

Aged Care Facility Business for Sale Dargaville



For Sale

Location: **Northland**
Asking: **\$15,000,000**
Type: **Accommodation-Other / Services-Other**

Aged Care Facility Business For Sale, Northland DHB

I am pleased to bring to market this high performing renovated facility located in a North-land provincial town under management. This established BUSINESS is offered for sale, pre-senting to the purchaser a business with a strong EBITDA/Occupancy/PAC Fee performance supported by excellent staff with long term lease to 2051 with rights of renewal of 30 years.

The facility has had an internal fitout to a high standard at a cost of approx. \$2.5M over the past few years. All equipment in the facility is new including nurse call system so there should be no need to spend money. Just walk in and operate with all the hard work done.

From a financial perspective this facility maintains an extremely strong EBITDA proportion-ate to the size of the facility, occupancy, staff, providing the highest quality person centred care to all residents.

Regarding future development, it would appear there exists potential to further extend the dementia wing on 1050sqm of land subject to removal of two accommodation blocks and subject to council approval.

The vendor is relocating to the South Island and is seeking expressions of interest from parties who recognise the value, size, reputation and opportunity of this BUSINESS. This facility is a rare opportunity in a marketplace that says owning an aged care facility is not profitable, this facility bucks this statement and is suited to an experienced operator to maximise Return On Investment.

Asking Price: \$15,000,000 (Plus GST if any)

If you are interested and would like more information about this Aged care Facility, visit the Barker Business website, search #3924 and submit the online Confidentiality Agreement. Once Frank receives your expression of interest he will be in touch.

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