

BUSINESS OFFERING SUMMARY

BNO
Business Network of Ohio

PETRO Truck Stop – Napoleon, Ohio

John Naayers, President

Business Description, History & Offerings + Reason For Sale

On Rt 24/6 (“A” route for truck traffic) between Toledo, OH and Ft. Wayne, IN with great multiple ingress/egress from both intersection roads at an interchange containing a Mini-Pilot, a future Love’s, and a Harley Davidson dealership. Will be the first PETRO west of newly opening 705,000 sq. ft. Amazon fulfillment Center in Rossford, OH and directly across from a major Campbell’s Soups Plant via a bridge being constructed. Located within an Opportunity zone.

Commenced in 2005 (became a PETRO franchise in 2007) with a 12,702 sq. ft. Travel Store (3,200 sq. ft. remain available for expansion) and then added a 10,000 sq. ft. Truck Maintenance and Repair Center in 2015. Approximately 13.5 acres with 9+ adjacent acres available (owned by owner).

Travel Store offers: C store with Beer and Wine Permit, The American Road Diner, Broaster Chicken Fast Food, 7 showers, laundry room, Pet area, CAT scale, RV Dump, Stay Fit Walking Trail, and other amenities. 8 Diesel fueling stations that averaged 376,130 gallons; 2 DEF dispensers that averaged 3,856 gallons; 6 Unleaded Gas fueling stations (recently branded Sunoco) that averaged 39,179 gallons. (Monthly averages in 2019)

Truck Maintenance and Repair Center is an authorized Freightliner and Western Star service point. Offers maintenance, diagnostic, and repair services, plus washouts, including hot/disinfectant.

Owner has had minimal managerial involvement in recent years and now seeks to sell and retire in view of age and health considerations.

NOTES: Per COVID 19 directives, all operations were deemed “essential” except for dine-in restaurant (take out permitted). New Sunoco branding should bring in additional Sunoco credit card traffic.

Financial Performance:

2017 – 2019 3-year average gross revenues of \$18M and Adjusted EBITDA of \$587,200. (3 Entities involved: Truckstop Store + Truck Repair Center + Real Estate Owner).

Asking Price: \$3.5 M + inventory at cost (Real Estate included)

If you have an interest in further exploring this opportunity, please contact me by phone or email. The signing of a Confidentiality Agreement will be required before the Selling Memorandum will be released.