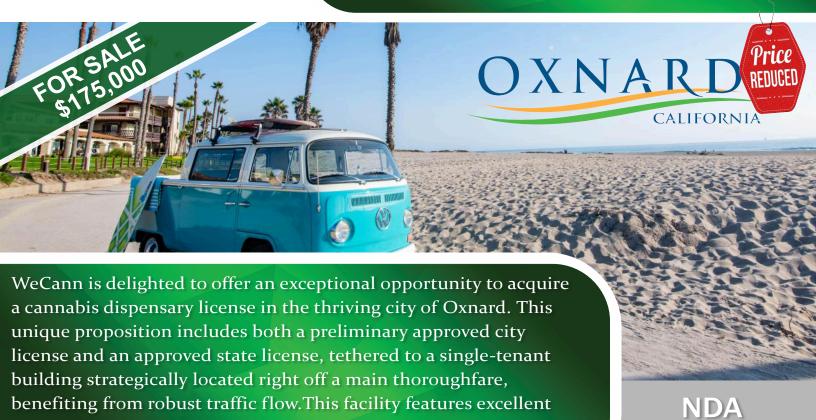


Dispensary License for Sale Oxnard, CA



The prospective buyer will be responsible for completing the construction, finalizing local licensing, and covering city fees totaling \$350,000 to commence operations. This is an unparalleled opportunity to step into a nearly completed project and rapidly launch a cannabis dispensary in a prime Oxnard location. Contact us today for more details.

seller, which are near completion.

parking, and has undergone significant tenant improvements by the

KEY INVESTMENT HIGHLIGHTS

- **Licenses:** State license approved; local license granted preliminary approval
- **Construction:** Only an additional \$180,000 in tenant improvements required
- Size: 3,750 SF property w/ great parking
- **Lease Terms:** Take over the existing lease with favorable terms:
 - \$7,500 monthly during the buildout and entitlement phase
 - Increases to \$10,000 monthly upon opening
- Purchase Option: Option to purchase the property for \$1.25 million
- License Purchase Price: \$175,000

Meilad Rafiei

CEO License# 01788589 714.393.3077

Meilad@WeCann.biz

WeCann



Co-Brokered with Quintin Shammam, DRE #01770724

REQUIRED