

Basic & Essential Information **Hialeah 4 Chairs Dental Office**

Practice Basic Assets:

4 Dental Chairs,
Digital Sensors, Intra-oral Camera, X-Rays
Computers in each operatory (Open-Dental)
Panorex, Compressor Vacuum
Office Software Included without Patient's database

Office size & Lease:

1,200 SF
Rent \$1,500 (+/-) Gross Rent
Enough Parking for Customers
New Tenant will have 5 years plus one option to 5
Lease annual increase 3%

Office Staff:

Doctor is moving his staff

Days of Operation:

Doctor used to work 4 days per week
Doctor did Collections about \$1Million
Doctor used to do in house everything: even Perio Surgery, Endo, Implants

Briefly Demographic:

Per Capita Income	\$18,000
Average Household Income	\$39,000
Average Home Value	\$236,333

Source of Income:

FFS, PPO's, Medicare & Medicaid

Video at <https://youtu.be/lzkb--XSKOc> listing at <https://www.dentalbrokerflorida.com/>

May you desire to proceed with an office visit, book a showing within the web listing