

# A-Steam Carpet Care

Flagstaff | Arizona





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# Confidentiality and Disclaimer

This Offering Memorandum contains select information pertaining to the business, affairs and assets of the company commonly known as A-Steam Carpet Care located at 4815 E. Broken Bow Drive, Flagstaff, Arizona 86004 (hereinafter the "Company").

This Offering Memorandum may not be all-inclusive or contain all of the information a prospective purchaser may desire. The information contained in this Offering Memorandum is confidential and furnished solely for the purpose of a review by a prospective purchaser of the Company. It is not to be used for any other purpose or made available to any other person without the written consent of Seller or Kelly and Call Commercial. The material is based in part upon information supplied by the Seller and in part upon financial information obtained by Kelly and Call Commercial from sources it deems reliable.

Neither Owner, nor their officers, employees, or agents makes any representation or warranty, express or implied, as to the accuracy or completeness of this Offering Memorandum or any of its contents and no legal liability is assumed or shall be implied with respect thereto. Prospective purchasers should make their own projections and form their own conclusions without reliance upon the material contained herein and conduct their own due diligence.

By acknowledging your receipt of this Offering Memorandum, you agree you will hold the contents confidential and will not, directly or indirectly, disclose or permit anyone else to disclose this Offering Memorandum or its contents in any fashion or manner detrimental to the interest of the Seller.

Owner and Kelly and Call Commercial expressly reserve the right, at their sole discretion, to reject any and all expressions of interest or offers to purchase the Company and to terminate discussions with any person or entity reviewing this Offering Memorandum or making an offer to purchase the Company unless and until a written agreement for the purchase and sale of the Company has been fully executed and delivered.

If you wish not to pursue negotiations leading to the acquisition of this Company or in the future you discontinue such negotiations, then you agree to purge all materials relating to this Company including this Offering Memorandum.

A prospective purchaser's sole and exclusive rights with respect to this prospective transaction, the Company, or information provided herein or in connection with the sale of the Company shall be limited to those expressly provided in an executed Purchase Agreement and shall be subject to the terms thereof. In no event shall a prospective purchaser have any other claims against Seller or Kelly and Call Commercial or any of their affiliates or any of their respective officers, Directors, shareholders, owners, employees, or agents for any damages, liability, or causes of action relating to this solicitation process or the marketing or sale of the Company.

This Offering Memorandum shall not be deemed to represent the state of affairs of the Company or constitute an indication that there has been no change in the state of affairs of the Company since the date of this Offering Memorandum.



## A-Steam Carpet Care, Flagstaff | AZ

Now is your chance to own a family owned, family run business and run it right from your own home. A-Steam Carpet Care has been in business in Flagstaff since 1984. It has been owned and operated for 24+ years by the same family providing excellent carpet cleaning and carpet repair service. This is a great family business with flexible hours where you can work normal day time hours, after normal business hours, or weekends. You can either build the business to be a full-time business or work it part time while you work a different full-time job. There is plenty of business in Flagstaff if you would like to make this a full-time business or continue to work it part time like the current owner is doing.

The current owner at one time was working it full time while they had teenagers and other family members wanting to work in the business, but recently the children have married and moved on so now the owners have worked the business as time allows around their other employment.

You are purchasing all the business equipment to enable you to work the business full time or part time. A-Steam has strong clientele, a good service reputation, with accounts ready to be serviced by a new owner. A-Steam performs cleaning services for residential, commercial, apartment complexes, rentals, and restaurants customers.

## *Business Summary*

## A-Steam Carpet Care Equipment List

Vehicles	Value
2011 Chevrolet E25	\$7,500
1990 GMC Van	1,500
Equipment	
2x 800 A Prochem Performer	15,000
2x Triple hose reel	1,300
2x 250 feet of vacuum hose	500
2x 250 feet of pressure hose	600
2x Prochem 3 jet carpet wand	700
2x 100 foot rubber garden hose	80
2x Hudson 3 gallon solution sprayer	100
2x Furniture and stair wand	120
2x Grandi groomer carpet rake	40
2x Steam iron	40
2x Power elite air mover	900
2x Misc: filters, towels, furniture blocks, plastic tabs, water key, motor key	300
2x Mechanic tools	200
2x 1 gallon takedown LBD	60
2x 1 gallon HD traffic cleaner	50
2x 48 lbs (5 gallons) clean and green (powder)	360
2x 2 quarts red dye remover	50
Total vehicles and equipment	\$29,400



## Specifications

- Business asking price: \$57,000
- Inventory: Included in price
- Equipment value: \$29,400, included in price
- Leased location: Currently a home-based business
- Support and training: The owner is willing to provide a transition period with the new owner.
- Reason for selling: Family members that help run the business are no longer at home and owners are ready to slow down.

## Asset Details





## Flagstaff, Arizona

Flagstaff is located in Arizona's high country surrounded by the largest ponderosa pine forest in the world. Considered a tourist destination for all seasons there is plenty of outdoor recreation with camping, hiking and biking trails, beautiful fall colors, and winter snow play and skiing. Taking advantage of the comfortable summer temperatures Flagstaff has outdoor festivals from June through October, including the Museum of Northern Arizona Heritage Festivals focused on Native American and Latin cultures.

The community is also a college town focused on quality education, research and professional development with almost 30,000 students attending Northern Arizona University and 10,000 students attending Coconino Community College.

Other major employers are Northern Arizona Healthcare; the parent company to Flagstaff Medical Center regional hospital and a Level 1 trauma center, and W. L. Gore and Associates.

Flagstaff is the regional crossroad for Northern Arizona and Grand Canyon National Park. The 5 million visitors and large second homeowner population in Flagstaff are drawn to the city's four seasons, accessible location and fulfilling quality of life.

This ever-growing resort type community consisting of local families, vacation rentals, surrounding Northern Arizona regional market and second homes from all walks of life provides a strong customer base and high demand for a variety of commercial services.

## *Market Overview*



# A-STEAM

CARPET - UPHOLSTERY

928-779-3508

QUALITY YOU DESERVE... AT A PRICE YOU CAN AFFORD



KellyandCall.com

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