

## Commercial Business Opportunity Listing Input Form (*Print Version*)

AutoFill is not guaranteed. The MLS is not responsible for the accuracy of AutoFill information which is taken from Tax records. All AutoFill fields can be altered manually after the fill is complete.

\* = Required Information    A=AutoFill

### GENERAL INFORMATION

Building Type \*

Comm Bus Opp     Loft

MLS Area Code (4) \*

House # (6) - A \*

Direction - A \*

Street Name (20) - A \*

City (16) - A \*

Zip (5) - A \*

APN# - Assessors Parcel Number (16) - A

List Price (8) \*

List Date (10) \*

Expire Date (10) \*

Dual Variable \*

No     Yes

Comp to Selling Office (6) \*

Comp to Selling Office \*

\$     %

Zoning (4) \*

Special Information \*

Auction     HUD     None     Potential Short Sale     REO

Listing Type \*

ER - Exclusive Right     NT - Net     OP - Open     SR - Seller Reserved

Listing Service \*

E - Entry Only     F - Full Service     L - Limited Service

Census Tract - A

Listing Agent Name (20) \*

Listing Agent DRE# \*

Listing Broker DRE# \*

Co-List Agent Name (20)		Co List Agent BRE#	Tot Bldg Sq Ft *
<input type="text"/>		<input type="text"/>	<input type="text"/>
Bus Sq Ft of Bldg *	Year Built (4) - A *	Lot Sq Ft Apx (7) - A *	Lot Acres Apx (7) - A *
<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
# Parking Spaces *	Year Business Started (4) *	Real Estate Included	
<input type="text"/>	<input type="text"/>	<input type="checkbox"/> N - No <input type="checkbox"/> Y - Yes	
Business Name (20) - A *		Business Type (20) - A *	
<input type="text"/>		<input type="text"/>	
Directions to Property (31) *		District/Neighborhood/Subdivision (16)	
<input type="text"/>		<input type="text"/>	
Cross Street (16) *	Showing Access Information (31) *		
<input type="text"/>	<input type="text"/>		
Occupied By *	Tax Database ID		
<input type="checkbox"/> M - Manager <input type="checkbox"/> O - Owner <input type="checkbox"/> T - Tenant <input type="checkbox"/> V - Vacant	<input type="checkbox"/> Alameda <input type="checkbox"/> Contra Costa		
Tax ID	Branded Virtual Tour		
<input type="text"/>	<input type="text"/>		
Unbranded Virtual Tour	Printed Neighborhood Rpt *		
<input type="text"/>	<input type="checkbox"/> N - No <input type="checkbox"/> Y - Yes		
VOW Include *	VOW Address *	VOW Comment *	VOW AVM *
<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No	<input type="checkbox"/> Yes <input type="checkbox"/> No

**REMARKS**

Confidential Remarks (1000 Characters)

Remarks (1000 Characters)

**FINANCIALS**

Apx Value of Inventory \*

Financial Data Verif (Y/N) \*

N - No  Y - Yes

Ann Act Gross Inc \*

Ann Misc Inc \*

Gross Oper Actual Inc \*

Net Oper Income \*

Ann Insurance Exp \*

Ann License Exp \*

Annual Util Exp \*

Other Annual Exp \*

Annual Taxes \*

Tot Ann Oper Exp \*

Int Rate \*

Vari or Fixed Rate

F - Fixed  V - Variable

1st Loan Balance

2nd Loan Balance

Other Loans (Y/N)

N - No  Y - Yes

Tot Other Loans

## FEATURES

A - Cooling

- A1 - Area AC  A2 - Central 1 Zone A/C  A3 - Central 2 Zone A/C  A4 - None  
 A5 - Other

B - Disclosure \*

- B1 - Agnt Related To Principal  B2 - Exclusions - See Remarks  B3 - First Right of Refusal  
 B4 - Owner is Lic Real Est Agt  B5 - Probate/Court Approval  B6 - Probate/Independent Adm  
 B7 - None  B8 - Other

C - Employees \*

- C1 - One  C2 - 2 To 5  C3 - 6 To 10  C4 - More than 10  C5 - Manager Run  
 C6 - Non-Union  C7 - Owner Run  C8 - Owner/Manager Run  C9 - Union  C10 - None

D - Existing Lic and Permits \*

- D1 - Beer And Wine - Off Sale  D2 - Beer and Wine - On Sale  D3 - Business License  
 D4 - Liquor - Off Sale  D5 - Liquor - On Sale  D6 - Liquor Lic - 5 Yrs or Lss  
 D7 - Liquor Lic - 5+ Years  D8 - Restrictions  D9 - Use Permit  D10 - Other

E - Existing Loan \*

- E1 - Conventional  E2 - Assumable Clear  E3 - Private  E4 - None  E5 - Other  
 E6 - SBA

F - Exterior \*

- F1 - Brick  F2 - Brick Veneer  F3 - Concrete Block  F4 - Masonry  F5 - Metal  
 F6 - Steel Block  F7 - Stucco  F8 - Tilt-Up  F9 - Wood Frame  F10 - Other

G - Facilities \*

- G1 - Air Conditioning Unit  G2 - Carpet  G3 - Display Window  G4 - Elevator  
 G5 - Fire Sprinklers  G6 - Janitorial Services  G7 - Loading Dock  G8 - Outside Sign  
 G9 - Restrooms  G10 - Security Systems  G11 - Truck Door  G12 - Wheelchair Access  
 G13 - Wheelchair Access Limited  G14 - None  G15 - Other

H - Financial Data Source \*

- H1 - Estimated  H2 - Incomplete  H3 - Limited Information  H4 - Projected  
 H5 - Provided by Accountant  H6 - Provided by Owner  H7 - Tax Return  H8 - Other

I - Floors \*

- I1 - Brick  I2 - Ceramic Tile  I3 - Concrete Slab  I4 - Hardwood Floors  I5 - Linoleum  
 I6 - Partially Carpeted  I7 - Unfinished  I8 - Vinyl  I9 - W/W Carpeting  I10 - Wood  
 I11 - Other

J - Form of Ownership \*

- J1 - Corporation  J2 - General Partnership  J3 - Limited Partnership  J4 - Sole Proprietor  
 J5 - Other

K - Garage/Parking \*

- K1 - 1 - 5 Spaces  K2 - 6 - 10 Spaces  K3 - 11 - 20 Spaces  K4 - More than 20 Spaces  
 K5 - Area  K6 - Assigned Spaces  K7 - Carports  K8 - Class A Garage  
 K9 - Enclosed Garage  K10 - Off Street Parking  K11 - Security Garage  K12 - None  
 K13 - Other

L - Heating

- L1 - Central Gravity  L2 - Electric  L3 - Floor Furnace  L4 - Forced Air 1 Zone  
 L5 - Gas  L6 - Radiant  L7 - Solar  L8 - Space Heater  L9 - Steam  
 L10 - Wall Furnace  L11 - None  L12 - Other

M - Lease Remaining \*

- M1 - Less than 1 Year  M2 - 1 To 2 Years  M3 - 2 To 5 Years  M4 - 5 To 10 Years  
 M5 - More than 10 Years  M6 - Call Listing Agent

N - Lease Type \*

- N1 - Assignable
- N2 - Lease Escalation
- N3 - Month to Month
- N4 - Negotiable
- N5 - Net
- N6 - Net Net
- N7 - Option to Renew
- N8 - Percentage
- N9 - Straight
- N10 - Triple Net
- N11 - Other

O - Location \*

- O1 - Business District
- O2 - Corner
- O3 - Industrial District
- O4 - Inside
- O5 - Mid-Block
- O6 - Professional Center
- O7 - Shopping Center
- O8 - Strip Retail
- O9 - Other

P - Roof \*

- P1 - Aluminum Over Tar
- P2 - Barrel/Truss
- P3 - Composition Shingles
- P4 - Metal
- P5 - Rolled Composition
- P6 - Slate
- P7 - Tar and Gravel
- P8 - Tile
- P9 - Wood Shake
- P10 - Wood Shingle
- P11 - Unknown
- P12 - Other

Q - Sale Includes \*

- Q1 - Alarm System
- Q2 - Fixtures and Equipment
- Q3 - Franchise
- Q4 - Goodwill
- Q5 - Inventory
- Q6 - Lease Improvement
- Q7 - Liquor License
- Q8 - Real Estate
- Q9 - Telephone System
- Q10 - Other

R - Tenant Expense \*

- R1 - Common Area Maintenance
- R2 - Electric
- R3 - Elevator
- R4 - Exterior Maintenance
- R5 - Fire Insurance
- R6 - Gas
- R7 - Glass Insurance
- R8 - HVAC Maintenance
- R9 - Interior Maintenance
- R10 - Janitorial
- R11 - Liability Insurance
- R12 - Merchants Association
- R13 - NNN/All
- R14 - Roof Maintenance
- R15 - Sewer
- R16 - Site Maintenance
- R17 - Tax Escalation Clause
- R18 - Taxes
- R19 - Trash
- R20 - Water
- R21 - None
- R22 - Other

S - Terms \*

- S1 - All Inclusive
- S2 - Cash
- S3 - Conventional
- S4 - Installment Sale
- S5 - OMC 1st
- S6 - OMC 2nd
- S7 - SBA
- S8 - Other

T - Utilities

- T1 - 220 Volt
- T2 - 3 Phase
- T3 - 400 Amp Or More
- T4 - 440 Volt
- T5 - CATV Wiring
- T6 - Electric
- T7 - Gas
- T8 - Hot Water
- T9 - Hydrant(s)
- T10 - Master Meter
- T11 - Public Sewer
- T12 - Public Water
- T13 - Separate Meter
- T14 - Septic Tank
- T15 - Communications Wiring
- T16 - Well

U - Internet Display

U1 - Full Street Address  U2 - Partial Street Name  U3 - No Address

ZZ - Internet Sites

ZZ1 - Yes - All Sites  ZZ2 - No - No Sites

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