# MAJOR STREET WITH EXCELLENT SIGNAGE! NEWLY RENOVATED AND READY FOR YOU! LOTS OF UNION EMPLOYEES NEARBY!

**CLOSE TO PCH INTERSECTION!** 

## **LANDLORD MOTIVATED! UP TO 6 MONTHS FREE RENT!**

# FIRST CHOICE PRACTICE SALES, INC.

Phone: (949) 548-4559 • Fax: (949) 548-0525 • www.firstchoicedds.com

22 - 208		PRICE: \$	0	<b>A</b> /	R'S: none	_	
Long Beach PCH	<u> </u>	Est.	new	_ PO	PULATION:	Mixed	
# of Ops:	4	# Not Plum	nbed:	Sq. Ft.	1,800 +/-		
Own	Option/Ren	new NEW	Yrs. Remain	NEW	\$/Month	\$3,900 total	
0	Hygiene _			Avg.	Age		
0	Pano _	room	Other				
: Laser			l Camera		Other		
Is the practice computerized?			Type of Software:none				
	Long Beach PCF # of Ops: Own 0 0 Laser	Long Beach PCH	Long Beach PCH         Est.           # of Ops:         4         # Not Plum           Own         Option/Renew         NEW           0         Hygiene           0         Pano         room           :         Laser         Intraora	Long Beach PCH         Est.         new           # of Ops:         4         # Not Plumbed:           Own         Option/Renew         NEW         Yrs. Remain           0         Hygiene           0         Pano         room         Other           :         Laser         Intraoral Camera	Long Beach PCH         Est. new         PO           # of Ops:         4         # Not Plumbed:         Sq. Ft.           Own         Option/Renew         NEW         Yrs. Remain         NEW           0         Hygiene         Avg.           0         Pano         room         Other           :         Laser         Intraoral Camera	Long Beach PCH         Est. new         POPULATION:           # of Ops:         4         # Not Plumbed:         Sq. Ft. 1,800 +/-           Own         Option/Renew NEW NEW Yrs. Remain NEW \$/Month           0         Hygiene         Avg. Age           0         Pano room Other           : Laser         Intraoral Camera         Other	

<u>COMMENTS:</u> Excellent location on major street. Large dedicated monument sign. Fenced parking in back. This has been a long-term very successful dental office that previous owner outgrew! Room to add full dental lab. Owner adding large surgical room for new owner to maximize revenue! This area has lots of longshoremen and union truck drivers as well as schools and public employees! LOTS OF TRAFFIC! Landlord will write new lease with startup considerations!

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#### **REGISTRATION AGREEMENT - CONFIDENTIALITY**

IMPORTANT: Please fax back this form to obtain the office location and financial data @ 949-548-0525

In consideration of FIRST CHOICE PRACTICE SALES INC., hereinafter called FIRST CHOICE, supplying me with confidential information concerning the following businesses, or any other businesses to which you may otherwise introduce me, I agree to use such confidential information obtained only for purposes of evaluation to purchase. I further agree not to divulge such information to others, except to secure professional advice. I further agree not to directly contact the owner, employees, landlord, suppliers or disturb any business relationship which includes requesting a position as an associate or asking for permission to visit the practice during practice hours of the seller without first obtaining seller's permission through FIRST CHOICE PRACTICE SALES. INC.

Should I, or anyone to whom I have introduced those confidential business listings that you previously presented to me, purchase or acquire an interest in any of those businesses, I agree to conduct all negotiations through your office. I further understand that the seller will be responsible for the payment of the commission to **FIRST CHOICE PRACTICE SALES**. I further understand and agree that if I should purchase all or any portion, lease, become an associate of or come into possession of the business through direct negotiations with the seller and without **FIRST CHOICE's** involvement, within one year from date hereof, then a commission is due **FIRST CHOICE** and I will assume responsibility for the payment of that commission.

The commission referred to above is ten percent (10%) of the total purchase price or \$12,500, whichever is greater. Should any controversy arise as a result of this agreement, **FIRST CHOICE** and I hereby agree to have the matter settled by and under the rules of the American Arbitration Association without the necessity of a court order. All rights of discovery allowed by law may be used and the prevailing party shall be entitled to actual attorney fees and costs. Any decision shall be final and binding upon myself and **FIRST CHOICE**.

Listing No. <u>19 - 208</u> Lo	cation Long Beach Santa Fe
Accepted and Agreed to:	
Signature	Agent
Print Name	Print Name
Date	Date
Address	P. O. Box 8445 Newport Beach, CA 92660 (949) 548-4559
City Zip	Any additions or deletions to this page other than information we have
Phone (Circle One: Mobile/Home/Business)	requested will void your request and we will not provide any additional information. Thank you.
E-mail Address	

PLEASE FAX BACK TO: 949 548-0525