



# Business Opportunity Input Form

Fresno Multiple Listing Service

MLS Agent ID #: \_\_\_\_\_

\*County: \_\_\_\_\_

\*APN #: \_\_\_\_\_

Address: \_\_\_\_\_

Street #: \_\_\_\_\_

Direction: \_\_\_\_\_ ( N / S / E / W )

Street Name: \_\_\_\_\_

Suffix: \_\_\_\_\_

\*City: \_\_\_\_\_

\*Cross Street: \_\_\_\_\_

\*Zip Code: \_\_\_\_\_

\*Agent ID: \_\_\_\_\_

\*Agent Name: \_\_\_\_\_

\*Office ID: \_\_\_\_\_

\*Office Name: \_\_\_\_\_

Co-Agent ID: \_\_\_\_\_

Co-Agent Name: \_\_\_\_\_

**\*Property Subtypes:**

Primary: \_\_\_\_\_ ( Retail / Wholesale / Manufacturing / Service )

Seconday: \_\_\_\_\_ ( Retail / Wholesale / Manufacturing / Service )

Other: \_\_\_\_\_ ( Retail / Wholesale / Manufacturing / Service )

\*Transaction Type: \_\_\_\_\_ ( Sale / Lease )

\*Area: \_\_\_\_\_  
Last 3 of Zip Code

Lease (Sq. Ft.): \_\_\_\_\_

Lease Type: \_\_\_\_\_ ( Gross/ Net/ Other )

Sub-Lease: \_\_\_\_\_ ( Yes / No )

Available Date: \_\_\_\_\_

Sub-Lease Expiration: \_\_\_\_\_

\*Listing Price: \$ \_\_\_\_\_

Public Viewable: \_\_\_\_\_ ( Yes / No )

\*Agreement Type: \_\_\_\_\_ ( Excl. Right to Sell / Excl. Agency / Open )

\*Show Adr to Public: \_\_\_\_\_ ( Yes / No )

\*Show AVM on VOW: \_\_\_\_\_ ( Yes / No )

Show Cmnts on VOW: \_\_\_\_\_ ( Yes / No )

\*Commission: \_\_\_\_\_

\*Variable Rate: \_\_\_\_\_ ( Yes / No )

Comments: \_\_\_\_\_

Bedrooms: \_\_\_\_\_

Bathrooms: \_\_\_\_\_

**\*Approx. Sq. Ft.:** \_\_\_\_\_

**\*Sq. Ft. Source:** \_\_\_\_\_  
( Seller / Appraiser / Tax  
Records / Other )

Lot Size: \_\_\_\_\_

Lot Size Source: \_\_\_\_\_  
( Seller / Appraiser / Tax  
Records / Other )

Year Built: \_\_\_\_\_

OR: ( New / Under Construction ) \_\_\_\_\_

Listing Period: \_\_\_\_\_

**\*Listing Date:** \_\_\_\_\_

**\*Expiration Date:** \_\_\_\_\_

Owner Name: \_\_\_\_\_

Owner Phone #: \_\_\_\_\_

**\*Occupant Type:** \_\_\_\_\_  
( Caretaker / Owner / Tenant / Vacant )

Occupant Name: \_\_\_\_\_

Phone to Show: \_\_\_\_\_

Marketing Remarks: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Agent Remarks: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Directions to Property: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Scope of Service: \_\_\_\_\_  
( Entry only / Limited Service )

Business Name: \_\_\_\_\_

Census Tract: \_\_\_\_\_

Region: \_\_\_\_\_  
( Urban / Rural / Foothill / Mountain )

Zoning \_\_\_\_\_

**\*Business Type**

- Restaurant
- Beauty
- Grocery
- Fast Food
- Mini Mart
- Liquor Store
- Bar
- Merchandise
- Clothing
- Appliance
- Contract
- See comments

**\*Location**

- Corner
- Business District
- Industrial District
- Park
- Mid Block
- Strip Center
- Shopping Center
- Professional Center

**\*Included in Sale**

(Up to 11 entries allowed)

- Real Estate
- Assets Only
- Business Entity
- Inventory
- Fixtures
- Equipment
- Non Compete
- Training
- Licenses
- Leased Equipment
- Phone System
- Security System
- Franchise
- Goodwill

**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
- Appraisal
- Listing of Fixtures
- List of Equipment
- List of Inventory
- Lease
- Income Tax Returns
- Cash Flow Analysis
- No Documents

**\*Showing Instructions**

- Call Agent
- Do Not Disturb Bus.
- Drive By
- Call Owner
- Call Tenant

Showing Instructions: \_\_\_\_\_

Dual Agency: \_\_\_\_\_ ( Yes / No )

Gross Sales: \$ \_\_\_\_\_

Gross Expense: \$ \_\_\_\_\_

Net Income: \_\_\_\_\_

**\*Real Estate Included:** \_\_\_\_\_ ( Yes / No )

**\*Franchise:** \_\_\_\_\_ ( Yes / No )

**\*Chain:** \_\_\_\_\_ ( Yes / No )

Equity: \_\_\_\_\_

**\*Real Estate:** \_\_\_\_\_ ( Owned / Lease )

**Lease Information**

- Straight
- Month to Month
- Percentage
- Escalations
- Option to Renew
- Option to Purchase
- Net
- Triple Net
- Assigned
- 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
- Electric
- Trash
- Water
- Sewer
- Taxes
- Janitorial
- Interior Maintenance
- Exterior Maintenance
- Site Maintenance
- Common Area Maint.
- IIVAC Maintenance
- Roof Maintenance
- Fire Insurance
- Liability Insurance
- Glass Insurance
- Elevator
- Tax Escalation Claus
- Merchants Association

**Terms**

- Conventional
- SBA
- Owner Will Carry
- Cash
- Other

REO/Bank Owned: \_\_\_\_\_ ( Yes / No )

X \_\_\_\_\_  
**Broker Signature** **Date**