



BUSINESS OPPORTUNITY PROMOTION FORM

Name or Nature of Business: Supreme Cleaners

Brief Description of Business:

Great Business opportunity! Well established Dry Cleaning Business, Supreme Cleaners. 3810 sq ft Building, dry cleaning equipment, delivery van and entire business included. Current owner is willing to assist in the training of the new owner. This is the only dry cleaners in Union County. Also services drop off locations in Corning, Bedford, Lenox, Mt Ayr, Osceola, Chariton and Greenfield. New roof coating with warrantee. Inventory on file.

Address of Business:

408 W. Montgomery St., Creston, IA 50801

Contact Information:

Gay Lynn Owens
Stewart Realty
701 West Townline
Creston, IA 50801
Primary: 641-782-0077
gaylynnowens@msn.com

Year Built or Established: 1930

Reason for Selling: Retiring. Owner is willing to train and assist new owner.

Duties: Maintain the day to day operations of an established dry cleaning business in Southern Iowa. Maintain drop off locations in surrounding communities.

Skills Needed: Must be willing to work hard, is energetic, honest, and have positive attitude. Must be able to work with people, listen to customers' needs and deliver excellent service. Supervisory skills are a must.


[Revise Listing](#)
[Property History](#)
Listing Summary
[Attached Docs](#)
[Interactive Map](#)

Listing #15079 **408 W Montgomery St, Creston, IA 50801** **Active** (01/06/11) **DOM: 13**
\$130,000 (LP) **Sq Ft: 3810** **Lot Sz: 0sqft**
Price/SqFt: 34.12 **Area: Union** **Yr: 1930**

Remarks

Great Business opportunity! Well established Dry Cleaning Business, Supreme Cleaners. 3810 sq ft Building, dry cleaning equipment, delivery van and entire business included. Current owner is willing to assist in the training of the new owner. This is the only dry cleaners in Union County. Also services drop off locations in Corning, Bedford, Lenox, Mt Ayr, Osceola, Chariton and Greenfield. New roof

[Pictures \(3\)](#)




Agent	Gay Lynn Owens (ID: 082827677) Primary:641-782-0077		
Office	Stewart Realty (ID:11) Phone: 641-782-7197, FAX: 641-782-8547		
Property Type	Commercial	Property Subtype(s)	Commercial
Transaction Type	Sale		
Status	Active (01/06/11)		
DOM	13		
Agreement Type	Excl. Right to Sell		
Area	Union		
Subdivision	Not Used		
Commission	Selling Office	Comments	
	3%	MLS: Immediate	
Approx Square Feet	3810	Price / SqFt	34.12
Lot Sq Ft (approx)	0	Lot Acres (approx)	0.000
Basement Fin SQFT	0		
1st Floor Sq Ft	3810		
County	Union	APN	001
2nd Floor Sq Ft	0		
Year Built	1930		
Cross Street	Division		
Listing Date	01/06/11	Entry Date	01/13/11
Original Price	130,000	Expiration Date	07/31/11
Occupant Type	Owner		
Occupant Name		Phone To Show	641-782-7197
Owner Name	David and Debra Swadley	Owner Phone	
Showing Instructions	During Bus hours by appt Call Stewart Realty.		
Directions to Property	Corner of Montgomery and Division		

Key Words	
Location	Downtown

Leased	Partial (garage leased)
Building Size	3001-5000 (3810 sq ft)
Exchange	No
Add'l Land Avail.	No

General Information

Legal #1	W 1/2 lot 15 & 16 EX E 50' & Ex S 12'
Legal #2	of W 1/2 Lot 16
Zoning	commercial
Street Frontage	80' on montgomery and 98 on Division
Lot Dimensions	80 X 98
Rail/Comp/Dist/Spur	0
Total Sq.FT.	3810.00
Overhead Doors Info	1 garage
# Docks and Type	0
Column Spacing	N/A

Feature Code

Terms	Sell in Entirely
Potential Use	Retail, Other (Dry Cleaners)
Documents on File	Inventory List
W/Improved Structure	No
Rental Inc. (Lease)	Other (garage for \$150 per month)
Parking	Parking Area, Paved, Street Parking
Construction	Conc Block
Floors	Conc Slab
Walls	Drywall, Paneling
Roof	Flat (New Roof Coating)
Foundation/Basement	Concrete
Heating/Cooling	Steam
Miscellaneous	Auto Bay
Ceiling Height	10' - 12'
Door Height	8'
Door Width	8', Less than 8'
Docks	None
Restrooms	Two
Wiring	Unknown
Flood Zone	None
Possession	At Closing
To Show	Call Agent
Utilites	Electric, Gas, Sewer, Telephone, Water

Privileged Information

Public Viewable	Yes
Approved	Yes
Longitude / Latitude	-94.366165 / 41.058479 (Overridden)
Show Address to Public	Yes
Agent Hit Counter	6
Public/Client Hit Counter	2

All information herein has not been verified and is not guaranteed.
 Copyright ©2011 Rapattoni Corporation. All rights reserved.
 U.S. Patent 6,910,045
 Generated: 1/19/11 11:06am



Supreme Cleaners Inventory List 2011

HURST 10 HP Boiler and Return Tank	\$10,000
Chemical Tank	\$250
1Dryer, 1COP CO,M	\$3400
1 Dryer MAYTAG	\$250
1 VIC Cleaning Machine Model#1 and return tank	\$7500
CISSELL Spotting Board	\$1200
6 H.P. Compressor- NEW	\$800
Vacuum Tank	\$1000
HOFFMAN Utility Press	\$1500
CISSELL Puffer	\$600
Stand-up Pant Topper	\$800
NEW YORKER Pant Press	\$4000
NEW YORKER Utility Press	\$4000
CISSEL Former	\$1500
Sewing Machine White	\$300
PERFECT PLEAT Drapery Machine	\$2500
Desk and Chair	\$160
(2) Two Drawer File Cabinets Metal	\$100
(5) Counters and Tables	\$400
25 lb Scale	\$50
Cash Register	\$100
(2) CISSEL Clothes Conveyers	\$3000
Air Conditioner- NEW	\$400
CISSEL Ironing Board and Pad	\$750

MODINE Heater Fan	\$300
Dirt Devil Vacuum	\$50
Button Tree	\$100
Chrome Rack	\$200
Clothes on Rack, Inventory	\$4000
Cleaning Chemicals	\$600
Spotting Chemicals	\$300
Supplies on Hand – plastic, hangers, no waste tags	\$2000
Extra Pipe and Racks	\$400
(2) Air cooling Units	\$1000
Large Exhaust Fan	\$500
1999 Chevy Delivery Van	\$4000
TOTAL INVENTORY	<u>\$58,010</u>

Main store: 408 W Montgomery Creston Iowa

Service Drop Stores - Pick-up and Delivery route:

Corning

Bedford

Lenox

Mt.Ayr

Lamoni

Osceola

Chariton

Greenfield