

THE Dental Trader

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So. Calif. Edition

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Michael Maiolo



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yahoo.com

Dental Practise for Sale. Pacific Palisades Ca/3102918889/
ronaldwormser@gmail.com

Dental Chair for rent. Lakewood Civic Center. \$300/day. Text
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OC #15 Westminster Sale \$60,000 Located in Shopping Center.
7 ops. Rishi Salwan (888)8022340

Dentist (2-3 days/week) for private office in Rancho
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GP is wanted for PT. San Fernando CA. Send your resume to
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D&M

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FRESNO COUNTY

Room for Your Fresno County Practice Listing.

KERN COUNTY

BAKERSFIELD #31 – Be your own Landlord! (6) op part-time computerized G.P. & Free Stand. Bldg. on a main thoroughfare with exposure, visibility, signage & ample parking. Cash/PPO pts. Annual Collections of \$200K/yr. on a one day week. 50+ years of Goodwill. Seller does no advertising & has no website. Easily expandable or excellent merge opportunity for a dentist in the area who wants to be their own Landlord. Building is 2,174 sq. ft. & is on a 12,632 sq. ft. lot (¼+ acre). **NEW**

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

LOS ANGELES COUNTY

ENCINO – (4) op comput. G.P. located in a prof. bldg. on a main thoroughfare. 2025 Gross Collect \$516K+ on a 4 ½ day week. Pt base is Cash/PPO only. No HMO & no Denti-Cal. Upscale office with nice eqt., new compressor, & Open Dental s/w. Seller does no advertising, & refers out most O.S. & Endo, does no implant placement or perio surgery. Huge upside by keeping specialty work in house, & adding some advertising. **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 and 35 minutes from Bakersfield. 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. **MAJOR PRICE REDUCTION!**

MONTEBELLO G.P. & BUILDING – Be Your Own Landlord! (4) op comput. G.P. & Free Standing Bldg. on a main thoroughfare with exposure, visibility, and signage. Cash/PPO/HMO & small % of Denti-Cal. \$6K/mos Cap Check. Annual Collections \$350K to \$450K. Equipped with digital x-rays, electric hand piece, scanner, Dentrux s/w and a CBCT. (38) years of Goodwill. Seller does no marketing, and a Buyer could easily increase production with some advertising. Seller retiring, but would assist with an orderly transition. **NEW**

PLAYA DEL REY – (6) op computerized G.P./ (3) ops. eqt'd (3) additional plumbed. Located in a mixed use bldg. Collections \$250K+ part time. Cash/PPO pts. No HMO & No Denti-Cal. Excellent Buy & Merge candidate with easy out Lease or keep & extend lease which is \$3,500/mos. Seller is retiring but will assist w a transition. **NEW**

So. CENTRAL L.A. – FREE RENT FOR REMAINDER OF 2026! (3) op comput. G.P. (2) ops eqt'd/3rd plmb & set up with a chair & an X-Ray. Office is expandable. Collect. \$200K+ p.t. on a two day wk. Cash/PPO/Denti-Cal/HMO with approx. (\$3K)/mos. CAP Check. Only DDS in Medical/Dental Bldg. New Vac/New Compressor & Eagle Soft s/w. Remodeled in 2024. Ave. (20+) new pts/mos. Refers out all specialty work & does no adv. Easily increase prod. with more hrs, keeping specialty work in house, & advertising. Seller will assist with a short transition. Seller to concentrate on main office. **NEW**

SOUTH GATE – (5) op comput. G.P., located in a large Shop. Ctr., on a main thoroughfare, w exposure/visibility & signage. 2025 Gross Collect of \$700K+. Cash/PPO/Denti-Cal pt. base. Averaging (21+) new pts/mos. (23) years of Goodwill. Refers out difficult O.S., Endo, Pedo & most Perio. Owner selling to reduce their commute (Seller lives in Ventura County).

WOODLAND HILLS EMERGENCY SALE – (46) year old Legacy Pract. for immediate sale due to health issue. Cash/PPO/Denti-Cal pts. (4) op comput. G.P. in a small Prof. Bldg. on a main thoroughfare. Annual Gross Collect of \$600K. Older Eqt but in working order. Digital x-rays, Dexis s/w & a 3 yr old CBCT. Bring all reasonable offers. **NEW**

EXISTING BUILT OUT AND PLUMBED DENTAL OFFICE SPACES FOR LEASE - Located in the following areas: Agoura Hills, Anaheim Hills, Arleta, Bakersfield, Brea, Burbank, Canoga Park, Camarillo, Garden Grove, Downey, Glendora, La Habra, Mission Hills, Northridge, No. Hollywood, Orange, Ontario, Reseda, Santa Ana, Sylmar, Tarzana, Tustin, Visalia, Walnut, West Hills & Woodland Hills. **NEW**

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- Locate & Negotiate Dental Lease Space
- Pre-Sale Planning

ORANGE COUNTY

GARDEN GROVE – (9) op computerized G.P./Multi-Specialty practice located in a Shop. Ctr. on a major thoroughfare with exposure/visibility/signage & foot traffic. Annual Collections \$1.2M+. CASH/PPO/HMO/Denti-Cal pts. Averaging (26) new pts/mos. Dentrux s/w and CBCT equipped. **SOLD**

GARDEN GROVE PRACTICE AND BLDG. – Be your own Landlord! (5) op comput. G.P. plus a 1,745 sq. ft. free stand. bldg. on a main thoroughfare. Annual Collections \$400K+ on an easy (3) day week. Was doing \$675K - \$750K before Seller reduced his schedule. Cash/PPO/Denti-Cal pt. base. Eagle Soft s/w, chartless, digital x-rays, scanner, and CBCT equipped. Seller retiring but would assist with a short transition. **NEW**

HUNTINGTON BEACH – (4) op comput G.P. (3) ops eqt'd/(4th) op plumbed. Located in a professional bldg. on a main thoroughfare. Annual Collections \$450K to \$525K on a (3) day wk. Cash/PPO only. No HMO & No Denti-Cal. (3) days/wk. of hygiene. Refers out all specialty work & implant placement. Does no advertising. Easily expandable. Seller retiring, but will assist with a transition. **SOLD**

NEWPORT BEACH/CORONA DEL MAR – (4) op computerized G.P. located in an upscale area, in a high end bldg. with an exquisite build out. Mixed pt. base, newer equipment, and CBCT. Collections of \$400K+ part time. Dentrux s/w and chartless. **NEW**

MADERA COUNTY

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RIVERSIDE COUNTY

LAKE ELSINORE – 4 op computerized GP. 3 ops eqt'd/4th plumbed. Digital x-rays and pano, 40+ years of Goodwill, annual collections \$325K - \$350K on a part time schedule. PPO/Cash Only. NO HMO & NO DENTI-CAL. Low overhead. Seller refers out all specialties. Seller retiring. Priced to Sell! **SOLD**

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. **SOLD**

SAN LUIS OBISPO COUNTY

Room for Your San Luis Obispo County Practice Listing.

SANTA BARBARA COUNTY

SANTA MARIA PRACTICE & BUILDING - BE YOUR OWN LANDLORD! (5) op fully eqt'd & computerized G.P. & Free Standing Prof. Bldg. Gross Collections of approx. \$900K/yr. on a (4) day wk. Cash/PPO pts. No HMO & No Dent-Cal. Office is chartless & uses Open Dental & Dexis s/w. (45+) years of Goodwill. Refers out Perio Surgery, Endo, O.S. Ortho and Implant Placement. Seller is retiring, but can stay on part time.

VENTURA COUNTY

CAMARILLO – (5) op comput. G.P. (4) ops eqt'd, 5th op plumbed not eqt'd. Located in a prof. bldg. w excel. pking. 2025 Gross Collect. \$1.27M+. Cash/PPO pt. base. No HMO & no Denti-Cal. (3) ops of new eqt, new CBCT, new Glidewell milling machine, new comp. & vac., digital x-rays (Dexis), Open dental s/w, Trios scanner, new sterilizer, & chartless. (40+) new pts/mos. Offers a dental membership plan. Very favorable lease. Seller is moving to O. C. but will assist w a short transition. **NEW**

WESTLAKE VILLAGE/THOUSAND OAKS – (3) op comput. G.P. located in a prof. bldg. on a main thoroughfare. Cash/PPO/Denti-Cal pt. base. (3) ops of new eqt., newer CBCT, & a Trios scanner. Annual Gross Collections \$700K+. (20+) new pts/mos. Low Overhead/High Net Income. Seller retiring.

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Zeiss Pico 2022 Endodontic Microscope for sale. Floor Stand LED light source. Local pick-up. Text Dr.Talim 714-310-8553

CA Practice Owners: Launch a Dental Assisting school in 90 days with a 12-week hybrid curriculum + 5 CA dental board certs. smvclinical.com/california.html

General Practice For Sale: Walnut Creek, CA \$1.2mil Collections, 8 Ops - Inquire - practiceorbit.com

Pediatric or general dds Bakersfield. New grads ok. Dr M 3235530495

Lake Forest Dental: Hiring FT Front Desk/TC & PT DDS/DMD (2 days). Fun, growing team! Text 301-335-1249.

Sublease available in Fountain Vly for 2days/ wk call or text 714 267 4224 for details.

DENTAL Eqp. Sale/TUSTIN- 4 Chairs Office, HOYA Lazer, Cerec, HYDRIM, comp, Vac, Xray, & Email ParrDDS@gmail.com Text 949-415-6231

Endodontist wanted for in house Culver City office. Please email dentextdentalca@gmail.com to discuss.

GENTLE ORAL SURGEON - IMPLANTS, ALLON4, SINUS LIFT, IMPACTED EXTRACTIONS, EXPOSE/BOND. COME W/ ASSISTANT & INSTRUMENTS- (213)437-3955

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CLOSED OR ABANDONED EQUIPED DENTAL OFFICE NEEDED FOR RENT WITHOUT PATIENTS INLAND EMPIRE AREA. TEXT DR E. 562-968-4061

GP OFFICE TO SHARE - WLA/Wilshire available 3-5 days/ week. Great location & parking. (310)478-3511

FOR SALE IN LOS ANGELES – Eq. w/ 4 ops & 1 plmb. Located in a 3-story professional bldg. Grossed \$1.2M in 2025. – Contact California Practice Sales at 714-639-2775.

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Office for Sale La Habra (North Orange County) 1000 sf low rent corner of Beach Blvd & Whittier Blvd next to Walgreens near IN-N-OUT Burger high visibility traffic area 4 op 3 chair 2 xray Dr retiring (714)732-2320

Experienced Orthodontist Wanted – Orange County, CA Young, friendly, and personable orthodontist needed for a busy, modern dental practice in Orange County. Part-time available. Competitive pay + benefits. Email CV: TimmyDole@gmail.com (714) 725-5678

Dentist Needed -Grads Welcome -san bernardino and baldwin park office , flexible days,good pay 909-782-7238-ask for liz

Private Dental Practice in Palm Desert, CA with over 10 years of goodwill is expanding and looking for an Associate Dentist. Part/full time. Preferably 1/2 years experience. Great opportunity for growth. Contact: manager@santafedentalcorp.com

Specialists Needed: Dental office in Buena Park looking for Root Canal and/or Implant specialist to work or sublease one day a week. Please text (714)249-8249

DGI Operatory Exam Light. Post mounted. Very good condition. Pick up in Temecula. Text for pics (310)739-4091

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Seeking Dental Front Office staff. experienced, friendly, motivated, excellent verbal & written skills in City of Orange. (714)744-2929. email resume: tian1shi3@yahoo.com

FOR SALE IN ESCONDIDO – 14+ years of goodwill. Eq. w/ 3 ops in a 1,200 sq. ft. suite. Grossed approx. \$692K for 2025. – Contact California Practice Sales at 714-639-2775.

General Dentist. Perris,CA. Looking for a motivated energetic DDS. Fun & positive working environment w/ amazing opportunities to grow & expand your skills. Enjoy the perks working with us; uniform, traveling for training, bonuses, team activities + MORE! careers@smilecreatordental.com | call/text: 323)251-0039

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ORTHODONTIC PRACTICE – San Fernando Valley. Long-established, well-running, strong collections. Seller flexible on transition. Jonathan Ingalls, Ken Rubin Practice Sales, 619-602-4515.

SOUTH BAY BEACH AREA - Perio - Profitable. Healthy referral sources. 6 Ops. Rev. \$1.6M. DDSmatch.com 855-546-0044

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Los Angeles County

Diamond Bar: Revenue ~ \$1M/yr

- Affluent area in Diamond Bar.
- Large shopping plz. Well-run office.
- 4 eq. ops + 3 plumbed. 7 ops total.
- Mostly PPO/FFS. No DentiCal.

Lawndale: New Listing!

- **2025 Revenue ~ \$700K**
- Front Street Location. 5 operatories
- ~ 67% FFS/PPO & ~ 33% DentiCal
- Office does mostly general dentistry
- Reasonable Rent

West Los Angeles: Sold!

- Seller Retiring
- Collects ~ **\$650K/year**. Mostly FFS
- Opens 3-4 days/wk with associate.
- 3 operatories. Rent ~ \$4800/month.

Huntington Park: New Listing!

- Beautiful office recently built 2023
- **Revenue ~ \$750K/yr**
- Opens 3 days/wk. No weekends.
- ~65% DentiCal & 35% PPO/FFS
- Single standing bldg. 7 operatories
- Rent ~ \$5,500/month.

Rancho Palos Verdes:

- Close to San Pedro and Long Beach.
- Seller Retires. Retail Center.
- 3 Ops. Rent \$3,300/month.
- Open 3.5 days/wk.
- Productions ~ \$263K/year.

San Bernardino County

Upland: New Listing!

- **Revenue ~ \$600K-650K/yr**
- ~ 65% PPO/FFS & ~35% DentiCal
- Strip mall. 4 operatories.
- Seller retires. ~ 30 years of goodwill.

Victorville: New Listing!

- Equipment & leasehold
- Shopping plaza. Rent ~ \$6K/month
- 9 equipped op + 5 plumbed. Total 14 operatories. ~ \$4,500 sq.ft.

Practices Wanted

*We have buyers looking for practices alone
& practices with real estates in:*

Northern CA - Bay Area
 Santa Clara, Sunnyvale, Milpitas

LA County:
 Inglewood, West Covina, Los Angeles

Orange County:
 Santa Ana, Fountain Valley, Irvine

Orange County

Cypress: Collections ~ \$400K/yr

- State of the art practice
- Shopping plaza. 5 eq. ops.
- All FFS/PPO. Part time practice

La Habra: Leasehold and equipment

- Prominent professional suite.
- 4 operatories. Rent \$2,500/month.
- **Asking \$60K**

Lakewood: Productions ~ \$950K/yr

- All Cash/PPO. Part time practice.
- Large shopping plaza. 5-7 operatories.
- High tech equipment - CEREC & CBCT.

Fountain Valley: Sold!

- 2 operatories. Rent ~ \$2,800
- Revenue ~ \$163K/yr. All FFS/PPO

Santa Ana: Sold!

- Close to Downtown Santa Ana.
- 4 ops. Reasonable Rent.
- Mostly PPO, very minimal DentiCal.

Riverside County

Inland Empire: New Listing!

- **Productions ~ \$1.7 Million**
- Strip Mall. 4 eq. ops + 1 plumbed
- Mostly DentiCal patients.
- Mostly Hispanic speaking patients.
- Doctor does mostly general dentistry

Riverside: Sold!

Dental Real Estate Only

- Prominent professional suite.
- 6-7 operatories. ~3,300 sq.ft.
- **Asking \$1.45 Million**

Riverside: Productions ~ \$740K/yr

- Single Standing bldg. 5 operatories.
- Mostly Hispanic speaking patients
- ~ 50% DentiCal & ~50% PPO/FFS
- Ortho once/month. Pedo once/wk

Central California

Fresno: Revenue ~ \$950K - \$1M/yr

- Seller retires. 25+ yrs goodwill
- Retail center. 6 ops. Fair Rent
- ~80% DentiCal & ~20% PPO
- Well-run office. Full staff support.
- Opens 4 days/wk.

San Diego County

San Diego: New Listing!

- **Productions ~ \$307K/year** on 3.5 days/week. All PPO/FFS.
- Prominent professional suite. 3 operatories. Low overhead.
- Seller needs to sell for health reason

Northern California

Fremont: Practice & Real Estate

- Real Estate: Dental office plus another income producing unit of ~\$10K/month. Bldg ~ 5,100 sq.ft.
- Dental Office: 5 operatories. Annual collections ~ \$550K. All PPO/FFS.

Fremont: Sold!

- 2025 Revenue ~ \$150K. FFS/PPO.
- 4 operatories. Rent ~ \$4K/month

Modesto: Price Reduction!

- **Productions ~ \$416K**
- ~ 60% FFS/PPO & ~40% DentiCal
- 4 ops. Fair Rent. Low overhead
- Prominent Professional Suite.
- **Asking \$310K (From \$350K)**

Modesto: Dental Charts for Sale

- Dentist retiring. ~3,600 charts
- ~90% insurance pts & ~10% Cash
- Annual Productions ~ \$400K

Morgan Hill: New Listing!

- **Productions ~ \$550K-600K/year**.
- PPO/FFS Only.
- Opens 5 half days/wk.
- Reasonable rent. Low overhead
- Shopping plaza. 3 operatories.

Morgan Hills: Productions ~ \$955K

- Nestled in San Clara County close to Silicon Valley & South SF
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Location	Asking Price	Summary Info
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Ocean Beach/Point Loma, San Diego General Practice	\$1,150,000	High-quality coastal practice with strong collections and a loyal patient base. Motivated seller. In-demand location.
Rancho Bernardo/Poway Periodontics	\$599,000	Established perio practice collecting over \$856K annually. Significant growth opportunity — seller currently refers out implant cases.
Vista General Practice + Real Estate	\$299,000	Well-established GP, approximately 2,000 SF, real estate available for purchase. Turnkey North County opportunity.
Poway High-Production General Practice	Call for Pricing	High-volume GP in a premier Poway location. Strong patient base, excellent growth potential.
Chula Vista General Practice + Real Estate	\$750,000	Long-standing community practice with real estate available. Loyal patient base. Motivated seller.
North County San Diego General Practice	COMING SOON	Six-operatory digital practice, 3,200 SF. Full financials available. Contact us for priority access.
Mission Valley San Diego 100% Fee-for-Service	Recently Sold	\$1.79M collections, 53% net margin. Successfully transitioned. Call us — we move practices.

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CENTURY CITY COSMETIC PRACTICE FOR SALE: Fifty years of goodwill with the same owner and same location. The practice has historically collected \$1.1 million consistently but the seller is now winding down and ready to retire. Seller works four days per week with four days of hygiene per week. The practice is out of network for all insurance and is strictly a cash practice. Seller refers all endo, all oral surgery and all perio that the hygienists cannot do. The office has incredible views of the city with five equipped operatories plus one additional that is not equipped. The office is fully computerized with Softdent software, digital x-rays, Cerec milling system and a dental laser. Seller is retiring and motivated. Asking \$350,000.

SANTA MONICA GENERAL PRACTICE FOR SALE: Established for over 20 years, this practice has a consistent history of \$1M collections and an average net income of \$350,000 per year for the past 4 years. Seller works four days per week with six and a half days of hygiene coverage per week. Hygiene, x-rays and exams account for 50% of the practice production. Seller refers endo, perio, oral surgery, implant placement and ortho. The practice does no advertising or marketing, does not accept HMO or Denti-Cal, and is not open evenings or weekends and still averages 12-13 new patients per month. The office has 5 equipped operatories with Softdent software and digital x-rays. Asking \$800,000.- SOLD AT FULL PRICE

HUNTINGTON BEACH MULTI-SPECIALTY PRACTICE FOR SALE: Practice has 12 equipped operatories and collects in excess of \$2,100,000 for 2022, 2023 and 2024. Average net income is \$600,000 per year. General practice income is 40%, ortho is 28%, pedo is 23% and perio is 9%. The office has twelve chairs and is fully computerized with Dentrix software, digital x-rays, panoramic x-ray and CBCT unit. The office is located directly across the street from a planned 2,000 unit housing development that has just broken ground for secure, substantial future growth. Asking \$1,450,000. - SOLD

CAMARILLO GENERAL PRACTICE AND OFFICE CONDO FOR SALE: The practice collects an average of \$700,000 per year with an average net income of \$362,000 per year on four and one-half days per week. Seller refers all endo, third molars, implant placement, perio and ortho. The practice does no advertising or marketing and is not open evenings or weekends. Practice gets 6-10 new patients per month. The office has three equipped operatories plus a fourth that is plumbed but not equipped. The office is computerized with digital x-rays, CBCT scanner and dental laser. The office condo is 1,687 square feet and is for sale for \$692,000. The asking price for the dental practice is \$560,000. - PENDING

SIMI VALLEY GENERAL PRACTICE FOR SALE: Established practice with the current owner for 40 years. The practice over \$820,000 per year on a four-day week with six days of hygiene coverage. Seller nets an average of \$300,000 per year. Hygiene produces 28% of the total practice production. Seller refers all endo, oral surgery, implant placement, perio surgery and ortho. The practice does no advertising and is not open evenings or weekends. Good upside potential with specialty referrals and lack of marketing. The office has four operatories with digital x-rays and Softdent software. The practice is located in a one-story professional building. Asking \$600,000. - SOLD AT FULL PRICE

CULVER CITY GENERAL PRACTICE FOR SALE: Long standing general practice with over 50 years of goodwill. The practice collects \$1,760,000-1,785,000 for the past 2 years and has collected \$995,000 for the first 5 months of this year. The seller's net income is over \$1.2M per year! Seller refers all ortho, difficult oral surgery including implant placement, perio surgery and most molar endo. Seller works 5 days per week. The practice has \$8,900 per month in capitation checks and no Denti-Cal. The practice does no advertising or marketing. The practice averages 15-17 new patients per month. The office has four equipped operatories with digital x-rays and Easy Dental software. The office is in a retail building with excellent street visibility. Asking \$1,550,000. - SOLD AT FULL PRICE

WEST LOS ANGELES/BEVERLY HILLS ADJACENT GENERAL PRACTICE FOR SALE: This practice collects over \$1.7M per year with a net income of over \$560,000 per year. Seller refers all endo, all oral surgery and all ortho. Hygiene accounts for 40% of the practice production with eight and one-half days of hygiene per week. The practice does no marketing and still averages 35 new patients per month. Lots of upside potential with specialty work and some promotion. The office has 4 equipped operatories with digital x-rays and Dentrix software. Prominent professional building location. Asking \$1,500,000.- SOLD AT FULL PRICE

NORTHRIDGE STARTER PRACTICE FOR SALE: Practice is in a one-story professional building on Reseda Blvd. close to the Porter Ranch area. Seller works two and one-half days per week and collects \$230,000 per year. Seller does no marketing or promotion and refers endo, perio, oral surgery and ortho. Hygiene represents 45% of the production. 3 equipped ops. The office is computerized with Dentrix software but does not have digital x-rays. The income covers the overhead, but not much more. Good opportunity for someone looking for a low-cost start into practice or a satellite location. Asking \$50,000 or best offer. - PENDING



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If you are thinking about selling your practice within the next six months, you might want to consider listing it before the first of October to minimize the taxes on the sale and to maximize the marketing exposure.

With every practice sale, there is a portion of the purchase price that will be ordinary income. Most of the proceeds from the sale will be capital gain income, but the variable tax is greatest on the ordinary income portion. Since your ordinary income will be at its lowest point at the beginning of the calendar year, from a tax minimization point of view, it would be best to close the sale soon after the first of the year. The difference could be as much as 24% in additional federal income tax on the ordinary income portion of the sale proceeds. Note that the State of California does not differentiate between capital gain income and ordinary income, so from the State tax perspective all of the sale proceeds are ordinary income.

From a marketing perspective, it is always best to expose the product or the practice to as many potential purchasers as possible. Since the print advertisers all have a first of the month deadline for the publications coming out in the first week of the following month, to get an ad for your practice in those publications for the first week in November requires that the practice is listed by October 1st. While most of our practices are sold through our website or our existing data base, there is always a portion of the buying public that still relies upon the printed advertising and I see no benefit to excluding any potential buyer from consideration. As brokers, we cannot legally or ethically advertise a practice that we do not have listed for sale (although clearly some do).

The idea would be to list your practice prior to October 1st, but not launch the marketing campaign until mid to late October with the goal of securing offers and a buyer prior to December 1st. Since the financing, due diligence, contract and lease work will take at least a month, that would position the sale to close shortly after the first of 2021, thereby minimizing your taxes on the sale to the extent possible.

I can certainly go into more detail, but to avoid boring you, I won't unless you want to give me a call to discuss this further. Just something to consider, if you are already thinking about it.



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POWAY GP - Collections approx. \$845K. Long-established practice, loyal patient base, excellent location. Jonathan Ingalls, Ken Rubin Practice Sales, 619-602-4515.

Santa Ana office for sublease for kids/pedo dentist to start their own office. Available T/Th PlatinumBraces@gmail.com

East San Jose. New Listing! 2025 Productions ~ \$1.86 Million. All FFS/PPO. Strip mall. 4 operatories. Seller retiring. High net. Good recall and hygiene program. Call Loc, BRE#0187578. (714) 550 -7494. <https://LCFpracticesales.com>

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South Bay Large General Dentistry Practice
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DSO OPPORTUNITY
Victorville Ped. Dentistry Practice
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Featured Private Owner Opportunities

PRICE REDUCTION
Chino General Dentistry Practice
4 Ops., \$921,530 Gross Collections TTM
(8/31/24-9/1/25)
Listing Price: \$695,000

PRICE REDUCTION
LA County (Near Orange County) General Dentistry Practice
4 Ops., 1 Plumbed / Not Equipped
\$440,000 Gross Collections
Listing Price: \$250,000

San Juan Capistrano General Dentistry Practice
3 Ops.

\$686,000+ Gross Collections
Listing Price: \$575,000

Lake Forest & San Clemente General Dentistry Practices
Lf: 5 Ops., SC: 5 Ops.
\$1,198,000+ Combined Gross Collections
Listing Price: \$1,200,000

Murrieta General Dentistry Practice
6 Ops.
\$923,000+ Gross Collections
Listing Price: \$800,000

Laguna Niguel General Dentistry Practice
5 Ops., 1 Plumbed / Not Equipped
\$311,000+ Gross Collections
Listing Price: \$270,000

Camarillo General Dentistry Practice
6 Ops., \$1,657,000+ Gross Collections
Listing Price: Call For Price

Simi Valley General Dentistry Practice
4 Ops., \$560,000+ Gross Collections
Listing Price: \$480,000

San Diego & Oceanside Ortho. Practices
San Diego: 4 Ops. / Oceanside: 3 Ops.
\$476,000+ SD Gross Collections
\$261,000+ OS Gross Collections
Listing Price: \$550,000

Los Alamitos Hybrid: General/Pediatric Dentistry Practice
8 Ops., 1 Plumbed / Not Equipped
\$689,000+ Gross Collections
Listing Price: \$600,000

Hemet General Dentistry Practice
7 Ops., 1 Plumbed / Not Equipped
\$762,000+ Gross Collections
Listing Price: \$395,000

Valencia General Dentistry Practice and Real Estate Property
7 Ops., \$1,085,000+ Gross Collections
Listing Price: Practice: \$875,000
Real Estate: Call for Price

Northern California

MOTIVATED SELLER
Sonoma General Practice and Real Estate Property
9 Ops., \$1,412,000+ Gross Collections
Listing Price: \$960,000
Real Estate: Call for Price

Pleasanton General Dentistry Practice
4 Equipped Ops., 1 Plumbed Op.
\$401,000+ Gross Collections
Listing Price: \$360,000

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Brea General Dentistry Practice

Orange County Perio. Practice

Clairemont, San Diego General Dentistry / Prosth. Practice

Burbank General Dentistry Practice

Solana Beach General Dentistry Practice

Laguna Hills General Dentistry Practice

North San Diego County General Dentistry Practice

Lake Forest General Dentistry Practice

Long Beach General Dentistry Practice

Tustin General Dentistry Practice

Fullerton General Dentistry Practice

Panorama City General Dentistry Practice

Newport Beach General Dentistry Practice

Mid-Wilshire General Dentistry Practice

Westwood General Dentistry Practice

San Bernardino County General Dentistry Practice

Yolo County Oral Surgery Practice

San Clemente Ortho. Practice

Westminster Ortho. Practice

Huntington Beach General Dentistry Practice

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Irvine General Dentistry Practice (Shared Space)

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San Diego Endo. Practice

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- Modesto Multi-Spec. \$1,925,000: \$3M+ Rev. | 15 Ops | 600+ 5-Star Reviews
- Northridge General \$1,350,000: \$1.8M Prod. with \$2.5M Easily Reachable
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Endodontist Needed to treat patients in growing SW Bakersfield office. Contact Teresa @ (661)454-7600 or teresah@superiorsmilesdentistry.com

I am looking to buy your practice in Oxnard. If you are interested in selling, contact me at oxnardteeth@gmail.com

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Seeking Oral and Maxillofacial Surgeon associate/paratner/ownership available. Solo practice one location great location in central Orange County; dentoalveolar and implant surgery, no hospital calls no hospital cases, no HMO's, fully equipped O.R. and anesthesiologist for hospital cases. Send resume to info@gregbeamer.com

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Newport Beach prime location w/ modern equipment (Adec chairs, midmark sterilizer) for space sharing. text 949-610-5253

West Hollywood Cosmetic and Reconstructive Dental office. High End, 30+ yrs, Goodwill, 3 to 4 ops, 1100 square ft, in A+ Med. building, call 310-344-3200

LED Light Heads 2 TPC (Model: LED-570), both in excellent condition, 2.5 years old. Call/ message me at (714)719-9868.

FOR SALE IN TORRANCE - Eq. w/ 6 ops in a 2,308 sq. ft. suite & 25+ years of goodwill. Grossed \$871K for 2025. - Contact California Practice Sales at 714-639-2775.

GENERAL DENTIST WANTED 4 days a week, great compensation, Westwood area. Call or text 818-795-8601 for more info.

Need an experienced GP for a dental practice in Diamond Bar, CA. Must have molar root canal experience. (909)528-3594

ENDO, TRAVELLING GP Doing all kind of RCT, with equipment, 18yrs experience. 8-14 cases/day 909-5834224 shammojohnny@yahoo

SFV dental practice for sale located in stripmall. Digital X-Ray, software and 3 operatories. Quick Sale 818-667-9771.

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General Dentist Needed in LA city, PT/FT, New graduate welcome, Resume: greatdentalcareinla@gmail.com

ENCINITAS GP FOR SALE - 6 Equipped Ops + 6 Plumbed, 4,000 sq. ft., 15 Yrs. Goodwill, PPO/FFS. 2025 GR \$518K. HSDPT - Christy Conway Davis - 619-889-6492 - #CA4689 https://dentalpracticetransitions.henryschein.com/listings/ca4689/

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100% Financing Available WELL ESTABLISHED GP IN RANCHO MIRAGE



- **Grossed \$1.092M for 2025**
- **Buyer's Net of \$381K**
- 5 equipped ops
- Approximately 1,950 sq. ft. modern office
- Fully digital and paperless practice
- 100% Fee-for-Service patient base
- Excellent visibility in a desirable retail location
- Long-term lease available with renewal option
- Loyal patient base with strong reputation
- Well-maintained office with quality equipment included

Property ID #5619

FEATURED LISTINGS

ROWLAND HEIGHTS - This practice has been an icon in the community for 37 years, with the Seller starting it from scratch circa 1989. Multiple generations of patients are being seen here. The practice is nestled in a shopping center between a bakery and a restaurant, providing traffic flow in addition to serving as the area's financial hub, with multiple banks at the practice's major intersection. See the RPR Demographic report supplied by your Broker, and you will see that the median home value for this area is higher than in Los Angeles and even in California. Compound that with the high population density and the majority of households having an average income over \$150,000 per year, and it is ripe with disposable income. This is important because this multi-generational practice is only doing bread-and-butter dentistry. If you have the right skill set to incorporate specialties, you can immediately increase income. **The practice grossed \$462K for 2025 & Projecting \$491 for 2026. Buyer's Net of \$287K.** Contact your CPS Broker for more details. **Property ID #5620.**

ALISO VIEJO - Leasehold - This is a great opportunity to acquire a fully built-out dental practice offered as leasehold improvements and equipment only. Located in a professional medical-dental building in Aliso Viejo, the practice benefits from strong surrounding residential communities, consistent patient demand, and convenient access to major roads and nearby retail centers. With an established presence at this location and a well-equipped, functional layout, the office offers immediate usability and strong potential for future growth. **Contact your CPS Broker for more details. Property ID #5613.**

LA MESA - This well-established dental practice is situated in a middle to upper-class community, attracting a loyal and high-quality patient base. Conveniently located just a block from the 94 freeway, the office offers easy access and plenty of parking. The 1,400 sq. ft. facility includes 4 operatories and has been owned and operated by the same dentist since 2005. The retiring seller, honored year after year as one of the area's top dentists by his peers, works 4 days a week, treating 8-10 patients per day and 5-7 new patients monthly. Income is generated from approximately 20% cash and 80% insurance. **The practice grossed \$667K for 2024 with a Buyer's Net of \$134K.** Contact your CPS Broker for more Details. **Property ID #5583.**

LOS ALAMITOS - Leasehold & Improvements - Rarely do you come across a practice selling leasehold improvements furnished with new chairs, delivery systems, and lights that all match, let alone ones that are only just over a year old. Additionally, every operatory has an X-Ray unit, two of which are new, making this office truly turnkey. Additionally, all operating rooms have new computers and flat-screen monitors on the ceiling for patient viewing, in addition to the diagnostic monitors positioned in front of the patient as they sit in the chair. The practice is located in a prestigious brick building on the outside, and inside, from the new flooring to the finish on its entirety has a newly remodeled finish, leaving nothing to want for. The seller has outgrown the location and moved to a larger location approximately 4 miles away. Though no charts are included at this time, we know that not all patients will make the move to the new location. Contact your CPS Broker for more details. **Property ID #5608.**

MENIFEE - LEASE HOLD IMPROVEMENTS - Our practice is conveniently located just off the 215 Freeway, on the main thoroughfare of McCall Boulevard. Although the Seller has an excellent lease for this spacious five-operator practice, he has outgrown this location due to the positive traffic flow. Additionally, lending to this success, which can now be yours, there are two MDs, an Optometrist, and a Cardiologist sharing the same freestanding building, providing an excellent source of referrals. The Seller is moving for all the right reasons, which are positive for you, and certainly not for any negative reasons, as he has flat-out outgrown the space. You could find yourself with the same problem in a few years if you move quickly to secure a first-in-line position instead of a backup role... Contact your CPS Broker for appointments. **Property ID #5578.**

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Burbank

Property ID #5581

- **Collected approx. \$813K for 2025**
- **Buyer's Net of \$326K**
- 5 equipped ops
- 1,600 sq. ft.
- 36+ years of goodwill
- Eight-Story Professional Building

Encino

Property ID #5591

- **Grossed \$958K for 2025**
- **Buyer's Net of \$299K**
- 3 equipped ops
- 1,864 sq. ft.
- 48+ years of goodwill
- Minimal amount of GP & has focused on specializing in the treatment of TMD, sleep disorders & epigenetic orthodontics

Long Beach

Property ID #5603

- **Grossed \$739K for 2025**
- **Buyer's Net of \$227K**
- 6 equipped ops & 2 plumbed
- 2,700 sq. ft.
- Absentee owner
- Long-term lease available
- One-Story Free-Standing Building

Los Angeles County

Long Beach

Property ID #5604

- **Grossed \$436K for 2025**
- **4 equipped ops**
- 1,600 sq. ft.
- Seller Owns Strip Mall
- Absentee owner
- Lots of private parking spaces in rear

Los Angeles

Property ID #5513

- **Collected approx. \$1.2M for 2025**
- **Buyer's Net of \$710K**
- 4 equipped ops & 1 plumbed
- 1,300 sq. ft.
- Three-Story Professional Building
- 11+ years of goodwill

Pomona

Property ID #5528

- **Collected approx. \$548K for 2025**
- 6 equipped ops
- 2,316 sq. ft.
- 41+ years of goodwill
- Near residential areas.
- Ample parking lot with great signage and street visibility from Indian Hill Boulevard

Los Angeles County

Rowland Heights

Property ID #5620

- Grossed \$462K for 2025
- Buyer's Net of \$287K
- 3 equipped ops & 1 plumbed
- 37 years of goodwill, with the Seller starting it from scratch circa 1989
- Nestled in a shopping center between a bakery and a restaurant

South Gate

Property ID #5598

- **Grossed \$1.5M for 2025**
- **Buyer's Net of \$504K**
- 5 equipped ops
- 1,200 sq. ft.
- One-Story Shopping Center
- Reasonable rent for the area

Torrance

Property ID #5519

- **Collected approx. \$890K for 2025**
- 6 equipped ops
- 2,308 sq. ft.
- Two-Story Professional Building
- 25+ years of goodwill
- Located in a vibrant area with easy access and an ample parking lot

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Available

Juana Dominguez
Transition Coordinator



Los Angeles County

Westwood

Leasehold—Property ID #5601

- 4 equipped ops & 3 plumbed
- Two Story Building in Retail Strip
- Seller Owns Building
- Right on the most desirable area of Westwood Boulevard

Wilmington

Property ID #5545

- **Grossed \$531K for 2025**
- 3 equipped ops
- 1,000 sq. ft.
- One-Story Strip Mall
- 41+ years of goodwill
- The area is known for its strong working-class community, busy commercial corridors, and proximity to the Port of Los Angeles

Orange County

Anaheim – Leasehold –

Property ID #5622

- **4 equipped ops & 2 plumbed**
- **1,770 sq. ft.**
- **A very competitive lease for the area**
- **Orthodontic practice**

Aliso Viejo

Leasehold – Property ID #5613

- 6 equipped ops & 2 plumbed
- 2,127 sq. ft.
- Long term lease available
- Located in a three-Story Medical - Dental Building

Orange County

Corona Del Mar

Property ID #5589

- **Grossed \$633K for 2025**
- **Buyer's Net of \$109K**
- 3 equipped ops
- 1,100 sq. ft.
- 18+ years of goodwill
- On Pacific Coast Highway
- Long-term lease available

Costa Mesa

Property ID #5585

- **Collected approx. \$15M for 2024**
- **Buyer's Net of \$515K**
- 4 equipped ops
- 1,200 sq. ft.
- A very competitive lease for the area
- 36+ years of goodwill

Fullerton

Property ID #5549

- **Grossed \$1.4M for 2025**
- **Buyer's Net of \$418K**
- 10 equipped ops & 1 plumbed
- Approximate Square Feet: Building is 6,064 sq. ft. Suite is 4,651 sq. ft.

Irvine

Property ID #5558

- **Collected approx. \$387K for 2025**
- 3 equipped ops & 1 plumbed
- 914 sq. ft (690 sq. ft is usable)
- 45+ years of goodwill
- Seller is the landlord

Orange County

Ladera Ranch

Leasehold – Property ID #5612

- 7 equipped ops
- 3,309 sq. ft.
- Long term lease available
- Located in a professional office mixed use building

Laguna Hills

Property ID #5600

- **Grossed \$812K for 2025**
- **Buyer's Net of \$223K**
- 7 equipped ops & 1 plumbed
- 3,000 sq. ft.
- 100% Fee for Service!
- Free Standing Building - Seller owns building

Laguna Niguel

Property ID #5547

- Grossed \$1.3M for 2025
- Buyer's Net of \$545K
- 5 equipped ops & 1 plumbed
- Newly remodeled office
- 34+ years of goodwill

Laguna Niguel

Property ID #5530

- **Collected approx. \$133K for 2025**
- 4 equipped ops
- 1,365 sq. ft.
- 31+ years of goodwill
- Turn-key practice

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Orange County

Long Beach

Property ID #5605

- **Collected approx. \$191K for 2025**
- 6 equipped ops
- 1,900 sq. ft.
- One-Story Medical Dental Building
- 46+ years of goodwill

Los Alamitos

Leasehold—Property ID # 5608

- 3 equipped ops & 1 plumbed
- 1,121 sq. ft.
- Located in a prestigious brick building
- Long-term lease available with reasonable rent

Mission Viejo

Property ID #5596

- **Grossed \$219K for 2025**
- 3 equipped ops
- 1,200 sq. ft.
- 45+ years of goodwill
- Reasonable rent for the area
- In a desirable South Orange County market

Mission Viejo

Property ID #5550

- **Grossed \$1.5M for 2025**
- **Buyer's Net of \$511K**
- 6 equipped ops
- Free Standing Multi-Tenant Building

Orange County

Mission Viejo

Leasehold—Property ID #5593

- 2 equipped ops
- 1,600 sq. ft.
- Oral surgery practice
- Two-Story Medical Center
- A long-term lease is available

Newport Beach

Property ID #5573

- **Grossed \$376K for 2025**
- **Buyer's Net of \$170K**
- 3 equipped ops
- 1,037 sq. ft.
- 58+ years of goodwill
- Offers breath taking views of the Pacific Ocean

Westminster

Property ID #5462

- **Grossed \$434K for 2025**
- **Buyer's Net of \$144K**
- 4 equipped ops
- Long-term lease available
- 35+ years of goodwill
- Ample parking lot and great street visibility.

San Diego County

Escondido

Property ID #5617

- **Collected approx. \$692K for 2025**
- **Buyer's Net of \$229K**
- 3 equipped ops
- 1,200 sq. ft.
- 14+ years of goodwill
- Located in a busy retail shopping center

San Diego County

La Mesa

Property ID #5583

- **Collected approx. \$473K for 2025**
- 4 equipped ops
- 1,400 sq. ft.
- 21+ years of goodwill
- Is situated in a middle to upper-class community, attracting a loyal and high-quality patient base.

San Diego

Property ID #5554

- **Grossed approx. \$949K for 2025**
- **Buyer's Net of \$304K**
- **4 equipped ops**
- **1,268 sq. ft.**
- **43+ years of goodwill**

San Diego

Property ID #5595

- **Grossed \$4.4M for 2025**
- **Buyer's Net of \$1.2M**
- 13 equipped ops
- 7,000 sq. ft.
- 5-Story Medical Dental Building

San Marcos

Property ID #5582

- **Collected approx. \$361K for 2025**
- 3 equipped ops & 2 plumbed
- 1,300 sq. ft.
- One-Story Shopping Center
- Reasonable rent for the area

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San Diego County

San Marcos

Property ID #5552

- **Grossed \$892K for 2025**
- **Buyer's Net of \$264K**
- 5 equipped ops & 4 plumbed
- Two-Story Shopping Plaza

Riverside & San Bernardino County

Menifee

Leasehold—Property ID# 5578

- 5 equipped ops
- 1,850 sq. ft.
- One-Story Medical Building
- Conveniently located just off the 215 Freeway

Moreno Valley

Property ID #5524

- **Collected approx. \$470K for 2025**
- **Buyer's Net of \$134K**
- 2 equipped ops & 1 plumbed
- 37+ years of goodwill
- An incredible rental rate of only \$2,000 a month will be fixed for 10 years!

Riverside & San Bernardino County

Rancho Mirage

Property ID #5619

- **Grossed \$1.092M for 2025**
- **Buyer's Net of \$381K**
- 5 equipped ops
- 1,948 sq. ft.
- 100% Fee-For-Service

San Bernardino

Property ID #5575

- **Collected approx. \$404K for 2025**
- **Buyer's Net of \$178K**
- 2 equipped ops & 3 plumbed
- Approximate Square Feet: Lot Size: 18,275 SF & Building SF: 3,504
- Free Standing Building with Large Private Parking Lot Available for Expansion

Riverside & San Bernardino County

Victorville

Property ID #5610

- Grossed approx. \$667K for 2025
- Buyer's Net of \$267K
- 5 equipped ops + 1 plumbed
- 3,000 sq. ft.
- 39+ years of goodwill
- Two Free Standing Building Suite for Multi-Tenant Utilization

Kern County

Ridgecrest

Real Estate! - Property ID #5471

- **Collected \$406K for 2025**
- 4 equipped ops & 4 plumbed
- Approximate Square Feet: 6,999 (Including Basement) - Lot .32 Acres
- 50+ years of goodwill
- The Naval Station near the practice has a constant flow of families providing new patients needing new procedures

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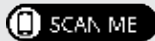


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4 spacious treatment rooms in a clean, organized, well-designed 1,300 sq. ft. suite. The practice is located in a single-story strip center on a major street with excellent visibility, strong foot traffic, and easy access to the 5 Freeway. 30 years of community goodwill. Reasonable lease of \$4,100/month including CAM. PPO and Cash income stream. Long-term, experienced front office, DA, and Hygienist on staff.

ENCINO - NEW LISTING

4 treatment rooms in a 1,200 sq. ft. suite offering scenic views of the San Fernando Valley. Full Service professional building offering all amenities. Rent is \$4,100/month and includes utilities and janitorial services. 30+ Years of Goodwill. Associate-run practice. Open Dental Software, Digital Xray, Intra Oral Camera. PPO/HMO, and less than 1% DENTICAL. Collected \$460,490 in 2025 on a 3 day schedule.

FONTANA

3 treatment rooms in an efficiently designed suite with room to expand. The practice is located in a busy center with excellent visibility on a busy corner with lots of foot traffic and a bus stop in front. All digital suite with Dentrix Software. Retiring Seller. Low Overhead. PPO/DentiCal Income Stream. Perfect for first-time buyers or as a satellite office. Motivated seller; will consider any reasonable offer!

CENTRAL ORANGE COUNTY OMS - NEW LISTING

2 fully equipped surgical rooms, 2 consultation rooms and 2 recovery areas in a 1,734 sq. ft. suite located in a medical building. 26 Years of Community Goodwill and a solid referral base. The seller is moving out of the state but is willing to stay on to transition to ensure continuity of care and a buyer's success. CASH/PPO/DENTICAL. History of collecting \$1M on 3 Doctor days.

REDLANDS

7 treatment rooms in a 2,465 sq. ft. suite located in a two-story, professional building in charming downtown Redlands. The practice has over 40 years of community Goodwill, excellent online reviews/ presence, and long-term, well-trained staff. Associate-run practice with 4-5 Doctor days per week. The hygiene department totals 6 days per week. CASH/PPO income stream. Collected \$1,049,379 in 2025.

RIALTO W REAL ESTATE

4 treatment rooms with room to expand to 6 in a 2,300 sq. ft. practice located in a free-standing building on a busy intersection with outstanding exposure and signage. Retiring seller currently working 4-4.5 days a week with 3 days a week of hygiene. Conservative, bread & butter dentistry with excellent online reviews and community presence. Cash/PPO income stream with collections of \$723,565.

RIVERSIDE - NEW LISTING

4 treatment rooms with the potential for a 5th in a 1,500 sq. ft. suite located in a single story Medical/Dental building on one of the busiest streets in Riverside and convenient to the 91 freeway. The practice has over 45 Years of Community Goodwill and a solid, consistent, generational patient base. Amazing, long-term staff including a hygienist, will be a great asset in the transitioning of the practice. Extremely low overhead and a lease of \$2,900 per month. 99% Cash/PPO and <1% HMO. History of collecting \$695K with an unbelievable Net!

WEST COVINA - NEW LISTING

6 treatment rooms in a 2,000 sq. ft., spacious suite located in a single story, retail center on the corner of two highly traveled streets. 44 Years of Community Goodwill. Retiring Seller. Long-term staff in place. Rent is \$4,728 per month. Collected \$907,938 in 2025 and Projecting \$982,968 for 2026.

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LOS ANGELES (90035)

"From day one, Greg and Ellen's experience and professionalism guided me through every step of the sales process. They made what could have been a very stressful experience feel manageable, provided sound advice throughout, and ultimately found the right buyer for my practice. I truly appreciated their expertise, responsiveness, and commitment to achieving the best outcome. I would highly recommend Greg and Ellen to any dentist considering selling their practice." Dr. Lasry

RANCHO CUCAMONGA

Dr. W trusted our brokerage to both purchase and, years later, successfully sell her practice. That trust means everything. After a highly successful open house, Dr. W received three full-price offers, giving her the opportunity to choose the buyer who was the best fit for her legacy. She selected Dr. K, a local dentist with deep roots in the community and a genuine commitment to providing exceptional patient care. We are confident Dr. K will be a seamless fit for both the patients and the staff, continuing the tradition of quality, compassionate dentistry that the practice is known for. It was an honor to help both doctors achieve their goals and ensure a smooth transition.

MORENO VALLEY

"Greg and Ellen, Thank you for your guidance and support throughout the sale of my practice. I appreciate your help." Dr. Lim

RESEDA

"Thank you Ellen and Greg for all of your help. I really appreciate professionalism and support throughout the entire process." Dr. Molina

BURBANK

"The decision to sell my dental practice was not an easy one. I did not know what to expect or how long the process would take. My initial meetings with Greg and Ellen helped put me at ease and reassured me that I was making the right decision, and had chosen the right team for the job. The process was very smooth and my practice sold in a surprisingly short amount of time. I would not hesitate to endorse the Beamer team if you're thinking of a practice sale or purchase." Dr. T

VALLEY VILLAGE

"Thanks to Greg and Ellen's experience we were able to navigate several challenges with the landlord and ultimately complete the sale of the practice. Having worked with them on other projects as well, I value their honesty, responsiveness, experience, and persistence" - Dr. Tamir

Further seller references available upon request.

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SCAN ME



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The practice is located at a **busy intersection with 37 years of community goodwill**. The lease offers exclusivity.

The practice features a thriving hygiene department with **11 hygiene days per week** that is consistently booked. The beautifully designed **3,550-square-foot** office offers **10 fully equipped treatment chairs** in a spacious, serene, and thoughtfully designed environment.

This well-established **Fee-for-Service/PPO** practice has a proven history of generating **over \$1.9 million in annual collections**.

The **Retiring seller** has left further growth potential for the buyer. A buyer can maximize unused suite space, expand hygiene capacity, start taking new patients, and recapture referred out income (OS, Perio, Endo).

This is a rare opportunity to acquire a highly profitable, multi-specialty practice with an outstanding reputation, loyal patient base, and substantial room for continued growth.



ESCONDIDO - NEW LISTING

Located in the heart of Escondido, the most established community in North County San Diego, this practice benefits from a large and growing population, strong family demographics, multi-generational households, beautiful natural surroundings, convenient access to major commuter highways, a rich history, and a welcoming small-town atmosphere.

The Retiring Seller and practice have excellent online reviews, presence, and **19 Years of Goodwill**. Long-term, quality staff in place including a **Hygienist**.

The thoughtfully designed **1,573 sq. ft. suite has 4 treatment rooms**, Pano/CBCT area, lab, sterilization, staff lounge, private office w/backdoor, reception and front desk is located in a single story medical/dental building. The lease is very reasonable at **\$3,900** per month.

Without any advertising in place, The practice is on track to collect over **\$690,852 in 2026** from **CASH and PPO** Insurance.



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EL CAJON GP - Long-established neighborhood general practice, dedicated staff, motivated seller. Jonathan Ingalls, Ken Rubin Practice Sales, 619-602-4515.

General Dentistry Practice for sale. Located in Glendora, CA - 4 ops, 1,500 sqft, seller retiring. Contact Mariecollosi@gmail.com

Orthodontist (Board-Certified) available to cover, fill in/Locum Tenens in OC, LA, IE, SD. Pls text Dr.MD @ 310-600-1820.

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Explore dental practice ownership with trusted CPA guidance on financing, due diligence, and planning. Email cal.dental.cpa@gmail.com to connect.

FOR SALE IN TORRANCE – Eq. w/ 6 ops in a 2,308 sq. ft. suite & 25+ years of goodwill. Grossed \$871K for 2025. – Contact California Practice Sales at 714-639-2775.

Dental Office for lease, orange 92868 5 OP, fully equipped, 2400sqft. No patients, text 7149327547

Part-Time Hygienist Needed in Santa Barbara - Mondays & Tuesdays. Small, busy, privately owned practice. Email SantaBarbaraSmiles@gmail.com or text Alexandra 310-795-4559

Legal Tip: Buyers: Does your agreement prevent the seller from soliciting referral sources? Attorney Robert W. Olson, Jr., 888.963.1120, www.trans.dental.

Gendex 770 xray. Dr's operatory unit so very light use, unlike hygiene operatory. \$1000, officetanakadental@gmail.com

Sirona Orthophos 3 Panorex, not digital mdl. very light use. officetankadental@gmail.com

O2 Demand valve L063-050, O2 regulator 21025-25. free Catalina Cylinder E size. ALL new \$350 officetanakadental@gmail

Dental office for lease no charts included in orange, 3 dental units, well equipped

LA #46 Los Angeles Sale \$475,000. Owner works 5 days weekly. 4 ops. StripMall location. Rishi Salwan (888)8022340

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CURRENT GENERAL PRACTICE OPPORTUNITIES:

- CENTRAL COAST -

THOUSAND OAKS - 3-op turn-key shell with huge potential. Ideal for startup or satellite location.

- INLAND EMPIRE -

SAN BERNARDINO / PALM SPRINGS - 2 location practice with technology including cone beam at both locations. \$1.4M Revenue.

- SAN DIEGO -

LA JOLLA/UTC - 4-op advanced Oral Med/Gen practice. Upscale area. \$760K in collections. Adult patient base.

CLAIREMONT MESA - Priced to Sell! Start-up/turn-key practice. 4 Ops. Nearly new equipment and 3D X-Ray.

SAN DIEGO - Cosmetic general practice. FFS dedicated to health of patients. \$2.2M Revenue. 9 Ops

SAN DIEGO (EL CAJON) - Modern 6-op turnkey suite ready for immediate launch. Premium buildout and state-of-the-art equipment included.

LA JOLLA/UCSD - 3+1 Ops. Premier private practice. Boutique, bilingual environment. Rev: \$306K

RANCHO BERNARDO - I-15 corridor. 3 Ops. Heavily invested in cutting-edge infrastructure. Rev: \$308K

- LOS ANGELES -

TORRANCE - Great opportunity. Well-Equipped dental practice for sale. 6 ops and \$440,000 in revenue.

LA CAÑADA FLINTRIDGE - 5-op holistic and biological GP. Strong revenues at \$875K. Desirable community.

INGLEWOOD - Nice practice servicing the community. \$300,000 revenue. Multi tenant building ownership opportunity.

SOUTH BAY - Modern 4-op family practice with strong patient flow, no HMOs, prime retail-corridor visibility, an experienced team. \$1.49M collections

SPECIALTY PRACTICES:

NORTH COUNTY SAN DIEGO - Multi-specialty family practice offering in-house pediatric, endodontic, and on-site anesthesiology services. Rev: \$2.76M

LA SOUTH BAY BEACH AREA - PERIO practice for sale. 6-op periodontal practice. \$1.6M revenue in desirable coastal location.

WEST-SIDE LA - PERIO practice for sale. Rare opportunity in highly-desirable location. Inherit a respected legacy. 5 ops. \$1.2M in Collections.

NORTH COUNTY, SAN DIEGO - PERIO 3 Op practice that is a regional leader in regenerative therapies. State-of-the-art tech. Rev: \$915,546

SAN DIEGO - PERIO State-of-the-art office. 4 Ops. Revenue: \$881,063

- FEATURED ASSOCIATE OPPORTUNITIES -

General Dentist in Bakersfield, Pedodontist shared space in Los Alamitos

Also Check Out the Northern California Dental Trader Ad for great DDSmatch Opportunities in NorCal

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855-546-0044



Jason Owens
310.429.8978
jowens@DDSmatch.com
Cal DRE #02037346



Sean Sullivan
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ssullivan@DDSmatch.com
Cal DRE #02084505

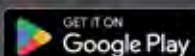
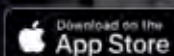
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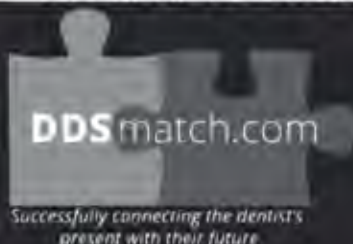
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RECENTLY MATCHED PRACTICES:

- | | |
|---|---|
|  SOUTH ORANGE COUNTY - ORTHO practice for sale. Well-managed, high-visibility location. 5 treatment bays + consult bay. Rev. \$571,405 |  SAN CLEMENTE - Blocks to the beach, in great family community. Retiring dentist, 30+ years of goodwill, 4 ops, FFS/PPO \$1.1M revenue. |
|  SANTA CLARITA - PROSTHO practice for sale. 5-op practice with strong \$1.5M revenue. Established and profitable. |  EL CAJON - High-tech GP with 6+ ops, A-dec equipment, CEREC, Cone Beam. \$1.5M in revenue. |
|  TUSTIN - \$1.57M in Collections. Consistent historical production PPO/FFS. Most specialty referred out. 4 days/week. 4 ops. | |

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Featured Practices

Encino: Large office used for both Ortho and General Dentistry. Call for more details.

West Hollywood: 3 Treatment rooms, lots of patients, refers out most specialty. Long history and nice equipment.

Conejo valley: Large GP office with 5 treatment rooms. Call for detailed information.

Valencia: 4 Ops 3 equipped in wonderful Santa Clarita valley 4 days a week this office is a must have.

South Bay: Sold Great practice with **REAL ESTATE**. Dentrux, CBCT, 4 OPS, Sensors in Beautiful building. Lots of Hygiene, great staff. No Landlord!!!

North West valley: 3 ops in large retail center. Great exposure and long history. Dentrux and sensors.

South Los Angeles: 1000 square ft, eaglesoft and Schick. Located in great strip center, 4 fully equipped ops. Low overhead.

Palmdale: Large office in strip center, Lots of foot traffic with 7 equipped ops. Room for more. Associate run.

Long Beach: Large office 5 ops; room for more in great location. 4 days a week. This is a money maker.

South Bay: 4 days a week with 7 treatment rooms. This is a large office Eaglesoft and Schick.

North East Valley: In retail center. 2 days a week with 3 ops. Eaglesoft and Schick. Great location.

Coastal OC: Beautiful office 4 Treatment rooms in a retail center with Eaglesoft, digital and CAD/CAM. Seller is relocating.

Sylmar: Sold 7 Treatment rooms in large space, fully digital, Eaglesoft and Schick. Long history in retail center.

Palm Desert: Sold Beautiful Practice in open air mall in a great area of Palm Desert. This is currently a one day a week office with 5 treatment rooms. This is great retail exposure.

West Los Angeles: Sold One day a week in a prime location in west l.a., 3 ops. Prime Location.

Reseda: 3 Treatment rooms. All digital in a great strip center. Dentrux and digital sensors. Must see.

Clovis: Large office, with no practice this is a 6 op, 4400 sq ft real estate opportunity.

Moorpark: Ortho and Pedo 4 open bays and 1 enclosed treatment room, just built, all new.

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Associate Endodontist needed. Inland empire. Email: cptleolly@gmail.com

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SAN DIEGO - Perio - State-of-the-art. 4 ops. Rev \$881,063. DDSmatch.com 855-546-0044

DENTIST WANTED-BAKERSFIELD - Private Practice Part-Time. 1.5 hrs from LA. Send CV to allproductsforsale@gmail.com

SANTA BARBARA GP FOR SALE - 4 Ops, Shared Space, Eaglesoft PMS, PPO/FFS, All Specialty Referred Out, Strong Cash Flow! 2025 GR \$730K. HSDPT - Kaira Stewart - 949-220-6216 - #CA4756 https://dentalpracticetransitions.henryschein.com/listings/ca4756/

Pedo/GP wanted to share office w/Ortho in North Hollywood. 1830 sq ft. 4 days/week available. Email seortho23@gmail.com

Associate Dentist wanted for busy multi-location private office. PPO, private, & Medi-Cal. Mentorship by senior dentists with hands-on training in all aspects of dentistry, including surgical extractions and bone grafting. Great daily guarantee + bonus. New grads welcome. Apply: PHDCareerOpps@gmail.com

endo practice for sale by owner, north county san diego, great price. only serious buyer pls email toothak@yahoo.com

Turnkey office space fully equipped for sale. beautiful 4 rooms perfect for 2nd office, new grads. great location low rent no broker fee. close to school and new buildings. encinitas Ca perfect for pedo /ortho or new GP. email oceandentalsandiego@gmail.com

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4S Ranch/San Diego. 5-op Ortho/Peds build-out w/ lease (no charts). PRIME location. Nate Knecht 619.647.9717 DRE#02276211

Fallbrook/Vista: \$1M collections, 4-op practice for sale, 1100 charts, CBTC. 619-647-9717. Nate Knecht DRE# 02276211

Associate Dentist Needed in OC. Great base and bonus. jobofferdentist@gmail.com

General Practice For Sale: San Leandro, CA \$966k Collections, 4 Ops - Inquire - practiceorbit.com

Dexta Chair for IV. Excellent condition. Adjustable arm. Comes with Pelton Crane 2 light or separate. \$650 310 722 5125

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Long Beach office for rent turn key ready to go for specialist looking to work a few days a week or a dentist starting a practice has a 3D scan for doing implants call 310-999-1039

GP/PEDO Needed for a dental office in san fernando valley. Text 424-274-1499 or email resume kidsdental6969@gmail.com

fontana practice for sale 4 ops shopping center location on major street seller ret \$400k coll on 4 days refers out all specialties 562.832.9332 mike dentipro.net

Koreatown office available: 1,000 sq ft lease takeover. Large signage, 3 ops on Western Ave. Email: LADDS323@gmail

Dental office space available for rent/share in a prime location in Santa Monica. (310)663-5352, nimadmd@gmail.com

Private Dental Practice in Monrovia looking for a Dental Hygienist.P/T position. Email resume oriolezen@yahoo.com

Huntington Beach Office Leasehold Sale: Near new facility, CBCT, 3 ops, 1600sf space, Bella Terra area: Allon4@yahoo.com

Refer out screaming kids NOT: implants, sinus lifts, bonegrafting, All-On-X reconstruction & WISDOM TEETH IMPACTIONS, IV sedation. Email: gowgates2006@yahoo.com

DOMS Orthodontic Dental Chairs & Summit Dental Systems Ortho Cart 900CWS Black quantity 5 for sale text only 626-470-7827

Looking for GP practice. Near Upland. \$600k+. 5+ chairs. Contact me at ma.munguia88@yahoo.com or text me (626)209-7991.

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Top Location 8ops Fully Equipped GP Dental Office for sale: Excellent for all types of Dental specialties.\$650k in TI Located in Lawndale bordering with cities of Torrance, Redondo Bch & Hawthorn.4,000sq ft Dbl Entrance waiting rooms. Shopping Ctr. w/ high visibility.Asking \$350k OBO. 2025 collection \$490k 1day/wk.Finance OAC. Call Grace @ 310)596-5020 or John @ 310)422-4404

Alhambra office looking for partime associate, chinese or vietnamese, may take over the business, please text 6262151740

FOR SALE: Long Beach General Practice \$748,000 - \$900K+ revenue/\$413K net, high-vis/high-foot traffic corner, 3 ops. info@integritypracticesales.com (855) 337-4337

Complementary Practice Analysis: Set your practice up for a successful transition. Greg Beamer & Ellen Wood 909-542-4891

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Tired of taxes? Federal and California? With the recently passed legislation, One Big Beautiful Bill Act, all dentists should have a brand new tax plan. Call 949-485-2011 or visit mydentistcpa.com.

FOR SALE - Ivoclar Vivident Odyssey 2.4G 5W Diode Laser, new fiber, like new \$2,450 OBO, please email generays25@gmail.com

In House Oral Surgeon (third molars, implants, biopsies, sedations, TMJ) call 559-246-1303 or email Oralsurgery@hotmail.com

Practice and Real Estate for Sale Chino. Call Lou Bermudez, Broker 818-519-8564 www.ddspracticebroker.com

Dental CPA supports dentists through startups, acquisitions, growth, transitions, and tax strategy. Contact cal.dental.cpa@gmail.com for expert guidance.

Century City practice collects \$875,000 with 4 days of hygiene per week. 100% cash practice. 5 equipped ops w/ one more that is not equipped. Asking \$350,000. Call Kurt Skarin at 805-777-7707

FOR SALE IN WESTMINSTER – Eq. w/ 4 ops in a 1,100 sq. ft. suite. Long-term lease available. Grossed \$417K for 2025.—Contact California Practice Sales at 714-639-2775.

I need dental space equipped WITHOUT patients in Inland Empire. Texts only Dr E 562-968-4061

Are you looking to expand or remodel your practice? We can provide financing when you need it. Contact Howard Boles today at hboles@enterprisebank.com or (626) 204-6626.

Tax Tip: C (but not S) corporations can deduct disability insurance premiums. Attorney Robert W. Olson, Jr., 888.963.1120, www.trans.dental.

Contact EnviroMerica to receive your complimentary \$400 gift per employee and to see a sample of what we provide: EnviroMerica, Inc. Call 650-655-2045 or info@enviromerica.com

Top Location 8ops Fully Equipped GP Dental Office for sale: Excellent for all types of Dental specialties.\$650k in TI Located in Lawndale bordering with cities of Torrance, Redondo Bch & Hawthorn.4,000sq ft Dbl Entrance waiting rooms. Shopping Ctr. w/ high visibility.Asking \$350k OBO. 2025 collection \$490k 1day/wk.Finance OAC. Call Grace @ 310)596-5020 or John @ 310)422-4404

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SD #13 San Diego **NEW LISTING**

\$1.02M Collections in 2025 | Practice: \$850K | Real Estate: \$1.85M

- 6 fully equipped ops | 1,760 sq ft | 49% FFS / 51% PPO
- Standalone building in the heart of Downtown San Diego
- Established practice with 2,100 active patients | Owner retiring after 25+ years
- Hygiene provided by 2 RDHs (7.5 hygiene days/week) | Patients booked 1-2 weeks out
- Base rent \$7,500/month (incl. NNN) or purchase the real estate for \$1.85M
- Turnkey practice with consistent \$1M+ annual collections, strong patient base, and excellent growth potential through specialty procedures currently referred out.

SD #14 — San Diego **NEW LISTING**

Sale Price: \$88K

- 4 ops (2 equipped) | 1,436 sq ft | Fully digitized
- Equipment & leasehold sale only
- Loyal patient base included
- Average age of equipment is 3 years
- Turnkey practice with strong growth potential

IE #7 — Lake Elsinore

\$430K Collections in 2025 | Sale Price: \$301K

- 4 ops | 1,650 sq ft | Cash + PPO + Denti-Cal
- 65-70% associate-run, owner works 13 hrs/week
- Professional building with multiple tenants
- Hygiene handled 3-4 days/week by hygienist and associate
- Base rent \$3,780/month incl. water & gas
- Turnkey opportunity with strong income and growth potential

IE #36 — Phelan

Sale Price: \$260K

- 4 ops | ~1,800 sq ft | Practice Web
- Low rent \$2,150/month (incl. CAM)
- Owner works 4 days/week | Strip mall visibility
- Growth-ready turnkey office

IE #37 — San Bernardino

Sale Price: \$199,999

- 5 ops | 1,950 sq ft | Cash + PPO
- Owner works 4 days/week
- Newly installed equipment with warranty
- Busy retail location
- Modern upgrade opportunity

IE #38 — Lake Elsinore

\$2.01M Collections | Practice: \$1.7M | Real Estate: \$1.589M

- 11 plumbed ops (10 equipped) | 4,333 sq ft | Fully digital
- Specialty services performed in-house
- Hygienist 3-4 days/week
- Owner oversight only 6 hrs/week
- Includes real estate
- Rare high-production ownership opportunity

IE #40 — Moreno Valley

\$385K+ Collections in 2025 | Sale Price: \$309K

- 4 ops | 1,500 sq ft | Softdent | Cash, PPO, Dental
- Located in a Strip Mall | Bread-and-butter dentistry
- Owner works 21 hours a week
- Passive ownership opportunity, ready-to-operate office

IE #42 — Upland **NEW LISTING**

2025 Collections: \$1.3M | Sale Price: \$1M

- 11 ops | 7,744 sq ft | Fully digitized
- Associate-run practice
- Standalone professional building (no other tenants)
- Eaglesoft software | Hygiene 3 days/week
- Cash & PPO
- Excellent opportunity to acquire a well-established, high-volume practice

IE #43 — Riverside **NEW LISTING**

2025 Collections: \$1.4M | Sale Price: \$1.1M

- 10 ops | 10,000 sq ft
- Standalone professional building (no other tenants)
- Owner works 6 days/week | Hygiene 5 days/week
- Cash & PPO
- Established practice with strong production

IE #39 — San Bernardino

\$463K Collections in 2025 | Sale Price: \$300K

- 7 ops (7 plumbed, 7 equipped) | 2,700 sq ft | Fully digital
- Cash + PPO
- Owner works 2 days/week (14 hrs/week)
- Hygienist-driven hygiene (3 days/week)
- Low base rent: \$2,790/month (includes all expenses except electricity)
- Fully digitized, efficient setup
- Strong fundamentals with semi-absentee structure
- Ideal for owner-operator or semi-passive investor opportunity

IE #41 — Riverside **NEW LISTING**

Equipment & Leasehold Sale | Sale Price: \$70K

- 5 ops | 1,500 sq ft
- Current lease expires in 2031
- Ideal starter or satellite office with low overhead and stable existing flow

LA #40 — Los Angeles

\$284K Collections in 2025 | Sale Price: \$150K

- 3 ops | 1,080 sq ft | Dentrrix | Cash + PPO
- 100% associate-run
- Bread-and-butter dentistry | High UCR fees
- Passive ownership opportunity

LA #41 — Covina

\$482K Collections in 2025 | Sale Price: \$380K

- 3 ops | 1,300 sq ft | Cash + PPO
- 763 active patients
- 100% associate-run
- Strong fee structure
- Turnkey investment practice

LA #44 — Diamond Bar

\$309K Collections in 2025 | Sale Price: \$215K

- 5 ops | 1,669 sq ft | Cash + PPO
- Owner works 3 days/week
- Bread-and-butter dentistry
- Prime location growth potential
- Expansion-ready opportunity

LA #45 — Pomona

\$444K Collections in 2025 | Sale Price: \$360K

- 4 ops | 1,200 sq ft | Dentrrix | Cash + PPO + Denti-Cal
- Owner works 4 days/week
- Low rent \$2,800/month
- Strong local demand
- Turnkey growth practice

LA #46 — Los Angeles

\$991K+ Collections in 2025 | Sale Price: \$425K

- 4 ops | 3,000 sq ft | Windows | Cash + PPO + Denti-Cal
- Owner works 55 hrs/week
- Strip mall location
- Additional income for Orthodontic Services
- Turnkey investment practice

LA #50 — Redondo Beach

Sale Price: \$100K

- 3 ops | 700 sq ft | Equipment + Leasehold
- Gifted patient base
- Strip mall visibility
- Affordable entry point
- Starter turnkey practice

LA #51 — Los Angeles

Practice: \$100K | Real Estate: \$575K

- 3 ops | 1,254 sq ft | Cash + PPO
- Gifted patient base
- Accepts Medical
- Stand-alone professional building
- Real estate ownership option
- Ownership + property opportunity

LA #52 — Glendale

\$609K Collections in 2025 | Sale Price: \$400K

- 3 ops | 1,100 sq ft | Cash + PPO
- Stand-alone building
- Strong performance
- Affordable rent
- High-value turnkey practice

LA #53 — Long Beach

Sale Price: \$150K

- 3 ops | ~800 sq ft | Equipment + Leasehold
- Gifted patient base
- Recent equipment upgrades
- Busy strip mall location
- Ready-to-operate office

LA #55 — Harbor City

Projected \$300K as of June 2026 | Sale Price: \$225K

- 3 ops | 928 sq ft | Cash + PPO
- Owner works 3.5 days/week
- Low operating costs
- Busy shopping center
- Growth-focused opportunity

LA #56 — Downey

\$491K Collections in 2025 | Sale Price: \$350K

- 3 ops | 1,100 sq ft | Dentrrix
- Busy shopping center
- Established for 28 years
- The collection is with only three and a half days of work a week
- Strong growth platform, high value equipment package

LA #57 — Pomona

\$406K Collections in 2025 | Sale Price: \$280K

- 4 ops | 1,200 sq ft | Cash + PPO
- Owner works 4 days/week
- Strip mall location
- Strong growth platform

LA #58 — Ventura

Sale Price: \$275K

- 4 ops | 1,300 sq ft | Cash + PPO + DentiCal
- Beautiful modern setup
- Owner works 2-3 days/week
- Shopping Center location
- Ample parking, great exposure for walk ins
- The seller sees a whole variety of patients besides HMO
- Friendly residential area but very close to the government center, etc.
- Excellent opportunity for growth and expansion

LA #59 — Pomona **NEW LISTING**

Practice: \$50K | Real Estate: \$1.1M

- 1,500 sq ft dental suite | 5 plumbed ops
- 4,000 sq ft multi-unit commercial building
- Salon + church tenants
- 25,000 sq ft lot with high visibility
- Ample parking + recent ADA upgrades
- Owner works ~4 hours/week
- Strong growth potential (referral outflow + service expansion)
- Close to national retailer
- Practice + real estate ownership opportunity

LA #60 — Bell Gardens **NEW LISTING**

Sale Price: \$330K

- 6 ops | 1,700 sq ft
- Strip mall location
- Owner works - 3 to 4 days a week (24 to 30 hours a week)
- Seller is retiring
- 2025 Gross Collections: \$413K+
- Ideal starter or satellite office

OC #19 — Santa Ana **NEW LISTING**

2025 Collections: \$413K | Sale Price: \$330K

- 6 ops | 2,000 sq ft | Fully digitized
- Average equipment age: Less than 5 years
- Hygiene 2 days/week | Cash & PPO
- Well-maintained practice with modern equipment

OC #20 — Mission Viejo **NEW LISTING**

2025 Collections: \$302K | Sale Price: \$240K

- 4 ops | 1,300 sq ft
- Eaglesoft software | Cash & PPO
- Current lease expires February 2028
- Average equipment age: 5 years
- Great opportunity for a solo practitioner

LA #61 — West Covina **NEW LISTING**

Sale Price: \$233K

- 4 ops | 1,250 sq ft | Base rent: \$1,904/month
- Well-designed general dental office in a professional mixed healthcare & business building
- Owner works only 3 days a week (24 hours)
- Patient mix: Cash, PPO, & Denti-Cal with steady patient flow
- Stable practice with strong mix and low overhead

LA #62 — Los Angeles **NEW LISTING**

Sale Price: \$9K | Equipment and Leasehold Sale

- 3 ops | 970 sq. ft. | Base rent: \$1,200/month
- Lease is through 2033
- Located in a professional multi-tenant building
- Offering long-term stability and excellent value

LA #63 — Glendora **NEW LISTING**

\$1.2M+ Collections in 2025 | Sale Price: \$1.1M

- 4 ops | 1,335 sq ft | Base rent: \$2,988.03/month, includes all utilities
- Owner works only 4 days a week (8 hours a day)
- Patient mix: Cash and PPO
- Growth-focused opportunity
- Excellent location and modern technology

LA #64 — Covina **NEW LISTING**

\$1.4M+ Collections in 2025 | Sale Price: \$1,160,000

- 6 ops | Approx 2,000 sq ft
- Doctor/Hygienist conducts hygiene 5 days a week
- Patient mix: Cash, PPO & Dental
- Located in a Shopping Center
- Ready-to-operate office

OC #9 — Westminster

Sale Price: \$300K

- 4 ops | 1,200 sq ft | Base rent: \$4,200/month
- iDentalSoft OS | Strip mall location
- Newly renovated office | Three new chairs
- Ideal starter or satellite office

OC #15 — Westminster **JUST REDUCED from \$80K to \$60K**

Sale Price: \$60K

- 6 ops | 1,200 sq ft | Equipment + Leasehold
- Shopping center location
- Turnkey setup
- Ideal starter or satellite practice
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OC #16 — Santa Ana

Sale Price: \$150K

- 5 ops | 1,400 sq ft | Equipment + Leasehold
- Affordable rent for \$2,369.71/month
- Located in a general office building with mixed healthcare and business
- Easy ownership entry

OC #18 — Buena Park

Sale Price: \$75K

- 3 ops | 980 sq ft | Equipment + Leasehold
- Base rent: \$3,300/month (CAM included)
- Located in a busy strip mall
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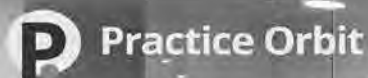
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