



## **For Sale: Thriving Jewelry Store with Established Clientele**

**Business Name: Jewel Time**

**Location: 2760-1 Tapo Canyon Rd, Simi Valley, CA 93063**

**Asking price \$125,000 + Inventory**

### **Overview:**

Take advantage of this exceptional opportunity to own a well-established jewelry store in the heart of Simi Valley. Operating since 1999, this business has built a stellar reputation and a loyal customer base of over 4,000 clients.

### **Key Features:**

**Prime Location:** Situated in a busy area with high foot traffic.

**Size:** 1,600 sq. ft. of retail space, in current location for the past 2 years.

**Customer Base:** Extensive database of over 4,000 clients.

**Lease:** Affordable rent at \$4,600/month, including \$1,200 NNN. Lease terms include 3 years remaining with an option for an additional 5 years.

**Operating Hours:** Open 5 days a week, Tuesday to Saturday, from 10 AM to 6 PM.

**Staff:** Experienced team consisting of 2 part-time employees and 1 jeweler, plus the owner.

**Inventory:** Inventory valued at \$250,000 (at cost) is available in addition to the purchase price.

**Financials:** Gross sales ranging from \$20,000 to \$25,000 per month, with a net income of approximately \$8,000 per month.

This is a turnkey opportunity for a new owner to step in and continue the success of this long-standing business. Whether you're an experienced jeweler or an entrepreneur looking to invest, this jewelry store offers a solid foundation and significant growth potential.

### **For More Information:**

Contact us today to learn more about this outstanding business opportunity and to arrange a viewing. Don't miss out on the chance to own a reputable jewelry store with a strong presence in the community.

**Disclaimer: This information is provided for informational purposes only and is subject to change without notice. Potential buyers are advised to conduct their own due diligence.**

**Secure your future with Jewel Time – a gem of a business opportunity!**

**Please do not speak to anyone at this location!!!**

**Please Provide signed NDA and Proof of Funds for more Information!**





BUSINESS ADVISORS

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