

**Centre Address:**

13, The Arches Business Centre  
Merrick Road  
Southall UB2 4AU

**The area:** Next to Southall train station, soon to be a busy Crossrail station. In the middle of Southall, with a car park (very rare here). On several bus routes. Many families with children here, multi-racial area, largely Asian, some Somalis and many others. Most very keen on education.

**Inclusions:** Gen2 tables and chairs, all computers and stock. Office furniture and waiting room chairs. Additional teaching resources.

**Leased or owned:** Leased

**Going concern and potential for growth:**

Available upon request for legitimate enquiries/details

**Inventory, financials and student levels:**

Available upon request for legitimate enquiries/details

**Length of time operated by this owner:**

17 years

**Preferred sale time:** As soon as possible

**Reason for selling:** Genuine personal reasons; will disclose to legitimate enquirers.

**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.



**Please contact:** Andy Townsend – Kip McGrath Developer

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**Centre Owner:** Colin Price

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