



## Wholesale Distribution Businesses

Lower Mainland, BC

### Opportunity

An opportunity exists to acquire this family operated wholesale distribution company doing business locally and across Western Canada for over 50 years. On offer are two businesses and a commercial property prime for redevelopment, which can be sold as one or separately.

#### Alf Sanderson\*

Vice President  
604 691 6646  
alf@naicommercial.ca

\*Personal Real Estate Corporation

#### Damian Luke, CBB

Certified Business Broker  
604 691 6662  
236 999 5909  
dluke@naicommercial.ca

#### Delon Cheung\*

Senior Associate  
604 691 6654  
delon@naicommercial.ca

\*Personal Real Estate Corporation

#### NAI Commercial

1075 W Georgia St, Suite 1300  
Vancouver, BC V6E 3C9  
+1 604 683 7535  
[naibusinesses.ca](http://naibusinesses.ca)

# Wholesale Distribution Businesses

Lower Mainland, BC

## Business Highlights

- ▶ The Company has two distribution divisions, supplying staples, alcoholic beverages and sporting equipment through a variety of distribution channels.
- ▶ They have a strong reputation built over many years of trusted, reliable service to a loyal customer base.
- ▶ Located in the Lower Mainland, BC -this well managed and profitable Company is being offered as a Share sale – which includes all business assets, inventory and a commercial property.
- ▶ As a competitive advantage, the Company holds a hard to obtain, licensed, customs bonded warehouse facility – which enables them to distribute goods duty free.
- ▶ The property will not be sold before the businesses.

## Business Details

### Sale Type

Share sale

### Property

Land	5,246 SF
Building	3 storeys
<b>Gross Floor Area</b>	<b>13,083 SF</b>

### Staff

8 Full time, non-unionized employees

### Transition

The vendor will ensure a suitable transition

### Price

\$6,200,000 inclusive of inventory and property

## Price Breakdown - Businesses Can Be Purchased Separately

Business A	Business B	Prime Commercial Property
Staples & alcoholic beverages	Sporting goods	
<b>\$1,100,000</b>	<b>\$900,000</b>	<b>\$4,200,000</b>

## Financial Summary

	2016	2017	2018	2019	2020
<b>Revenue</b>	\$4,391,953	\$3,541,301	\$2,963,512	\$3,893,115	\$2,975,426
<b>Weighted Normalized EBITDA</b>	<b>\$475,364</b>				

### Alf Sanderson\*

Vice President  
604 691 6646  
alf@naicommercial.ca

\*Personal Real Estate Corporation

### Damian Luke, CBB

Certified Business Broker  
604 691 6662  
236 999 5909  
dluke@naicommercial.ca

### Delon Cheung\*

Senior Associate  
604 691 6654  
delon@naicommercial.ca

\*Personal Real Estate Corporation



No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and the same is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice, and of any special listing conditions imposed by our principals no warranties or representations are made as to the condition of the property or any hazards contained therein are any to be implied.

**NAI Commercial**  
1075 W Georgia St, Suite 1300  
Vancouver, BC V6E 3C9  
+1 604 683 7535  
naibusinesses.ca