North Canterbury Childcare and Property for Sale

By Negotiation - URGENT SALE REQUIRED

Well established purpose built childcare and nursery, located in a beautiful country town with no local competition. Licenced for over 60 (consented for 70) with 81% occupancy for 2023.

The business showed a $367,000 EBPITDA or surplus in 2022 and around $414,000 surplus for 2023.

This year's income to 31/03/2023 of around $987,000 is a 14% increase over 2022.

Registered property valuation is $1,375,000, with a suggested $100,000pa rental return showing a cap rate of 7.27%.

Add the 2023 surplus of over $414,000 from the business to the $100,000 from the rental you have around $514,000 income pa.

The business currently pays $76,000pa rental but a registered valuation suggests it should be $100,000pa.

Price	SOLD
Ref	3406

Agent Details

Doug Bishop - 021 950 111

Office Details

Barker Business Brokerage
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BUSINESS SALES WITH INTEGRITY

The property consists of a freehold, rectangular block which includes Preschool and Nursery buildings, fully developed playgrounds, and a consented residential building site.

The business is fully staffed with good management and admin systems in place.

This high performing business and property will have wide appeal for either a current ECE owner wishing to expand, a teacher wanting to take the step into their own business or an investor who sees the opportunity to get into this lucrative govt. funded sector. If an investor is the purchaser, one of the head teachers can take over as centre manager looking after both areas of teaching and admin.

For more information about this business, please visit the Barker Business Brokerage website, search reference number 3406 and submit the online Confidentiality Agreement. Once Doug receives your expression of interest he will be in touch regarding further information about this opportunity.

*Source of information - Supplied by the Business Owner.
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