

Real Estate Appraisal Firm with a 26-year Legacy of Excellence
Investment Summary

Enterprise Value

Total Ask Price **\$1.7m**

Business Overview

The Company is a leading provider of residential real estate appraisals, boasting a 26-year history and over 100,000 completed assignments. Founded by a second-generation appraiser with over 35 years of industry experience, the firm has evolved from a local family operation into a real regional player. The business offers a comprehensive suite of services, including appraisals for single-family dwellings, 2-4 family investment properties, and complex litigation support (divorce, estate planning, and tax appeals). With primary licensing in Pennsylvania, New Jersey, Delaware, and Florida, the Company maintains a national reach through a robust appraiser partner network and a highly efficient, asset-light operating model.

Investment Highlights:

A strategic shift in revenue mix has significantly enhanced the Company’s resilience and profitability; while mortgage-based assignments accounted for 91% of revenue in 2022, the business successfully diversified to a mix where 57% of 2025 revenue is derived from high-margin private and litigation assignments. This transition has shielded the Company from interest rate volatility while increasing average engagement fees. The operation is highly scalable, utilizing a network of over 50 expert subcontractors to maintain minimal fixed overhead.

Financial Overview

The Company has demonstrated strong financial performance and accelerating growth, generating \$1,084,339 in gross revenue in 2025, a 29.4% year-over-year increase. This growth is underpinned by a diversified client base of hundreds of active accounts and a reputation for technical precision. While industry benchmarks for similar firms often approach multiples of 4.5x Seller’s Discretionary Earnings, this opportunity is valued at approximately **3.5x the average SDE for the 2022–2025 period**, providing a strategic or financial buyer with a profitable platform poised for continued operational expansion.

Financial Summary



*projection

Contact

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