

Centre Address:

BU4 Castle Court Shopping Centre
Caerphilly
CF83 2TG

The area:

Caerphilly, Groeswen, Trecenydd, Rudry,
Bedwas, Machen, Draethen, Trethomas,
Llanbradach and Ystrad Mynach

Inclusions:

Past and Current database (Intuition), all
fixtures and fittings, Laser printer, Laminator,
shredder, 17 computers, Gen2 centre.

Leased or owned:

Lease, 3 years to run (to Feb 2021)

Going concern and potential for growth:

Growing centre. The centre has grown from
zero to 110 students in six years. Further
student number growth is expected.
The centre has 4 teaching areas with potential
for a fifth, giving a capacity of over 170 in
current conditions, over 200 possible.

Inventory, financials and student levels:

Available upon request for legitimate
enquiries/details

Length of time operated by this owner:

6½ years.



Preferred sale time:

By summer 2018

Reason for selling:

Retirement

Please contact: Andy Townsend – Kip McGrath Develop

Phone: 01332 740210

Email: andy.townsend@kip-mcgrath.com

Special conditions:

- Master Franchisee is required to interview and give permission for the incoming purchaser.
- The following documents would need to be provided at the interview:
 - Valid DBS
 - Sighting of original qualifications
 - References
 - Ensure up to date KMEC programmes are installed
- The purchaser would need to successfully complete a programme of initial training.
- Finance is available through one of our banking partners. For full details, please get in touch.