



## For Sale

Location: **Manawatu**  
Asking: **\$895,000**  
Type: **Services-Other**

### Early Childcare Centre + Land and Buildings (Manawatu Region)

This is a superb opportunity for someone aspiring to own an early childhood centre. This well-established, high-occupancy centre is being sold with the land and buildings on favourable terms. With occupancy consistently near capacity, a strong community reputation, and an excellent ERO history, the business offers a perfect entry point for a new owner.

Currently fully managed, the centre operates at around break-even due to high staffing costs—wages make up around 78% of revenue, well above industry norms. For an owner-operator prepared to take a hands-on role, there is clear scope to restore profitability through operational refinement.

The vendor is keen to see the centre's legacy continue in capable hands. To support this, they have structured the sale to make ownership more accessible. The ECE business can be acquired now, with the land and buildings to follow in the future under a delayed settlement arrangement. In the meantime, the purchaser will lease the property on favourable terms.

#### Key features:

- High occupancy (currently 98%) and waiting list in place
- Excellent reputation and strong ERO history
- Longstanding teaching team and welcoming, home-like environment
- Opportunity to expand licensed roll through building extension
- Property offered at recent registered valuation, with flexible terms

This is an ideal opportunity for an experienced ECE professional seeking to own and operate their first centre, or for a strategic buyer seeking a turnaround with medium-term upside.

Asking Price: \$895,000 = Land & Building: \$835,000 + ECE Centre: \$60,000

For more details and to express your interest, visit the Barker Business Brokerage website and search for reference number 3812. Submit the online Confidentiality Agreement, and Anna will be in touch to provide you with further information about this exciting opportunity.

### Contact:

Anna Davison  
021 244 2413 or [0064 9 448 1285](tel:006494481285)

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Property Code: 3812