

# BUSINESS FOR SALE



## Chilliwack Cemeteries

9940 - 10115 Hillcrest Drive, Chilliwack, BC

### Opportunity

Chilliwack Cemeteries is one of the oldest, continuously operating private cemeteries in British Columbia. Set on top of Mount Shannon, the 16.87 acres cemetery offers a sweeping view of the Fraser Valley. With over 2,000 available burial plots, and virtually unlimited niche walls, the options for maintaining or scattering cremated remains is extensive.

Recent trends indicate a high percentage of internments favor cremation. Chilliwack Cemeteries has a proven track record for providing niche walls and columbariums, offering unique, special places for families and friends to visit and remember their loved ones.

Included in the share purchase is a Perpetual Care Fund, which currently is valued at over \$1.7 million. Interest from this fund is directly paid to the business for the purpose of maintaining the cemetery grounds. Due to historically low interest rates, there exists today an excess of \$500,000 unrealized care income owed to the company by the Perpetual Care Fund.

### Business Highlights

- ▶ One of the oldest private cemeteries in British Columbia, in operation for over 125 years
- ▶ Located on a hillside ± 9 km east of downtown Chilliwack with panoramic views of the Fraser Valley
- ▶ Share price includes extensive inventory

### Properties

Address	PID	Acres
9940 Hillcrest Drive	005-936-616	5.37
10010 Hillcrest Drive	015-035-298	9.63
10070 Hillcrest Drive	011-183-233	1.24
10085 Hillcrest Drive	011-183-250	0.1
10115 Hillcrest Drive	024-588-733	0.531

## Business Summary

### Sale Type

Business and Property

### Transition

Management and staff to remain in place

### Improvements

- ▶ Recently renovated office and reception building
- ▶ Quonset maintenance building
- ▶ Expanded niche walls

### Property

16.871 acres

### Zoning

P3

### Net Operating Income

12%

### Price

\$1,700,000

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