

NICKI SURF (NICKI SURF)

1 club operated · BOUC-BEL-AIR · company founded 2017-10-17

1 club

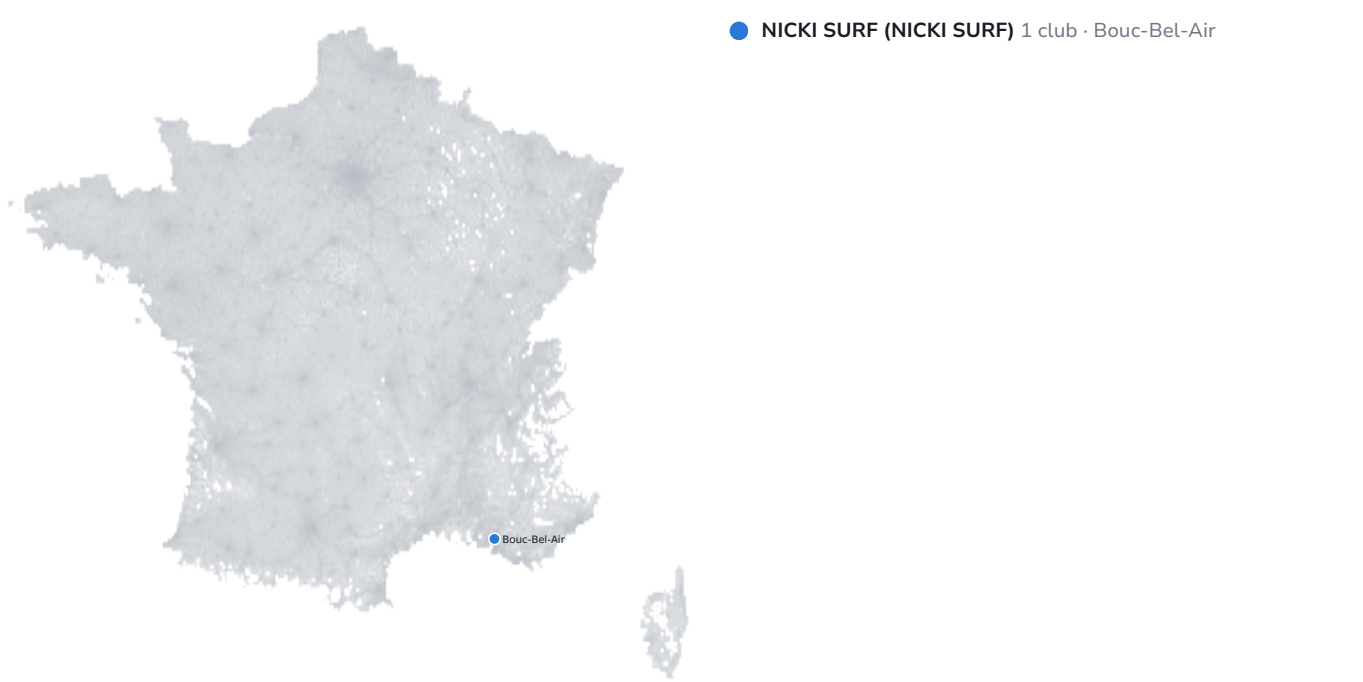
Bouc-Bel-Air
opened 2017–2017

€25,289

EBITDA 2019

revenue €222,686 · net €20,655
equity €24,857 · financial debt €619,460 · cash €49,963 · 1 risk flag

WHERE THE CLUBS ARE — 1 club



CLUBS OPERATED — competition and capture, at opening and today

CLUB	CITY	OPENED	COMPETITION GYMS WITHIN, OPENING → TODAY		CAPTURE PEOPLE, OPENING → TODAY	
			500 M	2 KM	500 M	2 KM
NICKI SURF (NICKI SURF)	Bouc-Bel-Air 13320	2017	0 → 0	0 → 1	720 → 591	8,933 → 5,174

Competition: genuine gym floors within the ring, by registry opening date. Capture: residents and workers the gravity model assigns to this floor against every competitor within 3 km, demand at its 2021 vintage.

LEGAL IDENTITY — INSEE Sirene		FILING & CAPITAL — INPI RNE	
Legal name	NICKI SURF (NICKI SURF)	Registered capital	€100,000
SIREN	832982771	Years filed	1 of the last 1 on record — 1 complete
Founded	2017-10-17	Debt falling due	€137,635 within a year · €415,649 in one to five · €92,493 beyond five against cash of €49,963
Activity	93.11Z NAF/APE code	Confidentiality	never invoked — every filed income statement is public
Employees	02 Sirene band	Ownership changes	not tracked — officers are a snapshot at each data refresh, not a filing history; France also closed the beneficial-ownership registry to public access in July 2024
Officers	Nick HIMPE (Gérant); Nicolas Jérémy André ZEMTCHOUFNOFF (Gérant)		

RISK FLAGS — from the accounts

▼ **high leverage** — 2019, debt €619,460 vs EBITDA €25,289

FILED ACCOUNTS — INPI, keyed annual accounts; one filing covers all 1 clubs

YEAR	REVENUE	EBITDA	MARGIN	OPERATING	NET	EQUITY	FIN. DEBT	CASH	STAFF COST	EXT. CHARGES	FTE
2019	€222,686	€25,289	11%	€38,570	€20,655	€24,857	€619,460	€49,963	€35,548	€144,599	—

EBITDA derived from the filed income statement; rent sits inside external charges; "withheld" is an L.232-25 confidentiality declaration.

NICKI SURF (NICKI SURF) Bouc-Bel-Air

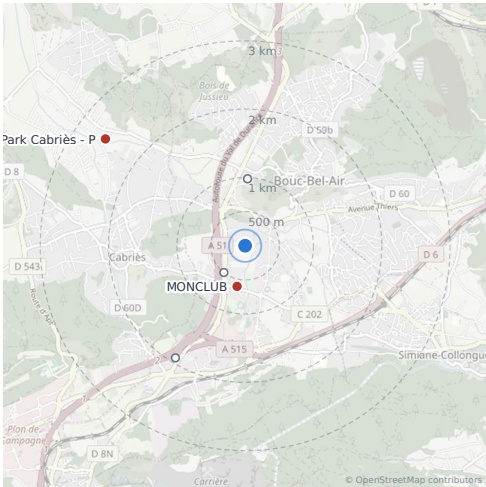
DECATHLON VILLAGE - LA PETITE BASTIDE AVENUE DE VIOLESI 13320 BOUC-BEL-AIR · opened 2017-10-17 · SIRET 83298277100012

CHANGE SINCE OPENING — 2017 → today

	AT OPENING	TODAY	CHANGE
Location score	70.3	64.6	-5.7
Gyms within 1 km	0	1	+1
Gyms within 2 km	0	1	+1
Competition weight, 2 km	0.55	1.55	+182%
Capture, 2 km	8,933	5,174	-42%
Saturation, 2 km vs national baseline	-100%	-21%	+79 pts

Competitor field as it stood on 2017-10-17 against today's; demand at its 2021 vintage at both dates. Red is a move against the club of five score points, two gym floors or a quarter of the measure; green the reverse.

WITHIN 3 KM TODAY



2 gym floors, 3 other sports sites. Rings at 500 m, 1, 2 and 3 km.

SCORE TODAY — seven parameters, five measured at 500 m and 2 km

PARAMETER	WHERE	MEASURED	SCORE	HOW IT WAS ARRIVED AT
Catchment weight 20%	30 500 m	641 people	27	285 aged 18-64 + 356 workers = 641 over 0.79 km2 = 816/km2
	2 km	9,787 people	33	6,363 aged 18-64 + 3,424 workers = 9,787 over 12.57 km2 = 779/km2
Competition weight 15%	80 500 m	0.20 wt	89	0 genuine gym floors and 1 other sports site within 500 m, weighted by substitutability and price tier
	2 km	1.55 wt	74	1 genuine gym floor and 3 other sports sites within 2 km, weighted by substitutability and price tier
Capture weight 20%	43 500 m	591 people	31	334 residents + 257 workers, demand within 500 m against every competitor within 3 km
	2 km	5,174 people	51	4,079 residents + 1,095 workers, demand within 2 km against every competitor within 3 km
Saturation weight 15%	100 500 m	not measured	—	catchment of 488 residents is below the 10,000 needed for a density measure to mean anything — one club would move it by 18.1 LQ
	2 km	LQ 0.79	100	1 club / 11,240 residents = 8.90 per 100k against 11.31 nationally
Fit weight 10%	— unit	not measured	—	no floor area recorded for this unit
Rental weight 10%	— unit	not measured	—	no rent or no floor area recorded
Income weight 10%	100 500 m	1.25×	100	27,960 EUR against 22,380 nationally, containing IRIS (no IRIS centre inside the radius)
	2 km	1.39×	100	31,150 EUR against 22,380 nationally, median of 3 IRIS within 2 km

NEAREST GYMS — 2 within 3 km; ▲ opened after 2017

0.61 ▲ MONCLUB 2017	2.58 ▲ Fitness Park Cabriès - Plan de Campagne Fitness Park 2023
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ACCESS — straight-line, GTFS

Rail	Simiane — 2191 m
Bus	Plan Marseillais — 354 m
Football	Simiane-Collongue — 2191 m, 177,252 travellers/yr SNCF
Shops	1 within 150 m INSEE BPE