

DEVOTED DAWN ACUPUNCTURE, LLC IS A TURN-KEY ACUPUNCTURE PRACTICE LOCATED IN THE SCENIC AND QUIET SANDHILLS COMMUNITY OF NORTH CAROLINA AND CONVENIENTLY LOCATED ON THE BOTTOM FLOOR IN A SMALL BUSINESS CENTER SURROUNDED BY OTHER QUIET PROFESSIONAL BUSINESSES (LAW AND COUNSELING). THIS LOCATION OFFERS A VAST AMOUNT OF SHARED ONSITE PARKING FOR ITS CUSTOMERS. BOTH THE PARKING LOT AND SUITE ARE EASY TO FIND AND ACCESS.

INSIDE THIS CLEAN SUITE (890 SQFT; CONSTRUCTED IN 2003), YOU WILL FIND 4 PRIVATE TREATMENT ROOMS, A WELCOMING AND TRANQUIL LOBBY, 2 AMPLE STORAGE CLOSETS, A BATHROOM WITH QUARRY TILE, AND AN OFFICE WITH SLIDING GLASS WINDOW PROVIDING OPTIONAL PRIVACY. WALLS WERE JUST PAINTED IN THE LAST 1.5 YEARS WITH CALMING, MOOD-SETTING COLORS. THIS LOCATION ALSO PROVIDES A KITCHENETTE, WHICH COMES EQUIPPED WITH A SINK FOR HAND WASHING AND SPACIOUS CABINETS.

LOCALLY, THE BUSINESS IS WITHIN WALKING DISTANCE OF HISTORIC DOWNTOWN SOUTHERN PINES WITH SHOPPING AND DINING NEARBY AND IS JUST 7 MILES FROM PINEHURST, HOME OF THE 2005 US OPEN AND SEVERAL CHAMPIONSHIP GOLF COURSES.

SOUTHERN PINES BECKONS MANY GOLFERS, RETIREES, EQUESTRIANS, AND MILITARY WITH FAMILIES DUE TO ITS SERENE BEAUTY AND CHARM. ALSO, IT IS JUST A FEW HOURS FROM THE NORTH AND SOUTH CAROLINA COASTS, AS WELL AS THE BLUE RIDGE MOUNTAINS. SOUTHERN PINES IS ABOUT 1.25 HOURS FROM RALEIGH AND 2 HOURS FROM CHARLOTTE.

THIS PRACTICE HAS THE POTENTIAL FOR GROWTH BASED ON YOUR CREATIVITY (HIRING/LEASING TO MORE L.Ac's, MASSAGE THERAPISTS, ETC.), MODEL FOR TREATMENT (I.E. TAN/TUNG) AND/OR INTENDED WORK SCHEDULE. CURRENTLY, IT WILL ALLOW THE NEXT OWNER TO GROSS OVER \$190k PER YEAR WITH JUST TREATING 28-35 PEOPLE IN 1-2 ROOMS WITHIN 4 DAYS/WEEK ON A 11AM-6PM SCHEDULE. YOU CAN CUSTOMIZE YOUR SCHEDULE AND RAISE YOUR INCOME BY UTILIZING ALL 4 ROOMS IN 5-7 DAYS.

DUE TO THE LACK OF ACUPUNCTURISTS IN NC, PRACTITIONERS HERE ARE A MUCH-NEEDED RESOURCE AND CUSTOMERS TYPICALLY TRAVEL FROM TOWNS 20-60 MINUTES AWAY FOR TREATMENT. PATIENTS DO NOT WANT THIS BUSINESS TO LEAVE TOWN.

TO RESEARCH LOCATION, INSTALL GOOGLE EARTH FROM: <http://earth.google.com/download-earth.html> or <http://www.city-data.com/>

IF INTERESTED PLEASE EMAIL DAN: 1974MASOND@GMAIL.COM