

FOR SALE

Albuquerque, New Mexico

Local Sheet Metal Manufacturing Company

OVERVIEW

Asking Price (Business & Real Estate)	\$3,500,000
Cash Flow & Revenue	See Advisors
Inventory	Included
FF&E	Included



This property is in a
HUB Zone

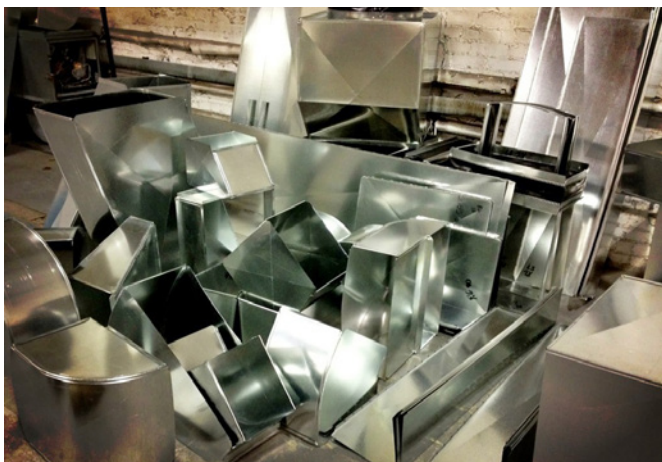
For small companies operating/
employing people in Historically
Underutilized Business Zones.



Building Size	±28,644 SF
Land Size	±2.0 Acres
IDO Zoning	NR-C
Real Estate Value	\$2,300,000

BUSINESS FEATURES

- Fully-equipped metal manufacturing shop with a loyal customer base
- Locally owned and operated for more than 30 years
- Union shop with the ability to sell to both union and non-union customers
- Dedicated staff with team members who measure tenure in decades
- 25% -30% value-add growth potential



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