

FOR SALE: MEP Engineering Firm in NYC

70% Repeat Clients with 5 Engineers on Staff!

Financial Overview

List Price: \$1,800,000

Gross Sales

2025
\$2,516,927

Cash Flow

2026 Ann	3-Year Avg.
\$1,005,840	\$676,186

Funding Example

Purchase Price: \$1,800,000

10% Buyer Down Payment	\$180,000
20% Seller Financing	\$360,000
70% Bank Loan	\$1,260,000

Description

Established in 2006, this engineering firm delivers mechanical, electrical, and plumbing (MEP) consulting services with a specialization in fire protection and fire alarm system design. The company has developed long-standing relationships across the educational, institutional, infrastructure, and aviation markets, with approximately 70% of revenue generated from repeat clients. The business is staffed by a team of seven, including five engineers and two administrative professionals. Its 3,800-square-foot New York City office provides an efficient environment for engineering collaboration, project coordination, and client interaction. The owner is active in guiding the firm's strategic direction, supporting business development, and overseeing day-to-day operations. With retirement on the horizon, the seller is committed to a smooth transition and is willing to remain involved for up to two years and has offered to carry 20% of the purchase price as a show of good faith in the continued success of the business.

Priced at **\$1,800,000**, the business offers clear avenues for growth under new ownership. Key opportunities include expansion into the energy and renovation sectors, as well as the implementation of marketing and business development initiatives. With additional resources or dedicated support in these areas, the company is well-positioned to deepen client relationships, increase project volume, and further capitalize on its strong market reputation.

Business Information

Services: Engineering firm with focus in mechanical, electrical, and plumbing (MEP), with a niche in fire protection systems. Fire protection and alarm system design is a core competency

Clients: 70% Repeat in the educational, institutional, infrastructure, and airport space

Location: New York city with projects within the NY Tri-State

Staff: 7 employees which includes 5 Engineers and 2 non-technical staff which are bookkeeping & office/admin support

Lease: Occupying a 3,800 sq ft office in New York City – this space is used for team collaboration, design work, and client meetings

Owner Role: Active in the operations providing strategic direction, client communication, and general oversight

Year Established: 2006

Reason for Selling: Retirement / Age

Seller Training Period: 1-2 years depending on the buyer's preference

Growth Opportunities: Expanding service to clients in the energy & renovation sectors and implementing a marketing plan

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Last Revised: BV 7.30.2026

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