



Fresno MLS Business Opportunity Listing Input

Required fields are denoted with red asterisk(*)

*Full Name				Suffix	
*County				Post Direction (N, E, S, W)	
*APN					
Street #		Street Name		Unit #	
*City		*Zip code			

*Listing Date		*Expiration Date	
*On Market Date			
*Office ID		*Agent ID	
Co-Office ID		Co-Agent ID	

*Property Subtypes	Primary		Secondary		Other	
		Retail		Retail		Retail
		Wholesale		Wholesale		Wholesale
		Manufacturing		Manufacturing		Manufacturing
		Service		Service		Service

*Transaction Type	Lease		Sale	Lease (sq ft)			
				Sub-Lease	Yes	No	
*REO/Bank Owned	Yes		No	Lease Type	Gross	Net	Other
				Available Date	Sub-Lease Expiration		

Is listing contingent on the seller finding a replacement property?	Yes	No
---	-----	----

Additional APN's	Yes	No	*Agreement Type	Scope Service
APN #2				
APN #3			Exclusive Agency	Limited Service
APN #4			Open	
APN #5				

*Cross Street				*Listing Price			
Public Viewable		Yes	No	*Email Offers		Yes	No
*Show Addr to Public		Yes	No	*Email			
*Show AVM on VOW		Yes	No				
*Show Comments on VOW		Yes	No	Seller willing to consider Concessions		Yes	No
Bedrooms				*Sq Ft Source		*Lot Size Source	
Bathrooms				Seller		Seller	
				Appraiser		Appraiser	
				Tax Records		Tax Records	
				Other		Other	
*Approx Sq Ft							
*Lot Size		SqFt	Acres				
*Year Built		Or		New Construction		Under Construction	
						Unknown	
Owner Name			Owner Phone				
Occupant Name			Phone to Show				
*Occupant Type		Owner	Vacant	Tenant	Caretaker		
Marketing Remarks							
Agent Remarks							
Directions to Property							
Business Name							
Census Tract							
*Region		Urban	Suburban	Foothill	Mountain		
*Area		Area refers to the last 3 digits of the property zip code. EX: 93711 Area=711					

Zoning	
---------------	--

Is this listing in another MLS?	Yes	No
--	-----	----

List Secondary MLS Site	
--------------------------------	--

*Business Type	
Restaurant	Bar
Beauty	Merchandise
Grocery	Clothing
Fast Food	Appliance
Mini Mart	Contract
Liquor Store	See Comments

*Location	
Corner	Mid Block
Business District	Strip Center
Industrial District	Shopping Center
Park	Professional Center

*Included in Sale	
Assets Only	Licenses
Business Entity	Leased Equipment
Inventory	Phone System
Fixtures	Security System
Equipment	Franchise
Non Compete	Goodwill
Training	

Licenses & Permits	
Beer & Wine	
Liquor	
Professional	
Restrictions	
Use Permit	
Business License	
On Sale	
Off Sale	

Facilities	
Restrooms	
Truck Door	
Loading Dock	
Fire Sprinklers	
Security System	
Display Window	
Signage	
Handicap Access	
Elevator	

Parking Spaces #	
-------------------------	--

*Additional Parking	
Uncovered	
Covered	
Garage	
Assigned Spaces	
Street	
None	

*Full Time Employees	
1-5	
6-10	
11-15	
16-20	
21 Plus	

*Documents Available	
Profit & Loss	Lease
Appraisal	Income Tax Returns
List of Fixtures	Cash Flow Analysis
List Of Equipment	No Documents
List of Inventory	

*Showing Instructions	
Call Agent	
Do Not Disturb Business	
Drive By	
Call Owner	
Call Tenant	
Alarm code may only be entered in MLS with sellers written consent	

Showing Instructions	

Safety Awareness			
	No Cell Service		No Rails on stairs
	Other		Electricity Off

Safety Awareness Comments			

*Under Surveillance	Yes	No
----------------------------	-----	----

*Real Estate Included	Yes	No
------------------------------	-----	----

Gross Sales \$	
Gross Expense \$	
Net Income \$	

*Real Estate	Owned	Leased
---------------------	-------	--------

*Franchise	Yes	No
-------------------	-----	----

*Chain	Yes	No
---------------	-----	----

Equity	
---------------	--

Lease Information			
	Straight		Option to Purchase
	Month to Month		Net
	Percentage		Triple Net
	Escalations		Assigned
	Option to Renew		Negotiable

Lease Remaining	
	Less than 1 year
	1-2 years
	2-5 years
	5-10 years
	Call Agent

*Form of Ownership	
	Sole Proprietor
	General Partnership
	Limited Partnership
	Corporation

*Source of Data	
	Tax Returns
	Accountant
	Owner
	Estimate
	Projected
	Incomplete

Tenant Expenses			
	Gas		Common Area Maintenance
	Electric		IIVAC Maintenance
	Trash		Roof Maintenance
	Water		Fire Insurance
	Sewer		Liability Insurance
	Taxes		Glass Insurance
	Janitorial		Elevator
	Interior Maintenance		Tax Escalation Clause
	Exterior Maintenance		Merchants Assoc.
	Site Maintenance		

Term	
	Conventional
	SBA
	Owner Will Carry
	Cash
	Other

Comments:

*Signature:		*Date:	
--------------------	--	---------------	--