



## Early Childhood Education Centre with Options...

Currently licensed for 25 children, we have here an exciting opportunity to buy a prominent North Auckland Early Childhood Education Centre. There are two options available which are:

**Option A** - Keep it and run it as is, the price reflects the current returns, would suit an owner / operator in this instance.

**Option B** - A huge opportunity to increase this to a lot more children exists. The land & buildings sits on over 1,000 sq/m's and the facility has a whopping 12 car parks. (I have recently sold another centre licensed for 75 children and it had 12 car parks).

Run by an owner / operator with the help from two qualified and supportive team members, the purpose build establishment opened 15 years ago and is currently returning circa \$120 - \$160k. The freehold in this case is part of the sale (the vendors want to sell both); priced and valued at \$725,000 (Valuation done by Eyles McGough Limited, October 2014).

Jump on this opportunity as it won't last long - ECE's never do! This is a great centre, with a uniquely massive upside to potentially double the children numbers.

On the market now...

The Centre (Business) at \$495,000 (including stock & plant)  
AND The Freehold (Land and Buildings) \$725,000.

**TOTAL ASKING \$1,220,000.**

All information is strictly confidential. For more, visit [www.barkerbusiness.co.nz](http://www.barkerbusiness.co.nz), register your details and submit the online Confidentiality Agreement for reference #1768. Once Brett receives your expression of interest he will be in

**Price** SOLD  
**Ref** BBS1768

### Agent Details

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### Office Details

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touch. Basic information can be shared over the phone (after receiving your CA of course, but the Information Memorandum will only be available in person by way of a meeting at Barker Business Brokerage in Albany.

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