

SALE

ELECTRIC COMPANY

Electric Company Billings , MT 59102



SALE PRICE

\$170,000

Erik Caseres

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PROPERTY HIGHLIGHTS

- Business Price: \$170,000
- Optional Real Estate: \$90,000
- Total Package (Business + Real Estate): \$260,000
- Turnkey electrical service business serving residential & light commercial clients
- Strong reputation and steady cash flow built since 2021 with zero advertising
- Includes all tools, equipment, work van, and shop space needed to operate day one
- Excellent growth potential through marketing, expanded service area, staffing, or commercial contracts

OFFERING SUMMARY

Sale Price:	\$170,000
Building Size:	650 SF

LOCATION DESCRIPTION

Established Electrical Service Business – Turnkey Opportunity

This is a rare opportunity to acquire a well-established, owner-operated electrical contracting business with a strong reputation for quality work and reliability. Serving a broad base of residential and light commercial clients since 2016, the business has built steady cash flow and loyal word-of-mouth referrals—without any formal advertising. It's ideally suited for a licensed electrician ready to step into business ownership without the challenges of starting from scratch.

The sale includes all tools, equipment, and assets necessary for continued operation, including a fully outfitted work van and dedicated shop space. With a recognized brand and foundation already in place, a new owner can take immediate control and begin generating income from day one.

Several growth opportunities exist for a motivated buyer, including launching basic marketing efforts, expanding the service area, hiring additional staff, or pursuing commercial contracts. With the right leadership, this business has the potential to grow from a solid one-person operation into a scalable, multi-crew service company.

Full financials and business details available with a signed NDA.

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ERIK CASERES

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PROFESSIONAL BACKGROUND

Strategic Deals. Smart Investments. Transforming CRE & Business Acquisitions.

Erik Caseres worked as a professional in the petroleum industry for 18 years before transitioning into Commercial Real Estate full time. He served in top-level leadership positions within Phillips 66, an organization that consistently ranks within the Fortune 500's top 50 performers. Erik received a Bachelor of Applied Science Degree in Energy Management from Bismarck State College. Throughout his career, Erik became acutely aware of the reality that people are an organization's most important asset. He, therefore, proceeded to adopt a servant-leadership mindset, which consistently produced higher performing teams. Erik's proven track record of managing successful groups resulted in him being hand-selected to administer leadership training to front-line supervisors across multiple states and business units within his former organization.

While still working in the petroleum industry, Erik began to venture into real estate investing. He and his wife, Elyse, purchased their first home at the age of twenty-two. They performed a live-in flip and several years later, traded the home for a house that could better accommodate their growing family. The equity generated from these first homes eventually allowed the couple to purchase a vacation rental which was located just outside of Joshua Tree National Park. The success of this asset prompted the purchase of additional vacation rental properties in tourist markets in Southern Utah and Eastern Montana. Today, Erik's portfolio includes a combination of single-family vacation rental homes as well as long-term rental units in both the single family and multi-family classes. Erik proves to be a huge asset to his clients because he understands the challenges and opportunities of owning and investing in real estate.

Erik made the decision in 2023 to exit the petroleum industry to join Coldwell Banker Commercial CBS. As a former high-ranking member of an organization in the manufacturing industry, coupled with his experience in real estate investing, Erik brings a unique perspective to the Coldwell Banker Commercial team. At CBC, Erik specializes in industrial, manufacturing, business and multifamily transactions including buying, selling, and leasing of commercial real estate.

Erik is a devoted husband and father to six children. Together, the family enjoys visiting National Parks (where their vacation rentals are strategically located) to hike and spend quality time together. Erik and Elyse also homeschool their school-age children and spend a good deal of time shuttling the kids to ballet, rock climbing and the many other after-school classes that the kids are actively involved in.

Erik leverages his background in leadership and his experience in facilitating servant-leadership style training, to ensure that his clients always have a positive experience when conducting any type of commercial real estate transaction. As a result, Erik is the perfect agent for all of your shop/warehouse, business and multifamily needs!

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