

FILE # 4018_19

Campsite on the seaside with cottages and water slides.

This campsite located in northeastern New Brunswick is very popular with campers. With many years in service, it has acquired a loyal clientele that particularly appreciates the place for the friendly and family atmosphere. Many have been seasonal campers there for years.

The campsite is on a large lot on the water's edge, which gives an incredible view at sunrise and sunset. It welcomes several seasonal campers who come to settle for the summer with their trailers and campers who want to stay there for a few days or weeks. Campers with boats can park it on the platform provided for this purpose. A canteen is on site with a varied and fast menu as well as a swimming pool, a pool for toddlers and water slides. Children can also play at the playground or at the hockey field secured by supervising employees. Several activities take place to entertain the campers. In addition, this camping has some cottages for rent.

This is an excellent opportunity for the future owner since the campsite already has good reputation.

If you have any questions, do not hesitate to contact *CANADEST Business Brokers Inc.*

ASKING PRICE

\$ 1,450,000.00

INCLUDED IN THE ASKING PRICE:

- ✓ **FURNITURES**
- ✓ **SUPPLIES**
- ✓ **EQUIPMENT**
- ✓ **INVENTORY**

MOBILE HOME	\$53,000
INCOME/YEAR	\$286.181
MONTHLY PAYROLL	\$20,000
SITES AREAS	188 sites
CASH FLOW	\$38,662
INVENTORY	\$ 25,000
YEAR ACQUIRES	1992
YEAR ESTABLISHED	1992
FULL-TIME EMPLOYEES	0
PART-TIME EMPLOYEES	2



REASON FOR SALE