

For Sale



**Purchase Price**

**\$34,000** Includes LL  
Real Estate \$175,000

**Use: Bar**

**Size: 2,200 SQ FT Building**  
**14,000 SQ FT Lot**

**Rent: \$1,800**

**Lease: 3 Years**

**Gross Sales: \$100,000**

**Net Cash Flow: NA**

**Employees: 3 PT**

**Years in Business: 30**

**Hours of Operation: 6AM-Close**

**Reason For Sale: Serious  
Health Issues**

## Downtown Josh



**Description:** Great little bar in Twenty-nine Palms near the Marine Base. This bar attracts locals and visitors passing thru with friendly welcoming service and great prices on drinks. The bar has live entertainment featuring blues, rock and country bands and there is always a game of pool to play on their pool tables. You can enjoy drinks inside or outside on their comfortable patio. Property has ample parking for approximately 16 cars. A 48 liquor license is included in sale. This business also has property available to purchase with the business at \$175,000. Please call broker for more details on this property and to arrange a showing.

**This information, while not guaranteed, has been obtained from sources deemed reliable. Buyer must verify the information and bear all risks for any inaccuracies. DRE #01366091 00052317**

**HUGHES PROPERTIES  
BUSINESS BROKER**

**73839 29 Palms Hwy  
Twenty-nine Palms, CA 92277**

**FOR SALE**

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