diego Coastal community. Real Estate is also for sale. Majority of specialty work being referred out. Dream clientele, dream location, dream practice.
<b>La Jolla</b>	<b>\$1,795,000</b>	8 ops. 30 plus years of goodwill. Located in busy shopping center. High visibility, high quality, highly coveted practice. Many specialty procedures can be added. Solid net income as the collections far exceed the fixed overhead.
<b>North County</b>	<b>\$350,000</b>	PERIO practice for sale. 20 plus years of goodwill. Excellent location with real estate also available for purchase. Solid practice in a highly desirable professional/medical complex. Plenty of parking. Procedures can be added to increase collections.
<b>Fallbrook</b>	<b>\$775,000</b>	4 ops. Spacious office space with most specialty procedures being referred out including all ortho. Recently remodeled with new paint and flooring. Seller owns real estate and offers future purchase options.
<b>San Diego</b>	<b>\$859,000</b>	Perio practice. 5 ops. Gross Collections \$1.1 Million. Centrally located in one of San Diego's top communities. Averaging 32 new patients per month. Seller willing to associate back to help with transition with a strong active referral base.
<b>East County</b>	<b>\$375,000</b>	ORTHO practice. Located in a prime retail shopping center location. Plenty of parking. 6 chairs with room for more. Brand new paint and carpet has this office looking like new. Come see one of the top locations with very affordable rent with a well negotiated lease. 40 year of goodwill!
<b>San Diego Inland</b>	<b>\$475,000</b>	GP practice with opportunity to purchase the real estate! Beautifully appointed modern buildout in great location. The buildout on this is second to none with spacious well equipped ops with lots of natural light and views from the chair. A must see and a rare opportunity to also purchase the real estate in a coveted central San Diego community.
<b>Temecula</b>	<b>\$424,000</b>	GP practice. 5 ops. Relatively new equipment in prime location with easy access and plenty of parking. Motivated seller who loves the practice but has another 60 miles away that will become his focus. Seller financing might be available. Definitely come see this one!
<b>Kearny Mesa</b>	<b>\$379,000</b>	GP practice. 4 ops. Seller retiring and moving out of state. Practice located in the heart of San Diego, adjacent to Sharp Memorial hospital and Childrens hospital (could be converted to Peds or family office.) Easily accessible (located at the intersection of 3 main San Diego freeways) with plenty of parking. A lot of upside as seller refers out many procedures.

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**San Bernardino** - \$550,000 - 7ops/2170 sqft. Gross 2021 \$633,000. Dr. Rishi Salwan, DDS (888)8022340 DRE# 02085289

**3002 PASADENA** 2 OPS GR 500K RENT 3200 FULL PRICE \$350k CALL TOM FITTERER 714 345 9659

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## **San Diego**

**Private General Practice** - Dr retiring after 35 years – 5 modern operatories with digital xrays, conebeam, computers and monitors in each room – grosses over \$625,000 on 4- six hour days/week

## **San Juan Capistrano**

**Private General Practice** - Dr retiring - Very modern 3 + 1 operatories grosses over \$390,000/yr on 4 easy days/week-digital xrays, Cerec machine/printer, Sirona Cone beam, digital xrays, computer system - paperless

## **Beverly Hills**

**Private General Practice** - Dr retiring after 45 years in practice - 4 operatories in beautifully appointed office - grosses almost \$700,000/yr on 3 ½ days/week with a net income over \$350,000 - digital xrays, and computer system

## **Bakersfield**

**Private General Practice** - 4 operatories in professional building with good exposure – expected gross this year approx. \$600,000 on 4 days/week



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**PRACTICE FOR SALE, STANTON, ORANGE COUNTY.** For sale by owner. Dentist retiring. Great retail location on Katella Ave w/ frontage. 1,750 sf w/ 6 ops. Asking \$660,000. Please call 714-277-8454

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**SAN DIEGO PRACTICE FOR SALE** – modern 5 ops grosses \$630,000/yr on four 6 hour days/week – digital xrays/computer – Dr. retiring - Thomas & Fees Practice Sales (714)544-4341

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**Moreno Valley, CA** Very nice 4op GP. In a 1300 sq. ft. Digital X-rays, 11+ years of goodwill, income source: Cash, PPO, Dential. Modern Style office. Does minimal advertising depends more on Patient's referral. Located in a busy Avenue. Low monthly rent. Asking \$445,000. Please contact Stephanie 951.312.0193

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**Reseda Dental** Office for sale by owner. Charts and Leaseholds in a busy shopping office. Asking \$150k. 818-427-8585

**LAKE FOREST,** GP, 4 Ops, strip mall, gross \$600K, on 4 day week. CBCT/PAN/CEPH, ITERO 5/NIRI, Eaglesoft, chartless, Dentist is retiring. 60% Dential, 40% PPO/CASH. Refers out Endo/Ortho/Perio/OS. lakeforest2022@yahoo.com

**Retiring Dentist Beautiful dental practice for sale with 6 eq. ops. & 1 plumbed not eq. op. 22 years of Goodwill In La Quinta, CA 92253. Contact: laquintadentalpractice@gmail.com**

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**General Dentist Needed Saturdays in** Santa Clarita PPO, FFS office. Call 661-255-0400 or email DrLimsDental@gmail.com

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**Fresno. New Listing!** Collections ~ \$300-360K. ~70% HMO, ~30% FFS. Capitation check pays rent. Just renovated. 3 ops. Call Loc Pham, BRE# 0187578. (714) 550-7494. https://LCFpracticesales.com

# When it Comes to the Sale

## DENTAL PRACTICES FOR SALE

**DENTAL PRACTICES FOR SALE:** Burbank, Calabasas, Encino, Fontana, Fullerton, Huntington Beach, Los Angeles, Oak Park, Porter Ranch, Sherman Oaks, and Woodland Hills.

**WOODLAND HILLS GENERAL PRACTICE FOR SALE:** Quality fee for service practice collected \$1,189,000 in 2022 with a net income of \$350,000 on four days per week with 5 days of hygiene coverage per week. Seller refers most endo and all pedo. There is an in-house periodontist one day every two weeks. The practice has 5 equipped operatories with digital x-rays and Dentrix software. Asking \$800,000. – PENDING AT FULL PRICE

**BURBANK GENERAL PRACTICE FOR SALE:** Long established practice is currently collecting \$1.9M per year with a net income in excess of \$700,000 per year. The current owner is selling due to family medical problems that require too much of the seller's attention. Seller is working one day per week with five days of associate coverage and nine days of hygiene per week. The practice has one day of periodontist coverage per week and one day of endo coverage per month. The office has seven equipped operatories, digital x-rays, CBCT scanner and Itero. No marketing, no evenings, no weekends, no HMO, and no Denti-Cal. Very motivated! Asking \$1,200,000. – PENDING AT FULL PRICE

**ORANGE COUNTY PROSTHODONTIC PRACTICE FOR SALE:** 43 years of goodwill. Well established prosthodontic practice collects \$750,000 per year on three days per week with two days of hygiene per week. Net income is \$168,000 per year. Seller refers all specialty work. Three equipped operatories with digital x-rays and panoramic x-ray machine in a professional building. Seller is retiring but is willing to assist a buyer in whatever capacity the buyer desires to facilitate a smooth transition. Asking \$390,000.

**NORTHRIDGE/PORTER RANCH ORTHODONTIC STARTER PRACTICE FOR SALE:** Good opportunity for growth in a relatively affluent community. Seller works two plus days per week and collects over \$300,000 per year with a net income of \$130,000. Currently there are 115 patients in bands with a handful of additional patients in Invisalign. Seller averages five new starts per month. The office is located in a professional building and has four chairs and a digital pan cep. Seller is motivated. Asking \$125,000.

**SHERMAN OAKS GENERAL PRACTICE FOR SALE:** Well established fee for service practice collects \$625,000 per year on four days per week with four days per week of hygiene. Hygiene, exams and x-rays account for 58% of the practice production. Seller refers out all endo, all oral surgery, all perio surgery, all pedo, and all ortho. Low key practitioner. Tons of upside potential. The office has four equipped operatories with digital x-rays and Sofident software. Professional building. Seller is retiring. Asking \$300,000 – SOLD AT FULL PRICE

**FONTANA GENERAL PRACTICE FOR SALE:** The practice collected over \$870,000 last year with an adjusted net income of \$276,800. Sixty percent of the patients have Denti-Cal, but many pay for upgraded treatment. The practice averages 69 new patients per month with minimal advertising. Patient base is predominantly Hispanic, which is estimated to be about 80% of the patients. The office is in a retail setting with three equipped operatories plus an x-ray room that is plumbed. Seller is moving out of the country. Asking \$700,000 – SOLD AT FULL PRICE

**CONEJO VALLEY GENERAL PRACTICE FOR SALE:** Located in Oak Park, this practice is one of the oldest practices in the area having been established in 1978. The practice is located in an affluent family-oriented neighborhood. The practice has historically collected over \$1.2M per year and collected \$1,115,000 in 2021 and \$603,000 for the first six months of this year with a net income last year of \$385,000 and \$241,000 for the first six months of this year. The seller works four days per week with seven days of hygiene per week (should be 8 but they have not been able to find another hygienist). 44% of the practice production is from hygiene, exams and x-rays. Seller refers all endo, all oral surgery, all perio surgery, all implant placement and all ortho. Tons of upside potential in the referred work. Seller is retiring. Asking \$950,000. - SOLD

**ENCINO GENERAL PRACTICE FOR SALE:** Great starter practice or practice to merge. The office collected \$178,000 last year on one day per week. Collecting less this year due to minimal seller time. This practice has always done significantly better in the past, but the seller's other practice which is 30 miles away has grown substantially in the last two years and this office has received less attention as a result. The office has four equipped operatories, two with new dental chairs. It is computerized with digital x-rays. All cash and insurance, no Denti-Cal or HMO. Asking \$90,000. - PENDING

**LOS ANGELES COUNTY ORAL SURGERY PRACTICE FOR SALE:** Established referral based oral surgery practice receives at least five new patient referrals per year from over 50 professional referral sources. Practice collects \$1,150,000 with a net income of over \$450,000 per year on four days per week. The office is located in a high-income area and has 4 equipped operatories with digital x-rays and a CBCT scanner. Seller is retiring. Asking \$450,000.

**BEVERLY HILLS GENERAL PRACTICE FOR SALE:** This practice focuses on implant-based restorations. The office has three equipped operatories with a CT scanner, digital x-rays, and Dentrix software. The practice collected over \$620,000 last year on four days per week. Seller refers all endo and oral surgery other than implant placements, which is done by a specialist. The practice averages 7-10 new patients per month. Located in a prestigious building in the Golden Triangle area of Beverly Hills. Asking \$400,000. - SOLD

**CALABASAS GENERAL PRACTICE FOR SALE:** Consistent history of collections over \$700,000 per year with a good net income. Located in a smaller professional building, the practice has four equipped operatories with digital x-rays and panoramic. Very nicely done leasehold improvements. Four days of hygiene. 33% of the production is from hygiene, exams and x-rays.

**HUNTINGTON BEACH FEE FOR SERVICE GENERAL PRACTICE FOR SALE:** Historically, the practice has collected between \$1.55-1.6M per year with a net income in excess of \$700,000. In 2020, the collections were \$1,340,000 with a net income in excess of \$600,000. Collections for this year are back to pre-COVID levels. Seller works five days a week and has double hygiene every day. The office has 5 equipped operatories and is fully computerized with digital x-rays, panoramic and Picasso laser. The seller is a Delta Premier only provider. Seller is retiring. Asking \$1,250,000. - SOLD AT FULL PRICE



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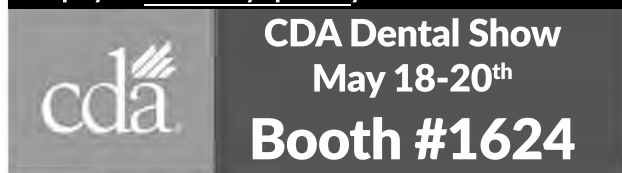
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## SAN DIEGO, ORANGE COUNTY, INLAND EMPIRE & LOS ANGELES CONT.

**San Gabriel | \$515,000 | 3 ops | #10089** 100% FEE-FOR-SERVICE High Net Income Implant Studio/Endo Practice. In 2022 the doctor's take-home pay was \$359,950 on just a 2-day work week! Located on a main road in a busy retail shopping plaza. Call Ken (805) 338-5850

**SOLD by Al Galvis: Santa Monica | \$702,000**

**NEW! La Quinta | \$230,000 | 4 ops | #10093** Phenomenally located fast-start GP in the stunning resort city of La Quinta! The practice is profitable, but most of the value is in the location, patient base, build-out, and equipment. Located on the Highway 111 commercial corridor, there is high visibility and tons of foot traffic. Call Tim (714) 272-8404

## VENTURA & SANTA BARBARA

**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 by Darren Hulstine: Lompoc | \$640,000**

**SOLD by Darren Hulstine: SB County + RE | \$195,000**

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

**SOLD by Darren Hulstine: Central Coast | \$299,000**

**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 by Darren Hulstine: Santa Maria | \$895,000**

**SOLD by Darren Hulstine: Ventura | \$450,000**

**SOLD by Darren Hulstine: Lompoc Suite | \$590,000**

**NEW! Ventura | \$445,000 | 4 ops | #09945** 5-star rated GP with incredible value and tons of upside potential! Offering a complete range of services utilizing the most cutting-edge technology. Located in an attractive professional building with a beautiful, high-end build-out, high visibility, and easy access from 101 Freeway. Call Ken (805) 338-5850

**SOLD by Darren Hulstine: Santa Barbara + RE | \$3,555,000**

**SOLD by Darren Hulstine: Santa Maria | \$1,135,000**

**SOLD by Ken Skeate: Oxnard Turnkey | \$105,000**

**NEW! Santa Maria Vacant Dental Office | #10090** Lease for \$2,900/mo Gross, or purchase for \$453,000. Well-built and well-designed 1,275 SF dental office near downtown Santa Maria. Equipment sold separately. Call Darren (805) 878-0633



**INTEGRITY  
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## 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 by Scott Taylor: San Jose | \$205,000**

**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 by Darren Hulstine: Arroyo Grande | \$550,000**

**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 by Darren Hulstine: SLO County | \$249,999**

**SOLD by José: San Jose | \$95,000**

**SOLD by Scott Taylor: San Jose | \$1,700,000**

**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 by Scott Taylor: Monterey | \$1,350,000**

**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.



**NEW! San Francisco | \$490,000 | 3 ops | #10091** One-of-a-kind boutique-style 4-operator General Dentistry Practice in a HOT neighborhood! Priced \$100k under valuation for a QUICK SALE! This state-of-the-art office is unlike any dental office you have seen before and it must be seen in person. Call Nelson (510) 501-1959

**SOLD by Scott Taylor: Antioch | \$550,000**

**Santa Cruz | \$599,000 | 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

## CENTRAL VALLEY, SACRAMENTO, & NORTHERN CALIFORNIA

**SOLD by José: Clovis | \$779,000**

**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

**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

**Sonoma + Optional Real Estate | \$649,000 | 4 ops | #10070** How would you like to work just 3 days per week and generate \$365k in net income?! Potential to expand into another 1,000 square feet if real estate is purchased! Call Nelson (510) 501-1959

**SOLD by José: Bakersfield | \$1,202,000**

**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 by José: Bakersfield | \$995,000**

**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

**Tulare County + Real Estate | \$300,000 + \$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 by José: Visalia + Real Estate | \$1,836,525**

**Modesto | \$535,000 | 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

**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

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# Regional Dental Practice Startup & Practice Expansion Symposium

**Everything You Wanted to Know  
About Starting or Buying a Practice  
But Were Too Afraid To Ask**

**No CEs, No Fees for Dentists, Breakfast & Lunch Included**

**Date:** April 29, 2023 • 8:00am to 5:00pm

**Location:** SLS Hotel, Beverly Hills

**Address:** 465 La Cienega Blvd, Los Angeles, CA 90048

**8-8:45am**

**Breakfast**  
**Opening Remarks/Panel Discussion**  
**State of Dentistry Today**

**8:45-10:45am**

**Dental Practice Start-Up**

Key Principles of a Successful Dental Practice  
Startup / Expansion

Business Resources, Systems & KPIs  
(Fazel Mostashari)

Financing a New Practice (Stephen Curtis)

Finding the Perfect Location/Negotiating  
Lease Terms (Brian Mills)

Ins and Outs of a Dental Office Lease  
(Levi Barlavi)

**10:45-11:00am**

**Short Break**

**11:00-12:00pm**

**Guide to Building Your Dream Office**  
(Bret McCarroll/ Mehran Haq)

**12:00-1:00pm**

**Lunch**

**1:00-3:00pm**

**Top Tips for a Successful Dental Practice  
Acquisition / Expansion**

Navigating a Transition (Stephen Au)

Financing (Stephen Curtis)

Due Diligence (Fazel Mostashari)

Legal Ins and Outs (Levi Barlavi)

**3:00-3:15pm**

**Short Break**

**3:15-4:15pm**

**DDS Marketing**

Acquisition Vs. DeNovo (Amir Moghaddam)

**4:15-5:00pm**

**Q&A**

**RSVP: TEXT to 310-270-6347  
or CAL.DENTAL.CPA@GMAIL.COM**



**FAZEL MOSTASHARI, MBT, Dental CPA**  
*Dental Tax/Accounting/Valuation/Due Diligence*  
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**ENCINO Dental Office to Share** Fridays/weekends. 3 op suite with beautiful northern view. 818-317-6790 [rkdds@icloud.com](mailto:rkdds@icloud.com)

**SVF dental** practice for sale located in strip mall. Digital X-Ray, software and 3 operatories. Quick Sale 818-667-9771.

**FOR SALE IN ONTARIO** – GP office w/ 28+ yrs of goodwill. 4 eq. ops. in a one-story plaza. Collected approx. \$979K for 2022. Contact California Practice Sales at 714-639-2775.

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**FOR RENT** dental office in Garden Grove 92843. 3 operatories. Monday-Friday. Contact Sam D 7143932785

**6084 - West LA.** DDS doing volume exceeding \$1 million on low cost Dentistry. Very high Net Profit over One million as well. Call Tom Fitterer PPS 714-345-9659

**L.A. KERN COUNTY LINE** - PRACTICE & BLDG.! (6) op G.P. & Free Stand Bldg. Collect mid \$500K/yr. Cash/PPO. Very limited competition. D&M Practice Sales (818)591.1401

**Practice for sale**, in Visalia. 4 ops, computerized and digital, Eaglesoft practice management. More info, [dianarangel@sbcglobal.net](mailto:dianarangel@sbcglobal.net)

**Is your initial lease term about to expire** in 1 year and are you paying more than fair market value. Do you have options? Contact Amy L Borden, APC ([amy@californiadentalattorney.com](mailto:amy@californiadentalattorney.com)) to discuss a strategy to lower rent.

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**CHULA VISTA GP FOR SALE** - 3 Ops, Low Overhead, Strong Cash Flow, Dentrrix, Paperless. 2021 GR \$432K. HSDPT- Christy Conway-619-889-6482 #CA3334 <https://dentalpracticetransitions.henryschein.com/listing/ca3334/>

## SAN JOSE

Email:  
[Smile4me916@gmail.com](mailto:Smile4me916@gmail.com)

### GENERAL PRACTICE FOR SALE:

Well established practice collects around \$1.2 million annually on 5 day/week with 5 days of hygiene.

Seller refers out maxillary endo, more involved surgeries, all perio surgery, all pedo. The office has five equipped operatories with digital x-rays, CBCT, CEREC, Itero 5D and latest Dentrrix software.

Professional building. Located in highly desirable area of San Jose, must see to appreciate- photos on request. High visibility, lots of traffic near busy street.

General Dentist Asking \$1,025,000.00

**Fresno area** – CA: With Real Estate 5 Treatment rooms, large contemporary building office, 4000 sqft of space. (DRE01993607) (818)522-9123

**Dentist Associate.** Partnership options. Laguna Hills private practice. email to [kristin7712@gmail.com](mailto:kristin7712@gmail.com)

**Dentist's Office for Lease** W/Months Free Rent! Near California State University San Bernardino Call John: 909-709-8889

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APRIL 23RD, 2023 SUNDAY 8 AM TILL 12 PM (4 CE UNITS)

#### REGISTRATION FEE

Dentist:	Member	\$40.00	Non-Member	\$50.00
RDA/DA/RDH:	Members	\$35.00	Non-Member	\$40.00

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#### NORTHERN CALIFORNIA (IN PERSON SEMINAR)

MAY 21ST, 2023 SUNDAY (9 AM TILL 5 PM CA Dental Board 7 CE units)

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SAPHIRE BANQUET HALL 24989 SANTA CLARA ST., HAYWARD, CA 94544

#### REGISTRATION FEE

Dentist:	Members	\$79.00	On and after May 14th, 2023	\$89.00
	Non-members	\$89.00	On and after May 14th, 2023	\$99.00
Hygienist/RDA/DA:	Members	\$59.00	On and after May 14th, 2023	\$69.00
	Non-members	\$69.00	On and after May 14th, 2023	\$79.00

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**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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**Associate dentist with ownership choice in 91740. Only for serious applicants. email@: route66familydentistry@gmail.com**

**SAN JOSE GENERAL PRACTICE FOR SALE:** Well established practice collects around \$1.2 million annually on 5 day/week with 5 days of hygiene. Seller refers out maxillary endo, more involved surgeries, all perio surgery, all pedo. The office has five equipped operatories with digital x-rays, CBCT, CEREC, Itero 5D and latest Dentrix software. Professional building. Located in highly desirable area of San Jose, must see to appreciate-photos on request. High visibility, lots of traffic near busy street. General Dentist Asking \$1,025,000.00 Email: Smile4me916@gmail.com

**Adtec 500** black chairs (in the crate never used or installed) from Patterson that retail for 42k each. These are complete continental delivery units with assistant arm and doctor stools. I will sell for 33k and shipping is available. Ccookdmd@yahoo.com or text 228-860-7895

**South Sacramento County 6 op General Dentistry Practice** Amazing south Sacramento County growth opportunity practice. High visibility location. Underserved community and 6 operatories. Priced to sell. Contact Chris Barbour (#2135925) at 916-792-5038 or chris@omni-pg.com. (CAD125)

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**Modesto Endo Practice For Sale** \$760,000 + Real Estate: Extremely profitable, General Practice available in same building. info@integritypracticesales.com (855) 337-4337

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

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### FEATURED LISTINGS

**WOODLAND HILLS (PEDO)** – Well-established practice with 30+ years of goodwill. The 2,122 sq. ft. office is equipped with 3 equipped operatories in an open bay, 3 equipped private room operatories and 1 plumbed not equipped. The large breakroom could easily be converted to accommodate 3-4 more dental chairs for the practice to have 10-11 operatories. The Seller has started several projects in parallel and has selected to focus on his flagship practice over an 18-mile drive away. The seller currently works 4 days a week and sees an average of 8-10 patients a day and 28-30 new patients a month. Income source is 58% Cash, 10% Insurance & 32% MediCal. Please contact your CPS Broker for more details. **Property ID# 5421.**

**COSTA MESA** - Well-established practice with 16+ years of goodwill. The approximate 3,009 sq. ft. suites are located in a two-story professional building that is equipped with 3 operatories. With the such large area additional chairs can be added in or it can be down sized. The current doctor currently has 2 other practices that he wants to focus on. They currently work at this location every other Monday & Friday, Wednesdays, and the 1st & 3rd Saturday of the month. The doctor sees an average of 7-10 patients a day and 10-12 new patients a month. The hygienist in the office works every Wednesday and sees about 5-6 patients. Half paperless half paper charts. Extra storage room for future expansion. Minimal advertising mainly website and patient referrals. Modernized office. Desired location. **Collected approximately \$663K for 2022. Buyer's Net of \$190K.** Please contact your CPS Broker for more details. **Property ID #5408.**

**LAKE FOREST** - This location has been a dental practice and at this location for over 20+ years. The Seller has been at this location for 5 years and has outgrown this location and done so well that he is now Buying a building. The 1,600 sq. ft. suite is located on the first floor in a two-story professional building with three fully equipped operatories. Situated near the affluent retirement community of Laguna Woods is noted to be a significant growth factor even without marketing. The Seller is only taking some handpieces, hand instruments and leaving the rest behind. Worthy of note, the Pano was just serviced and now has a 1 Year warranty on the parts! Also, noting a very competitive rare modified gross lease that includes: water, electricity, and common area maintenance charges. Conveniently close to 5 Freeway and has ample parking. A current doctor loves to stay in this low-overhead suite; however, he has just purchased a building to accommodate the growing practice. **Property ID #5426.**

**MISSION VIEJO** - This well-established practice with 40+ years of goodwill is located in a approximate 1,200 sq. ft. office with 3 equipped operatories. The retiring doctor currently works 4 days a week and sees an average of 9-10 patients a week and 7-8 new patients a month. Income source is mainly insurance at 75% & 25% Cash. Does minimal advertising and depends on patient and PPO referrals. Is near residential areas with elementary and middle schools in the area. Is equipped with 2 Gendex GX770 X-rays and 1 Belmont BelRay X-ray. Great location with ample parking. **Grossed \$306K for 2022. Buyer's Net of \$169K.** Please contact your CPS Broker for more details. **Property ID#5424.**

**ONTARIO** - The well-established practice with 28+ years of goodwill is located in a one-story plaza. The retiring doctor currently works 3-4 days a week with an associate 2 days a week. The doctor sees an average of 11-13 patients a day and the associate sees about 10-12 patients a day. They both see approximately 20-25 NEW patients a month! Income source is mainly insurance at 70% and Cash/MediCal at 15% each. Does minimal advertising and is 100% patient referral. The 1,200 sq. ft office is equipped with 4 operatories and a Phot-X11 X-ray. Most of the equipment is in good or fairly new shape. Is in a great location with lots of street visibility and signage. Collected approximately \$979K for 2022. Buyer's Net of \$303K. Please contact your CPS Broker for more details. **Property ID #5415.**

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# PRACTICE SALES, INC.

## and Appraising of Dental Practices



### WELL-ESTABLISHED GP IN FONTANA



- Collected approx. \$377K for 2022
- Buyer's Net of \$159K
- Located in a single-story strip mall
- 1,635 sq. ft. suite
- 3 equipped ops 3 plumbed not equipped

- 20+ Years of goodwill
- Income source: Cash, PPO & MediCal
- Reasonable rent
- Great street visibility

**Please contact your CPS Broker for more information. Property ID#5419**

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SCAN ME

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

# CALIFORNIA

## Specializing in the Selling

### VENTURA COUNTY LISTINGS

**VENTURA - (GP + REAL ESTATE)** Well-established practice with 70+ years of goodwill. The retiring doctor works 3 days a week and sees an average of 8-10 patients a day and 12-15 new patients a month. The one hygienist in the office works 2 days a week and sees approximately 6-8 patients a day. The office is mainly insurance but does take some cash. Mostly patient referrals and website advertising. The 1,050 sq. ft. 3-equipped operator is located in a two-story professional building with ample parking and is near a residential area. Has great street visibility. Is equipped with Diamond Dental software and 3 Yoshida digital x-rays. **Grossed approximately \$329K for 2022. Buyer's Net of \$107K.** Please contact your CPS Broker for more details. **Property ID #5408.**

### LOS ANGELES COUNTY LISTINGS

**BURBANK** - This well-established practice is located in an 1100 sqft one story free-standing building with plenty of parking. It is located on a hard corner at a very busy intersection with tremendous street visibility. This modern, digital, paperless office is equipped with 4 operatories and newer, up to date, hi-tech equipment including a CBCT, various lasers, Intraoral camera, Intraoral scanner etc. Curve Hero cloud based software on all Apple iMac computers. Income source is mainly cash at 89% and 11% MediCal. The retiring doctor and the associate both work 5 days a week and see average of 80-100 new patients a month. Recalls for patients to come in are pre-booking, cards and phone calls. Marketing is focused on TV ads, google reviews and Instagram posts. Reasonable rent. **Grossed 1.88M in 2022. Buyers net of 453K.** Please contact your CBS Broker for more details. **Property ID #5420.**

**LOS ANGELES** - General / Orthodontic practice established in 1986, located in a single-story building strip center with heavy traffic flow. Great street visibility and signage. Has extra parking in the rear. This practice consists of 2 fully equipped operatories in a 2,800 sq. ft. office. PPO/Cash/Denti-cal. **Grossed \$1.8M in 2021. Projecting \$1.824K for 2022. Buyer's net of \$245K.** Income source is PPO and Cash Only. Seller is currently working 5 days/wk with GP Associate 5 days/wk and Ortho 1x/mo. Patient and GP Referral. It's computerized with Eaglesoft and Digital X-ray. Has excellent staff. Please contact your CPS Broker for more information. **Property ID #5387.**

**NORWALK - (GP + REAL ESTATE)** Well-established practice with 25+ years of goodwill. The retiring doctor currently works 5 days in the office. They see an average of 10-12 patients a day and 6-8 hygiene patients a day. The doctor started his practice in 1991 and has been at this location since 1995. It's 100% patient referral and the recall system are journal entries, courtesy calls, and postcards if not reached by phone. Is located in a 1,250 sq ft. building with 3 equipped operatories and 2 plumbed not equipped ops and is software with softdent. **In 2022 the practice grossed approximately \$274K.** Please contact your CPS for more details. **Property ID #5359.**

**TORRANCE** - Turn-Key general practice located in a busy shopping center with plenty of parking. It's on a busy intersection. Seller is currently working 5 days/wk and sees approximately 11 new patients/mo. PPO / Cash / Medi-cal. 100% patient referral. The practice consists of 2 equipped spacious operatories with Digital x-ray and Easy Dental software. **Grossed \$182K for 2022.** Please contact your CPS for more details. **Property ID #5391.**

**WESTLAKE VILLAGE** - Established in 2005, this beautiful general practice has 2 spacious equipped operatories in a 2-story medical/dental complex plaza. **It grossed approximately \$706K in 2021. Buyer's net of \$245K.** Income source is PPO and Cash Only. Seller sees approximately 9-11 new patients per month. It's computerized with Eaglesoft software. Practice is only open 2.5 days/wk. Seller has another practice he will be focusing on. Please contact your CPS Broker for more information. **Property ID #5376.**

**WOODLAND HILLS (PEDO)** - Well-established practice with 30+ years of goodwill. The 2,122 sq. ft. office is equipped with 3 equipped operatories in an open bay, 3 equipped private room operatories and 1 plumbed not equipped. The large breakroom could easily be converted to accommodate 3-4 more dental chairs for the practice to have 10-11 operatories. The Seller has started several projects in parallel and has selected to focus on his flagship practice over an 18-mile drive away. The seller currently works 4 days a week and sees an average of 8-10 patients a day and 28-30 new patients a month. Income source is 58% Cash, 10% Insurance & 32% MediCal. **Please contact your CPS Broker for more details. Property ID# 5421.**

### ORANGE COUNTY LISTINGS

**ANAHEIM HILLS** - Established in 1996, this general practice is located in a busy 2-story retail building with great signage and plenty of parking. On one of the busiest intersections of Anaheim Hills. The seller is currently working 3 days/wk with 5 days/wk of hygiene. PPO & Cash. The office consists of 3 equipped operatories and it's computerized with Dentrix software and has digital x-ray. **Collected approximately \$584K for 2022. Buyer's Net of \$113K.** Great opportunity. Please contact your CPS Broker for more details. **Property ID #5390.**

**BREA** - This practice is located right off the freeway on a major street in Brea. Has great signage. The office consists of 4 equipped operatories with digital x-ray on the first floor of a 2-story professional building. Reasonable rent for the area. Please contact your CPS Broker for more information. **Collected approximately \$314K for 2022. Property ID #5356.**

**CORONA DEL MAR** - Well-established General Practice located in a single-story building just walking distance to the ocean. This beautiful office consists of 3 equipped operatories in an approximate 1,100 sq. ft. suite. It's computerized with Dentrix software and has a digital X-ray. The retiring seller is currently working 4 days per week, O.S. 2x per month, and 4 days of hygiene per week. Sees approximately an average of 20-24 new patients per month. PPO/Cash/Some Capitation. Does minimal advertising. **It grossed approximately \$619K for 2022.** Reasonable rent for the area. Has excellent staff. Great location. Next to a residential area and retail shops. **Property ID #5285.** Please contact your CPS Broker for more details. **Property ID #5285.**

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# PRACTICE SALES, INC.

## and Appraising of Dental Practices



Juana Dominguez  
Transition Coordinator

**COSTA MESA** - Well-established practice with 16+ years of goodwill. The approximate 3,009 sq. ft. suites are located in a two-story professional building that is equipped with 3 operatories. With the such large area additional chairs can be added in or it can be down sized. The current doctor currently has 2 other practices that he wants to focus on. They currently work at this location every other Monday & Friday, Wednesdays, and the 1st & 3rd Saturday of the month. The doctor sees an average of 7-10 patients a day and 10-12 new patients a month. The hygienist in the office works every Wednesday and sees about 5-6 patients. Half paperless half paper charts. Extra storage room for future expansion. Minimal advertising mainly website and patient referrals. Modernized office. Desired location. **Collected approximately \$663K for 2022. Buyer's Net of \$190K.** Please contact your CPS Broker for more details. **Property ID #5408.**

**FULLERTON** - Well-established practice with over 66 years of goodwill in a single-story professional building complex. This 2,285 sq. ft. practice consists of 5 equipped operatories and Dentrix software. The seller currently works 4 days a week and has 4 days of hygiene per week. Sees approximately an average of 15-18 per day and an average of 7 new patients a month. **Collected approximately \$764K for 2022. Buyer's Net of \$211K.** Does minimal advertising! Mainly patient referrals and 1 syndicated ad. Please contact your CPS Broker for more details. **Property ID #5392**

**IRVINE** - Established in 1975, this general practice is located on the first floor of a two-story medical-dental building. Retiring seller is currently working 4 days per week and sees approximately 25 new patients per month. PPO & Cash only! Does minimal advertising. No HMO. The practice consists of 3 spacious equipped operatories in a 1,200 sq. ft. suite. It's computerized with Eaglesoft software. Has reasonable rent for the area. Grossed \$434K in 2021. Please contact your CPS Broker for more details. **Property ID #5388.**

**IRVINE** - Well-established renovated practice with 20+ years of goodwill. The Seller purchased the office after the pandemic, which was completely remodeled in 2022. Is located in a 1,450 sq. ft. suite with 4 spacious equipped operatories and 1 plumbed no equipped operator in a single-story shopping Plaza. The current associate works 3 days a week and sees an average of 7-10 patients a day with 1-2 of them being hygiene and 13-15 new patients a month. Income source is mainly insurance but does take some cash. 100% patient referral advertising. Is equipped with 3 Gendex digital X-Rays and Dentrix software. Unfortunately, when the office was reopened in February 2022 the Seller had to relocate unexpectedly for personal reasons. Attempting to run the office remotely with associates at this time, the Seller has decided to take a loss on the investment. Therefore, this beautiful office is being sold for less than it costs to build out, remodel, and place the new equipment, with all the patient charts included. Seller financing is available with a down payment of approximately 50% for 72 months with an incredible interest rate of 2.4%. No payments for 3 initial months and no underwriting, no loan fees & 100% approval for a dentist buyer. Please contact your CPS Broker for more details. **Property ID #5409**

**LAKE FOREST** - This location has been a dental practice and at this location for over 20+ years. The Seller has been at this location for 5 years and has outgrown this location and done so well that he is now Buying a building. The 1,600 sq. ft. suite is located on the first floor in a two-story professional building with three fully equipped operatories. Situated near the affluent retirement community of Laguna Woods is noted to be a significant growth factor even without marketing. The Seller is only taking some handpieces, hand instruments and leaving the rest behind. Worthy of note, the Pano was just serviced and now has a 1 Year warranty on the parts! Also, noting a very competitive rare modified gross lease that includes: water, electricity, and common area maintenance charges. Conveniently close to 5 Freeway and has ample parking. A current doctor loves to stay in this low-overhead suite; however, he has just purchased a building to accommodate the growing practice. **Property ID #5426.**

**MISSION VIEJO** - This well established practice with 40+ years of goodwill is located in a approximate 1,200 sq. ft. office with 3 equipped operatories. The retiring doctor currently works 4 days a week and sees an average of 9-10 patients a week and 7-8 new patients a month. Income source is mainly insurance at 75% & 25% Cash. Does minimal advertising and depends on patient and PPO referrals. Is near residential areas with elementary and middle schools in the area. Is equipped with 2 Gendex GX770 X-rays and 1 Belmont BelRay X-ray. Great location with ample parking. **Grossed \$306K for 2022. Buyer's Net of \$169K.** Please contact your CPS Broker for more details. **Property ID#5424.**

**NEWPORT BEACH** - This is a well-established General Practice with over 29 years of goodwill. The doctor currently works at the practice 4 1/2 days a week and averages 15-22 patients a day with an average of 16-17 new patients a month. Located in a 7-story medical building on the 2nd floor, the practice consists of 2 equipped operatories in a 1,058 sq. ft. suite. **The practice grossed \$769K in 2021 & projecting \$818K for 2022. Buyer's Net of \$307K.** Please contact your CPS Broker for more details. **Property ID #5397.**

**RANCHO SANTA MARGARITA - Leasehold & Improvements** - This practice has been at this location for 14+ successful years. The current doctor has another practice in Aliso Viejo that they want to put more focus on. The 2,200 sq. ft. suite is located on the second floor in a two-story medical dental building with 8 equipped operatories. Is near residential areas and a high school and elementary nearby. Conveniently close to California State Route 241. Has ample parking. Please contact your CPS Broker for more details. **Property ID#5407.**

**SANTA ANA (PEDO)** - Well-established practice with 16+ years of goodwill. The practice is located in a 2,200 sq. ft. single-story building. The building has 11 operatories, with 7 plumbed and equipped with 4 in the open bay and 3 in the individual room, 4 plumbed but not equipped. The doctor currently works 5 days a week and sees an average of 15-20 patients a day and 20-25 new patients a month. Income source is mainly Medical at 95%, Cash at 1%, and Insurance at 4%. Does minimal advertising depends on patient referrals. The doctor has another practice in Riverside and is wanting to put their focus more on that location. Private ample parking lot. **Collected approximately \$865K for 2022. Buyer's Net of \$517K.** Please contact your CPS Broker for more details. **Property ID #5417.**

**SAN JUAN CAPISTRANO** - This practice has been at this location for 37 years. The seller has decided to retire after many years of success. The office consists of 4 equipped operatories in an approximate 1,400 sq. ft. suite. Also, the office has a digital X-ray system and uses Denoptix Ceph system with PSP plates. The doctor currently works in the office 1 day a week and some patient charts are included in the sale but not guaranteed. The office does have a storage room with inactive patient charts. Is near residential areas with a middle and elementary school next to the shopping center and about 250 more residential homes are being built behind the shopping center. Has reasonable rent for the area and has ample parking. Seller selling practice as is. Please contact your CPS Broker for more details. **Property ID #5416.**

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SCAN ME

Alex Baylon, V.P.  
Lic. #02128087

# CALIFORNIA

## Specializing in the Selling

### RIVERSIDE & SAN BERNARDINO COUNTY LISTINGS

**DESERT HOT SPRINGS (GP + REAL ESTATE)** - Well-established general practice located in a one-story free-standing building. It's near the City Council, Police and Fire station. Practice consists of 3 equipped operatories in a 1,262 sq. ft. office. It's computerized with Eaglesoft software and digital x-ray. The seller sees an average of 10-12 new patients/mo. PPO and Cash Only. **Collected approximately \$429k for 2022.** It's a great opportunity to **buy both the practice & building for a reasonable price of only \$375K!!** Please contact your CPS Broker for more details. **Property ID #5384.**

**FONTANA** - Well-established practice with 20+ years of goodwill. The 1,635 sq. ft. suite is located in a single-story strip mall. Is equipped with 3 operatories and 3 plumbed/not equipped operatories. The current doctor currently works 4 days a week and sees an average of 7-12 patients a day and 13-16 new patients a month. The practice does minimal advertising and depends on patient referrals and walk-ins. Has great street visibility on a busy street. Reasonable rent for the area. The current doctor only does basic dentistry and doesn't do any Ortho, Perio Surgery or Implants. The new buyer has the opportunity to do more procedures and have higher production. The office is spacious enough to expand to put more operatories for more profit. **Collected approximately \$377K for 2022. Buyer's Net of \$159K.** Contact your CPS Broker for more details. **Property ID #5419.**

**PALM DESERT** - General practice established circa 1992 and located in a 2-story professional building. This practice is an icon in the community and consists of 7 equipped operatories in an approx. 2,500 sq. ft. suite. It's computerized with Easy Dental software and digital x-ray. PPO / Cash / Some HMO. It's 100% patient referral. **It grossed \$1.5M in 2021 & projected \$1.6M for 2022. Buyer's net of \$509K.** Sellers work 1 day each with GP Associate 3 days/wk., Endo and O.S. 1x/mo. **Property ID #5372.**

**ONTARIO** - The well-established practice with 28+ years of goodwill is located in a one-story plaza. The retiring doctor currently works 3-4 days a week with an associate 2 days a week. The doctor sees an average of 11-13 patients a day and the associate sees about 10-12 patients a day. They both see approximately 20-25 NEW patients a month! Income source is mainly insurance at 70% and Cash/MediCal at 15% each. Does minimal advertising and is 100% patient referral. The 1,200 sq. ft. office is equipped with 4 operatories and a Phot-X11 X-ray. Most of the equipment is in good or fairly new shape. Is in a great location with lots of street visibility and signage. **Collected approximately \$979K for 2022. Buyer's Net of \$303K.** Please contact your CPS Broker for more details. **Property ID #5415.**

**PALM DESERT** - Well-established practice with 30+ years of goodwill. The modern-looking suite is located in a one-story building that is approximately 1,700 sq. ft. with 4 equipped operatories. Has reasonable rent for the area. The doctor currently has another practice in Redlands that they would like to focus more on. Doctor works 4 days a week with an associate working 3 days and 3 hygienists working 1 day each a week. Income source is 70% Cash and 30% Insurance. Advertising is mainly patient referrals, flyers, and online websites like Google and Yelp. Each spacious operator has an x-ray and 2 monitors. Also equipped with Dentrux software and a Kavo OP3D Pano. Is a nice area and surrounding residential areas with an ample parking lot. **Collected approximately \$520K for 2022.** Please contact your CPS Broker for more details. **Property ID #5393.**

**PALM SPRINGS** - Well-established practice with 40+ years of goodwill. The retiring doctor works 4 days a week with 1 hygienist working 4 days and 1 hygienist working 2 times a month. The doctor sees an average of 8-9 patients a day and 10-11 new patients a month while the hygienists see about 8 patients a day. The two-story 1,200 sq. ft. suite is located in a professional building and is equipped with 4 operatories, 2 digital sensors, and an Eaglesoft software package. Is nearby very nice residential areas a public high school. Parking lot has ample parking and great street visibility. Income source is 50% insurance and 50% cash. Does very minimal advertising and is 100% patient referral. Reasonable rent for the area with a long-term lease. **Collected approximately \$684K for 2022. Buyer's Net of \$183K.** Please contact your CPS Broker for more details. **Property ID #5413.**

**RANCHO MIRAGE** - General practice located in a two Story Free Standing Medial Professional Building - Condo Suite Owned by the seller. The office consists of 4 equipped ops in a 2,200 sq. ft. suite. This class A Building has incredible finishes inside and out with covered parking. It is also adjacent to high-end homes and a beautiful shopping center, though none of this could hold a candle to the Disney Project going on right next door that you can see from your beautiful patio area at the practice. Disney is developing single-family homes and condominiums in the Cotino community with a range of shopping, dining, and entertainment offerings anchored by an approximate 24-acre grand oasis with Crystal Lagoons. The Seller does have another practice in Oceanside, approximately over 100 miles away. In contrast, we are only selling assets here, though patients may not want to make that 100+ mile drive. This newly built office is normally used only once a month, so everything is in impeccable condition. Please contact your CPS Broker for more details. **Property ID #5400**

**RIALTO** - This RARE OPPORTUNITY to be in control of your destiny by eliminating the landlord you are at the mercy of by OWNING THE REAL ESTATE for your practice. Our practice has organically grown without marketing being an icon in the community. With over 15 years of goodwill, the practice and real estate are in exceptional condition and deliver a sense of comfort from the moment you pull into the private driveway. We are only doing bread-and-butter dentistry here. Many specialties such as pedodontics, orthodontics, implants, and even the restoration of implants are being referred out. So, if you have the right skill set, you can immediately see an increase in the exceptional profitability in this practice by closing the door on the services being referred out. To make an offer, you must visit the practice. So, move quickly, or live with regrets. **Collected approximately \$711K for 2022. Buyer's Net if \$277K** Please contact your CPS Broker for more details. **Property ID #5172**

**YUCCA VALLEY - (PEDO + Real Estate)** practice is in a free-standing building with plenty of parking and frontage with excellent street visibility. The office was established in 2012 and consists of 3 chairs in open bay with 3 equipped operatories and 1 plumbed not equipped in an approximate 2,800 sq. ft. suite. **Collected approximately \$625K for 2022. Buyer's Net of \$215K. Property ID #5396.**

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# PRACTICE SALES, INC.

## and Appraising of Dental Practices



Rick Conwell  
Lic. #01761368

### SAN DIEGO COUNTY LISTINGS

**EL CAJON** – Well-established practice with 15+ years of goodwill is in a 2,183 sq. ft suite in a single-story professional building. The retiring doctor currently works 3 days a week and sees an average of 10-12 patients and 2-3 hygiene patients a day while also seeing an average of 15-18 new patients a month. The office income source is mainly insurance but does take some cash and capitation. Does minimal advertising depends more on patient referrals. Is equipped with 4 operatories and 1 plumbed not equipped operator and is programmed with Eaglesoft. The spacious suite has a **Buyer's Net of \$217K** and **collected approximately \$443K for 2022**. Please contact your CPS Broker for more details. **Property ID #5401**

**EL CAJON** - Well-established practice with 30+ years of goodwill. The retiring doctor works 3 days a week and every 1st and 3rd Saturday of the month and sees an average of 8-10 patients a day and 15-20 new patients a month. The office has an associate that comes in when needed. The 1,750 sq. ft. suite with 4 operatories and 1 plumbed/ not equipped operator is located in a corner location of a professional medical building and conveniently located right off the 8 freeway. Income source is half cash and half insurance. Advertising is based on patient referrals and online review websites. Is computerized with 2 digital x-rays, 1 digital sensor, 5 digital intra-oral cameras, and Dentrux & Patterson Image software package. Has great street visibility and ample parking. Great location with reasonable rent for the area. **Collected approximately \$313K for 2022. Buyer's Net of \$181K**. Please contact your CPS Broker for more details. **Property ID #5414**

**FALLBROOK** – Well-established practice with 20+ years of goodwill. The retiring doctor works 4 days a week and sees an average of 6-8 patients a day and about 11-13 new patients a month. One hygienist works 3 days a week and sees approximately 6-8 patients a day. Income source is mostly insurance but does take some cash and is 100% patient referral advertising. The 1,330 sq. ft. suite is located in a one-story professional building and is equipped with 4 operatories and Dentrux software. Near residential area and ample parking. **Collected approximately \$347K for 2022. Buyer's Net of \$105K**. Please contact your CPS Broker for more information. **Property ID #5404**.

**IMPERIAL BEACH** – **REDUCED PRICE!** Well-established general practice with 3 equipped operatories located in a busy one-story shopping center. Seller is currently working 2 days/wk with Associate 2 days/wk. Sees an average of 20-25 new patients per month. Computerized with Practice Works and Digital X-ray. Reasonable rent for the area. **Collected approximately \$306K for 2022**. Please contact your CPS Broker for more information. **Property ID #5359**.

**SAN MARCOS** - Well-established practice with 15+ years of goodwill is in a two-story professional building. The approximately 1,600 sq. ft. suite is equipped with 5 operatories and one Orthophos XG5 digital x-ray. The doctor is in the process of retiring and moved out of town and is currently traveling back and forth every couple of days a week to the practice. They see an average of 12-15 patients a day and an average of 10 new patients a month. The one hygienist works 2 days a week and sees about 5 patients per day. Income source is mainly cash with it being 80% while 20% is coming from insurance. Does very minimal advertising and depends on patient referrals. Is in a busy shopping center with ample parking. **Collected approximately \$473K for 2022. Buyer's Net of \$170K**. Please contact your CPS Broker for more details. **Property ID #5402**

### KING COUNTY LISTINGS

**LEMOORE (GP + REAL ESTATE)** – Well-established practice with 27+ years of goodwill. The retiring doctor currently works in the office 4 days a week with 2 hygienists working alongside them. The practice sees an average of 10-15 patients a day with an average of 20-25 new patients a month! The hygienist sees an average of 12-14 patients a day. Cash and PPO only. It's located in a 1,606 free-standing building with 5 equipped operatories and is computerized with Dentrux. Does minimal advertising and mainly depends on Google and boosting Facebook posts. **Collected approximately \$1.3M for 2022. Buyer's Net of \$439K**. Please contact your CPS Broker for more information. **Property ID #5403**

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#### SELLER'S:

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**Alice King:** [aking@calpracticesales.com](mailto:aking@calpracticesales.com)

**Rick Conwell:** [rconwell@calpracticesales.com](mailto:rconwell@calpracticesales.com)

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**SAN JOSE, Evergreen** - 4 ops, 1200 sqft, inside shopping center, good foot traffic, digital, 4dys/wk, \$400K gross, opportunity with more day, selling \$310K, contact (408)910-4470

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### SOUTHERN CALIFORNIA

**APPLE VALLEY** - 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 intraoral 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/>

**BREA - NEW LISTING** - Absolutely beautiful five (5) operatory practice located in a highly desirable area of Brea! The office is in a standalone building on the corner of two major streets—has great visibility, street signage, and a private parking lot. The 2,400 sq ft practice, is bright, spacious, and very well maintained. This practice has everything you want in a modern general dentistry office—it is fully paperless, utilizes Open Dental software, has an iTero scanner, Gemini diode laser, intra-oral camera, digital x-rays, digital pano, and a CBCT. The practice has a loyal patient base, fantastic staff, and grossed approximately \$1.49M in 2022—on 5.5 doctor days and 4.5 hygiene days per week. This is a great opportunity to purchase a well-performing practice in a wonderful community! It won't last long! #CA3380- Ben Sapir - 310-596-0961 <https://dentalpracticetransitions.henryschein.com/listing/ca3380/>

**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/>

**LAVERNE** - 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** - 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 4 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

**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/>

**LOS ANGELES - NEW LISTING** - Nicely appointed five (5) operatory practice located on a main street, with great signage, in a desirable area in Los Angeles. The office is in a strip center, has free parking and easy freeway access. The practice grossed \$571K in 2022 and has a loyal patient base. The practice has strong cash flow and offers the new owner many opportunities for growth as it is open only three days a week. The spacious practice is 1,650 sq. ft., utilizes Eaglesoft software, has computers/monitors in most operatories, and digital xrays. This is an amazing opportunity to purchase a well-performing practice with huge growth potential in a wonderful community! It won't stay on the market for long! #CA3423- Ben Sapir - 310-596-0961 <https://dentalpracticetransitions.henryschein.com/listing/ca3423/>

**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 \$201K after debt service. There is a strong hygiene schedule and in-house periodontal 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 <https://dentalpracticetransitions.henryschein.com/listing/ca3113/>

**RANCHO SANTA MARGARITA** - Beautiful 4 Op practice with over 30 years of goodwill in this light and bright office. Practice utilizes Dentrux, 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/>

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**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 <https://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. Dentrix software, paperless with workstations in every operatory. 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 operatory. 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/>

**ENCINITAS - NEW LISTING** - General Practice located in the highly desirable area of Encinitas in a strip mall, retail space. Office has five (5) bright operatories, 4 of which are surrounded by floor to ceiling windows and one closed door surgical op. \$923k collections in 2022. Digital PAN, Digital Sensor, soft tissue laser, in a 2,177 sq.ft. space. Dentrix software, paperless with workstations in every operatory. Averages 25 new patients per month. Room for growth with most specialties referred out. #CA3389- Christy Conway - 619-889-6492 <https://dentalpracticetransitions.henryschein.com/listing/ca3389/>

**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. Dentrix, 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** - 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 Dentrix 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 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/>

**SAN DIEGO - NEW LISTING** - Brand new, Multi-Specialty, Dream practice built in July of 2021 located in San Diego, right off the 15 freeway. Exquisitely designed with top-of-the-line equipment and technology including CBCT, LANAP laser, and built-in electric handpieces. Purposefully designed to create an efficient yet modern and elegant space. This does not feel like your typical dental office. Full kitchenette serves as the gathering space for patients to chit chat while they enjoy their Nespresso coffee. Sliding glass doors on operatories allows for privacy or an open floor plan. Full bathrooms and cabinetry with a welcoming water bar as you enter the office. No detail left out. Five (5) total Ops including 1 closed door surgery suite. Office open a total of 3 days a week with 2 General Dentistry days, 3 Hygiene Days, 2 Period days per month and 1 newly added Endo day. Collections of \$745K in 2022 with FFS & PPO. 1,393 sq. ft. office, paperless, with 40 years goodwill. Easy freeway access on main thoroughfare. This is a practice you don't see come on the market every day and will not last long! #CA3384 - Christy Conway - 619-889-6492 <https://dentalpracticetransitions.henryschein.com/listing/ca3384/>

### CENTRAL CALIFORNIA

**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/>

**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/>

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## NORTHERN CALIFORNIA

**CUPERTINO - NEW LISTING** - Family-friendly General Practice with over 26 years of Goodwill in the heart of Silicon Valley. Paperless with Easy Dental PM and Digital X-ray. Light and bright, roomy, and great flow in 1,400 sq. ft space, three (3) Ops, with room to grow. Easy patient parking in a well-kept, leased professional building. Mixed demographic ages, to grow and expand with a foundation to prosper. Refers out Ortho, Endo, and Oral Surgery. Reasonably priced, great for a new buyer starting out or a satellite office. Open to negotiate. Seller retiring and will support a smooth transition. #CA3424 - Gina Miller - 707-391-7048 <https://dentalpracticetransitions.henryschein.com/listing/ca3424/>

**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 FRESNO AREA - NEW LISTING** - Seldom available high production practice in a highly-desired area of Fresno Metro! Seven (7) Operatory practice of 2,000 square feet in a high-traffic retail and office multi-tenant professional center that is located in the best family and school-oriented area in the Greater Fresno geography. Over 67 years of Goodwill with Dentrux PM Software, 14 workstations, Dexis digital x-ray sensors, Itero Ortho 3D Scanner, and a Planmeca digital 2D Pano. Seller reports (per Dentrux reporting) over 8,000 active patients in past 18 months, averaging ~33 new patients per month in the past 12 months, 11 days of Hygiene per week, and with strong Ortho production in the practice. Room for growth with Perio and Implant Placement, as those specialties are being referred out. 2021 Gross Receipts \$1,641,610 (Consisting of \$268,835 in Ortho Production and \$1,570,575 in GP Production) on a 34 hour workweek. Seller will work back for buyer for up to 3 years. #CA3405- Jay Harter 916-812-0500 <https://dentalpracticetransitions.henryschein.com/listing/ca3405/>

**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/>

**NAPA COUNTY - NEW LISTING** - Prestigious "Fee For Service" general practice located in the world-class Wine country of Napa Valley, CA. This Practice has 2021 \$1.5M gross revenues with room to grow profits by adding implants, endo, oral surgery, and ortho. Located in a gorgeous, sleekly modern, seller-owned condo featuring five (5) Ops, 1,750 sq. ft. Established over 44 years with a reputation for creating 5-star customer care experiences, with an emphasis on designing Northern California's most beautiful smiles and high-quality restorative dentistry. Computerized throughout and digital with Dentrux pm, Dexis digital, intra-oral, laser, 3-Shape Trios, photography studio, TV monitors, and massage chair for the ultimate patient experience. A loyal and stable team and long-established quality patients are in place. A well-respected seller is willing to work back for a smooth transition. Option to buy or lease condo. When you step into this dream office, you will be inspired to make that offer to purchase and taste the good life. #CA3387 - Gina Miller - 707-391-7048 <https://dentalpracticetransitions.henryschein.com/listing/ca3387/>

**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, 1,531 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/ca3387/>

**OAKLAND - NEW LISTING** - Great downtown location with over 20 years of goodwill. 2022 Revenue of \$784,000 on 5 day work week. 6 treatment rooms housed in 2100 sq. ft. of modern furnishings. Owner also owns the real estate and will possibly sell along with the practice. Dentrux PMS, Paperless Charts, Digital X-Ray and Diode Laser included with this great opportunity. #CA3398- Jim Engel - 925-330-2207 <http://dentalpracticetransitions.henryschein.com/listing/CA3398/>

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**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. **SOLD** Asks, Fully Equipped. Asking price is indicative of recent days but don't miss this opportunity in this great community. #CA3023- Jim Engel - 925-330-2207 <https://dentalpracticetransitions.henryschein.com/listing/CA3023/>

**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. 1,700 sq. ft., 4 Ops, updated technology. A Practice truly hard to come by! Seller retiring and offering both Practice and Real Estate for sale or lease. #CA3165- Gina Miller - 707-391-7048 **SOLD**

**S. SACRAMENTO / ELK GROVE AREA- NEW LISTING** -Great cashflow with loyal patient base! Four (4) Operatory practice of approx. 1,570 square feet in a high-traffic and high-visibility retail strip center. Over 31 years of Goodwill with Eaglesoft PM Software, 4 workstations, and a Panoramic X-Ray. Seller reports (per Eaglesoft reporting) over 1,400 active patients in past 12 months, averaging 16-17 new patients per month in the past 12 months, Dr. booked out about 2 weeks in advance, and 5 days of Hygiene per week. Room for growth with Endo, Ortho, Perio, and Implant Placement specialty procedures being referred out. 2021 Gross Receipts was \$816,120 on a 32 hour workweek. Seller would work back to assist in transition. #CA3418- Jay Harter - 916-812-0500 <https://dentalpracticetransitions.henryschein.com/listing/ca3418/>

**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 Panoramic 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 Interceptive 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/>

### 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/>

**SCOTTSDALE, AZ - NEW LISTING** - Experience the beauty and convenience of a fully equipped, turnkey general practice in the highly coveted NE Scottsdale area. Boasting five (5) spacious operatories with state-of-the-art equipment, including Dentrrix Ascend software, DEXIS digital sensors, and digital PAN, this 2,227 sq. ft. office is completely paperless with workstations in each operatory. With ample room for expansion, you'll have enormous potential for growth, especially as most specialties are referred out. Don't let this opportunity slip away - schedule your walk-through today and secure your dream practice! #AZ3422 - Steve Morgan - 480-271-4679 <https://dentalpracticetransitions.henryschein.com/listing/az3422/>

**NORTH PHOENIX, AZ - NEW LISTING** - Dental practice and stand-alone dental building on large lot for sale in desirable N. Phoenix location! Doctor is retiring. 1,500 sq. ft. with plenty of space for expansion available. Four (4) fully equipped Ops, Carestream Kodak Digital X-ray, and recent upgrade to latest version of Dentrrix. Practice has laser unit and 3D printer. Easy access from major street/freeway and free, private parking lot. Practice is open 4 days a week, and Saturdays. No hygienists as dentist performs these treatments, so there is a lot of growth potential for hygiene. Most specialty is referred out, so there is opportunity to grow the practice by keeping those services in-house. Practice was built from scratch in 2006. YTD collections of \$500K. There is nothing but upside with this practice! #AZ3377- Steve Morgan - 480-271-4679 <https://dentalpracticetransitions.henryschein.com/listing/az3377/>

**HILO, HI** - 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 of hygiene/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 **SOLD**

**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 <https://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 Operatory), a business area, storage with washer/dryer, and 4 Ops. Dentrrix, CariVu, DigiDoc IQ camera, Piezo, IQ Air Health Pro Series, Stratus Micromister. 2021 GR \$922K on 4 days/wk. #OR3248- Jessica Burbon - 503-332-6462 **SOLD**

**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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**Day Three—on live patients**

- Live Surgeries All Day on Live patients
  - Implant [placement in the aesthetic zone; in the posterior arch with immediate Atraumatic extraction]; surgical treatment of Exostosis & Surgical removal of impacted wisdom teeth

**Registration** |7:00 AM–8:00 AM| **Session A** |8 AM- 12 PM| **Lunch** |12-1| **Session B** |1-5 PM|  
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**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. \$115,000 obo. Please call and leave message at 559 494-2049.**

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**ENCINITAS GP FOR SALE** - 3 Ops, 20 Yrs. Goodwill, Highly Desirable Area! 2021 GR \$323K. HSDPT - Christy Conway - 619-889-6482 #CA3375 <https://dentalpracticetransitions.henryschein.com/listing/ca3375/>

**Porter Ranch Ortho** practice collects over \$300,000 on 2+ days per week. Averages 5 starts per month. Professional building. 4 chairs, digital pan cep. Motivated. Asking \$125,000. Call Kurt Skarin at 805-777-7707

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**MORENO VALLEY W/ REAL ESTATE** 3 eq. ops & 2 no eq. ops. 31 Yrs of Gdwill, Retiring Seller. Greg Beamer 909-542-4891

**FOR SALE IN LAKE FOREST** – GP office w/ 3 eq. ops. In a 2-story professional bldg. Leasehold Improvements. Contact California Practice Sales at 714-639-2775.

**Anaheim** - \$200,000 - Equipment/Leasehold Sale. All brand new equipment! 4 ops/1,300 sqft. Dr. Rishi Salwan (888)8022340 DRE#02085289

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**2026 - COVINA** HMO CHKS 5000 ESTB 27yrs, Rent 4000; 2400 sq ft 14 ops 9 equipped, Seller uses 3ops, 20 merchants in large Shop center. Seller refers out 50 Endo's; 20 to 30 OS; 3Perio per month Seller will stay and workback Call Tom Fitterer PPS 714-345-9659

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#### CENTURY CITY

This 1,497 sq. ft. suite has 3 eq. ops and 2 plumbed ops w/ x-ray units. Beautifully designed suite that offers stunning views, hardwood floors, ceramic tile, Pelton Crane equipment, Cat CT Scan and shows great pride of ownership. Seller is going into another line of business. Rent is \$8,233 per month. 18 Story, Class A building that offers valet parking, a pharmacy, diagnostic lab, dry cleaners, car detailing service, security, and restaurants.

#### EASTVALE / MIRA LOMA

7 eq. ops. in a 2,290 sq. ft. retail space. Office is located in one of the most desirable Eastvale/Mira Loma retail spaces with national anchor tenants that are extremely rare to find. 16 Years of Goodwill. Seller currently works 2 days a week. Dentrax practice management software, Digital X-rays, & Pano. Collected \$581K with a Buyer's Net of \$251K in 2022.

#### GLENDALE

4 eq. ops. in a 1,589 sq. ft. suite located in a professional medical building. 42 Years of community goodwill. Rent is \$5,536/month. Established & reliable staff. Bright, clean, streamline suite with large windows that offer 5th story views. Implants, RCTs, Surgeries, and 4 days a week of Hygiene. CBCT, Eaglesoft, Digital X-rays, & Intra Oral Cameras. PPO/Fee for Service. Collected \$1,225,207 in 2022.

#### HEMET:

6 ops. and 1 plumbed not eq. op. in a 3,200 sq. ft. suite located in a single-story building in the heart of town. 41 Years of Community Goodwill. Seller owns the real estate and will offer first right of refusal on the building. Excellent online reviews, solid patient base, retiring seller, long-term staff, and hygienist in place. PPO/CASH Income Stream. Collected \$741,877 in 2022.

#### IRVINE

8 ops. located in a 2,084 sq. ft., beautifully designed suite with high-end touches and large windows throughout. Custom cabinetry, plumbing, granite counters, newly renovated sterilization center and designed in a circular fashion, which maximizes efficiency. Seller has been in the same suite for 17 years, has outgrown the successful space, and is relocating down the street. The perfect location close to numerous large companies and plans for thousands of homes and apartments to be built over the next three years. If you have a short term left on your lease, this office location would be a perfect move. Landlord is ready to negotiate a new, long-term lease. Leasehold Improvements.

#### LAKE FOREST

4 eq. ops. in a 1,400 sq. ft. clean, bright, organized suite located in a single-story professional building on a heavily traveled street convenient to the 5 freeway. 40 Years of Community Goodwill. Rent is \$3,848 per month. Carestream software, Intra Oral Camera, Digital Xray, and equipment that shows pride of ownership. Retiring seller currently works 3 days a week with 3.5 days a week of hygiene. PPO/Fee for Service practice. Collected \$480,541 in 2022.

#### LOS ANGELES

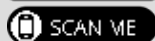
3 eq. ops. in a 1,000 sq. ft. clean, streamline suite on the 2nd floor of a busy shopping center in Koreatown. Excellent signage and visibility! Rent is \$4,500/month. Established as a community practice for 10+ years. Seller is a Periodontist that purchased the practice from a GP 2 1/2 years ago. Seller would like to concentrate on teaching at USC. Patient Charts included but not guaranteed.

#### LOS ANGELES

4 eq. ops. in a 1,320 sq. ft. suite located in a single story, professional building convenient to the 60 freeway. Established as a dental practice for 45+ years. Rent is only \$1,326/month. Retiring Seller. Patient Charts included but not guaranteed. The practice has been closed since February 2020 due to covid. Patients are ready and calling to get back to the practice!

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3 eq. ops. in a 700 sq. ft., efficient, beautifully designed suite located in a 4 story professional building adjacent to Beverly Hills & West Hollywood. Rent is \$2,975/month and parking is \$125/month. Large windows with nice views. Leasehold Improvements and Equipment Only.



Paul

Ellen

Greg

**Greg Beamer, Dental Broker**

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DRE License #02006320**Ph: (909) 542-4891 • Fax: (866) 890-1033 • info@gregbeamer.com • www.gregbeamer.com****MORENO VALLEY PRACTICE WITH REAL ESTATE**

3 eq. ops & 2 plumbed not eq. ops. in a 2,166 sq. ft. building on a large, serene lot that shows pride of ownership. 31 Years of Community Goodwill. Spacious, bright, organized suite with a full bathroom, laundry, kitchen, and enormous storage. Retiring Seller that currently works 3 days a week with 1 day a week of hygiene. Solid, long-term staff in place. Intra Oral Camera, Digital X-ray, and Practice Works practice management software. Buyer has the opportunity to implement advertising and be open more days a week. Collected \$360,853 in 2022.

**MOUNTAIN COMMUNITY PRACTICE WITH REAL ESTATE**

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**POMONA**

4 eq. ops in a 1,315 sq. ft. suite located in a high exposure, busy, strip center. Rent is only \$2,857 per month. The suite was completely remodeled in 2021. Seller does not have the time to devote to this practice and would like to concentrate on his other locations. Completely Turn-Key practice that is ready to generate income.

**RANCHO CUCAMONGA**

4 eq. ops. in a spacious, streamline suite located in a single story, retail center on one of the busiest streets in Rancho Cucamonga close to area freeways and the airport. Associate working 2 days a week. Attracting 19 new patients per month. PPO/Dental Practice. Collected \$637,260 in 2022 with a Buyer's Net of \$293,372.

**SHERMAN OAKS**

3 eq. ops. located in a bright, streamline, 900 sq. ft. suite with excellent visibility and exposure on one of the busiest streets in the area. Established as a Dental Practice for 50+ years. Suite was remodeled and upgraded in 2019. Rent is \$4,337 per month. Seller only works this location ~2 days/week and is moving out of the state. The practice currently has no marketing in place and has the potential to be open more days a week!

**TEMECULA**

3 eq. ops. & 5 plumbed not eq. ops. in a spacious, beautifully designed, streamline, 3,029 sq. ft. suite located in a single story, freestanding building. Rent is \$5,140/mo. Retiring Seller has an associate in place working 4-5 days/week. Associate will only stay on to transition for approximately 4 weeks. Open Dental Software, Equipment new-8 years old, Digital Xray, Intra Oral Camera, and more. Averaging 37 new patients/mo. Collected \$497,593 in 2022.

**TEMECULA**

4 eq. ops. & 1 plumbed not eq. op. in a 1,525 sq. ft., streamline, nicely designed suite. Large windows that offer beautiful views and plenty of natural sunlight. Excellent location with plenty of free, onsite parking and convenient to the 15 freeway. 14 Years of Community Goodwill. Rent is \$4,000/month. Seller currently works this location 2 days a week with 2 days a week of hygiene. The income stream is 75% Cash and 25% PPO. Collected \$503,295 in 2022.

**VISTA**

5 eq. ops. in a 1,655 sq. ft. suite located in a community established, Two-story building off the 78 Parkway. Rent is \$3,688 per month. Seller has merged the practice into another location. The nicely designed, streamline, turn-key suite offers 2 TPC Mirage chairs, 3 Dental EZ chairs, 3 Intra Oral cameras, 7 Dell Vostro towers, 4 Belmont X-rays, and more. The location is ready to start seeing patients! Leasehold Improvements and Equipment Only

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Paul

Ellen

Greg

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**DSO Negotiations**

EBITDA Analysis, Business Preparation, and Representation in a DSO sale

## CURRENT GENERAL PRACTICE OPPORTUNITIES:

### - LOS ANGELES -

**SOUTH BAY/EL SEGUNDO** (Manhattan Beach border) - 4 Op (5th plumbed). Great ground floor visibility is prominent professional building. One of the finest locations in the country to live. Rev \$716K

**WESTLAKE VILLAGE** - 6 Ops equipped, Full Digital Workflow, \$1.1M Revenue, Real Estate available.

**LANCASTER** - 4 op general practice. Great location and patient base. Rev \$334K

**BEVERLY HILLS** - Unexpected passing of doctor. Practice has done \$1M per year. Penthouse suite in the Beverly Hills Triangle.

### - CENTRAL COAST -

**SAN LUIS OBISPO** - Full digital workflow. Great place to live and work. Mostly FFS. Rev \$1.35M

### - SAN DIEGO -

**ESCONDIDO** - Turn-key practice. Recently built and equipped. All equipment and finishes are like new.

### - SAN DIEGO -

**PACIFIC BEACH** - Growing Revenues, Low Overhead. Great location with easy access. 4 equipped ops. Rev \$540K. Net Income of \$293K.

**CLAIREMONT AREA** - Turn-Key opportunity including new paint, flooring and cabinets, Adec Equipment, and a 3-D Cone Beam Scanner.

### - ORANGE COUNTY -

**HUNTINGTON BEACH** - 6 Op General Practice for Sale Ready for Move-In and Start Up.

**NEWPORT BEACH** - 3op 2 day per week practice in great professional building with reasonable rent. Excellent growth opportunity. Or good for second location.

**HUNTINGTON BEACH** - \$1.05M Collections. 6 ops with room to expand. Great location with great visibility in high end shopping center.

**ORANGE COUNTY COASTAL** - Doctor retiring after 50 years in practice. Great opportunity to grow. - Rev \$388K

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**Sean Sullivan**  
619-548-2643  
ssullivan@DDSmatch.com  
Cal DRE #02084505


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## Have Questions About Your Practice Transition?

- When can I retire?
- Who can I trust to help me with this process?
- How much is my practice worth?
- Should I sell now or wait another 2-3 years?
- How do I find the right buyer?
- Should I consider selling to a DSO?

## DDSmatch HAS THE ANSWERS

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### CURRENT SPECIALTY PRACTICE OPPORTUNITIES:

**SAN FERNANDO VALLEY - PERIO** - 4 Ops with room to expand. Located in busy, high-income area. - Rev \$1.0m

**ORANGE COUNTY COASTAL - PERIO** - High-tech office in highly desired coastal area. Rev \$807K

**NORTH ORANGE COUNTY - ENDO** - Extremely low overhead in a great location. Rev \$1.8M

**SAN FERNANDO VALLEY - ENDO** - Well-established practice. Lots of quality patients in many great neighborhoods. Rev \$856K

**ENCINITAS - PROSTHODONTICS** - Highly-coveted area. 3 Ops plus full lab. Doctor is ready to sell! Rev \$327K

**NORTH COUNTY SAN DIEGO - OMS** - boutique-style practice with a full digital workflow is seeking a candidate for a 12-month transition to ownership.

**WEST LOS ANGELES - PEDODONTIST** - Built out new in recent years. Doctor wants to move out of state. Great high end building opportunity! Adec equipment.

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*"Sean is incredibly dedicated and committed to achieving a successful outcome for his clients. Always available and responsive, transparent, communicative, and honest in his interactions with all parties"*  
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**Antelope Valley Pediatric Dental Practice** for Sale Price \$450k. 3,250 sf, 6 ops, dig X-ray. EZ to add Ortho & Endo. PPO & Cash only. Can add Denti-Cal. Contact Alan (818) 266-8288

**Dental Practices** for Sale. Some incl. the bldg. Reseda, Calabasas, N. Hollywood, W. Hollywood, Beverly Hills, Valencia, Upland, Fontana, Los Angeles, Santa Monica, Inglewood, Lancaster and more. Michael Mak 310-994-3564

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**ADEC/MIDMARK/BELMONT EQUIPMENT.** Busy Office closing. Lots of equipment for sale. -Chris 310-971-8178, cmpatel2@aol.com

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**Dental Marketer needed, Dental Office in Huntington Park, Speaking Spanish is Preferred. Call (310) 384-4360.**

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## Featured Practices

### Beverly Hills - New New New

Great practice with 3 ops possible expansion, and you can Purchase the REAL ESTATE.

**Canoga Park:** NEW NEW NEW Includes REAL ESTATE on large lot on busy street, just remodeled with new ADEC chairs and ADU. This will go quick.

**Rialto:** NEW NEW NEW Elegant digital small practice in shopping center in growing area. Great rent and lovely staff.

**Coming Soon:** West Covina, Santa Clarita Valley, Burbank and more

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

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

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

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

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

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

**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 In ESCROW.

**Valencia** – Great revenue, Fully digital, Adec equipment, OWN YOUR OFFICE – No more rent. 5 treatment rooms. Sold

**Palmdale:** NEW 4 beautiful double entry treatment rooms, fully digital. On main street. Great office. 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

### Central Valley

**FRESNO:** Centrally located Fresno dental office. Five (5) ops. Name brand equipment and technology. Includes real estate. Dentrux office.

**CLOVIS:** Centrally located Clovis Office near a major shopping center. Sale includes real estate. Building is approximately 4500 sq ft. Building includes a dental facility and two rented professional spaces. Fit and finish is fantastic. Name brand equipment.

**HANFORD:** Centrally located iconic dental office. Sale includes real estate. Dental practice includes five (5) luxurious high tech operatories and more. Includes two residential apartments that generate \$2,400.00+ per month in passive income annually.

**MERCED:** Perfectly located turn key dental office. 1800 square feet. Four (4) equipped operatories. Name brand equipment is near perfect condition.

**LEMOORE:** Fantastic five (5) operator dental facility located in downtown LEMOORE. Tons of parking. Perfect for all types of dentistry offerings. Ready to go.

**REEDLEY:** Long standing well respected highly profitable four (4) operator practice. Includes real estate. Attractive. Name brand equipment. Planmeca CBCT. Doctor would consider working back. If you are not familiar with Reedley, you should become familiar. Great place to live. Great place to do business. Easy commute from Fresno, Clovis, Visalia, and/or Hanford.

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**San Jacinto in Riverside County.** New Listing! 2022 Collections ~ \$1.67 M. Corner retail center. 4 eq.ops. + 1 plumbed. Mostly DentiCal with FFS/PPO. Call Loc Pham, BRE#0187578. (714) 550 -7494. <https://LCFpracticesales.com>

**Westminster PT** (TWFSat) entry level dental back office assistant. Negotiable days. Email resume dchong.dds@gmail.com

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**Established and Excellent Practice** in Highly Desirable Elk Grove Location! Priced to Sell! Elk Grove practice with a great reputation, 4 fully equipped ops in a highly desirable medical building. Solid accounts receivable, over \$800k in annual collections and growing. Strong customer base. Contact Chris Barbour (#2135925) - [chris@omni-pg.com](mailto:chris@omni-pg.com), (916) 792-5038. (CAD124)

**ENCINITAS** - Prosthodontics practice. 3 Ops plus full lab. Ready to Sell. Rev \$327K [ddsmatch.com](http://ddsmatch.com) 855-546-0044

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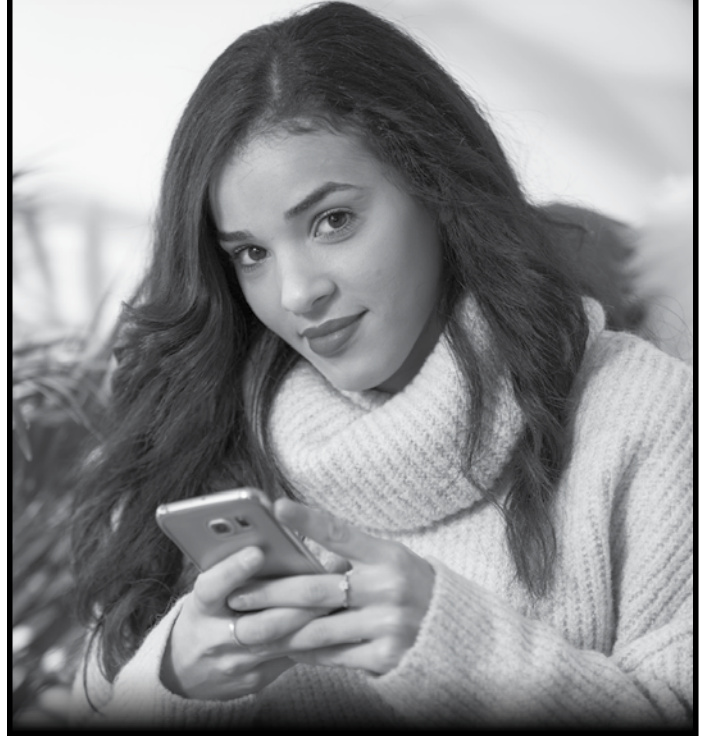
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**San Bernardino** - 7 ops, 2170 sq. ft. Gross 2021 \$633k. Doctor only working 3 days a week! 2 hygienist working 3 days a week with one Associate one day a week. For sale - \$550,000

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**Downtown Santa Ana** - 4 ops, 1,616 square feet. Approximately 7,200 active patients. Rent only \$2,764/month, includes CAM & NNN. Grossing \$318k+ in 2022. Seller retiring with 26 years of goodwill. Located next to a large DSO that refers to this office. For Sale - \$350,000.

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**Fallbrook** - 3 ops & 1 plumbed. 1,600 sq ft. Over 6,000 active patients since 2019. Strip mall location. Belmont chairs, Dexis digital x ray. 2021 gross \$379k+, net \$136k+ For sale - \$280,000

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**Rancho Cucamonga** - Located in a shopping center. 4 ops/1,150 sq ft. Seller only working once a week, 8 months out of the year. Lots of BRAND NEW EQUIPMENT! For Sale - \$170,000

**Temecula** - Rent \$5,000/month, includes CAM & water. 4 ops, 1,236 sq ft. Open 3 days a week. 2022 gross \$203k+. Great income area. For Sale - \$170,000

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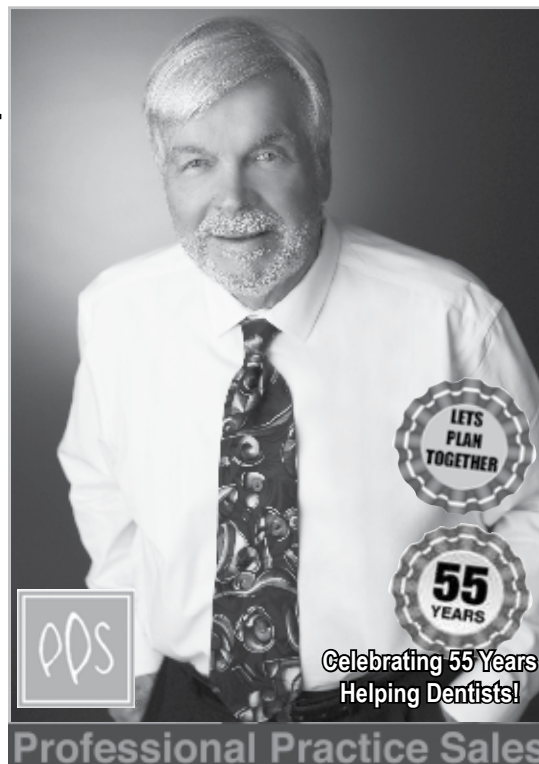
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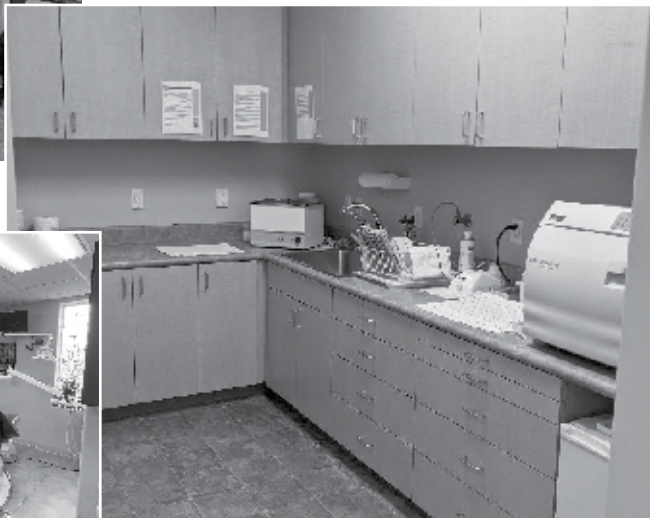


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