

Dental Clinic with Property Lower Mainland, BC

Seize the Opportunity!

Now offering a fully furnished dental office, ready for success.

Avoid the hassle, time and expense of starting from scratch. Perfect for new grads, investors, a single practitioner, or a group practice.

Imagine walking into a beautifully designed dental office, currently set up for oral surgery, but easily configured for general dentistry, and equipped with all of the fixtures, equipment, and necessary licenses already in place.

Everything you need to hit the ground running and build a successful practice from day one.

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Dental Clinic with Property

Lower Mainland, BC

Business Details

- ▶ Strategically located in the middle of an extensive medical services location
- ▶ Included are all of the Dental Clinic and Business Assets & Property
- ▶ Included: All dental equipment, fixtures and capital improvements.
- ▶ X Ray area
- ▶ 4 dental treatment suites/ operating rooms
- ▶ Set up for dental surgery, anesthesia and deep sedation
- ▶ Office under license by the College of Dental Surgeons of BC
- ▶ Staff room, kitchen & private bathroom.
- ▶ Large private office
- ▶ Reception area

Financials

Potential Cash Flow Projection

Revenue per SF	Size (SF)	Total Revenue
500	1,923	\$961,500
1,500	1,923	\$2,884,500
Average Revenue:		\$1,923,000
Net Income @ 30%:		\$576,900

On average, dental practices in North America generate revenue ranging from \$500 to \$1,500 per square foot annually. However, this figure can vary significantly depending on the specific circumstances of each practice. The above is for illustration and discussion purposes only and is not financial advice, always consult your financial and legal advisors before making any investment decisions.

Business Details

Sale Type

Share sale

Property Details

- ▶ Freehold Strata
- ▶ Approx. 1,923 SF
- ▶ Property taxes 2023: \$11,048,92
- ▶ Strata fees approx. \$2,190/mth
- ▶ 2 allocated parking stalls, along with ample general parking

Transition

Vendor willing to take appropriate steps to facilitate transition

Price

\$2,500,000

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