



Dandenong South



## UNDER OFFER: Sheet Metal & Fabrication with the Factory/Freehold- ST1349

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A unique opportunity to purchase the business with minimal involvement by the owner. Massive opportunity to expand the business with marketing plan in place.

Located in busy Dandong South Industrial hub.

### Invest with confidence into a profitable metal fabrication business:

- Net Profit of circa \$11,000 per month on average for the last 5 years for semi managed business
- Last 5 month profit averages \$15,000 per month and is a new business level
- Freehold/Factory is for sale for \$590,000 - Opportunity not to be missed
- Factory size is approx. 275sqm with office and car parks at the front
- Reasonable rent of \$2,200 + GST per month

Price SOLD for \$210,000  
Property Type Business  
Property ID 314

### Agent Details

Serge Tsundra - 0434 450 784

### Office Details

Victorian Brokers  
1147 Glen Huntly Rd Glen Huntly  
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Fabrication industry is one of the rapidly growing industry in Australia. Stainless steel, metals & fabrication process is used almost everywhere.

Fantastic opportunity is on its way by purchasing this business to enter into unbeatable growing industry in Australia.

**All has been set and ready for a motivated investor/owner operator:**

- Daily growing revenue and a positive industry outlook
- Established and capable team of 2 employees
- Diverse range of commercial and private clients
- Significant repeat business with ongoing jobs on daily basis
- All required Equipment including 2 forklifts and a Ford Ute
- Ready available equipment's, tools, jigs and fixtures required for diversified Welding & fabrication services, including ute and 2 forklifts
- Premises perfectly suitable for all steel fabrication needs, but not limited to other set ups

Current owner is looking to retire, but keen to assist a new buyer with handover process.

**Selling price for the business is only \$210,000 + stock, and including all the equipment.**

**Market price for the Factory is \$590,000 + GST (if applicable)**

Contact Serge Tsundra to secure this opportunity today.

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