

RE/MAX
COMMERCIAL



THE DEMARCO
REAL ESTATE GROUP

FOR SALE:

21-BED

ASSISTED LIVING FACILITY

FOR SALE: 21-BED ALF

PRICE: \$3,500,000

TYPE: Assisted Living Facility - Senior Living

PROPERTY OVERVIEW:

The DeMarco Real Estate Group is pleased to exclusively represent the sale of a 21-bed licensed Assisted Living Facility located in Broward County, FL.

- Building SF: 4,260 SF
- Lot Size: 10,914 SF
- Occupancy: 90%
- Gross Operating Income: \$755,184
- Net Annual Income: \$280,315
- Actual CAP Rate: 8%
- Full Staff will remain post closing
- Included in the sale is Real Estate, Business, Business Related Licenses and Inventory
- This is an excellent investment opportunity in an ALF market with very limited inventory
- Call for additional information!

THE DEMARCO REAL ESTATE GROUP™

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