



**Successful Before & After School Care Business for Sale**  
Central Okanagan Location (name & location released after CA is signed)

**Kris McLaughlin CCIM, ACP**

\*Personal Real Estate Corporation

[kris@mclrealestate.ca](mailto:kris@mclrealestate.ca)

250 870 2165

[www.MCLRealEstate.ca](http://www.MCLRealEstate.ca)

**Business Highlights**

- Successful before & after school care business operating in the Central Okanagan
- Located in a great neighbourhood of young, growing families with an outstanding lease agreement in place
- Well established business, has operated at or near capacity since opening its doors
- Current waiting list for spaces in programs extends until 2022
- 100% Share Sale: \$149,000 + taxes
- Asset Sale: \$174,000 + taxes

**MCL Real Estate Group**

RE/MAX Kelowna

#100 - 1553 Harvey Ave, Kelowna, BC V1Y 6G1

250.870.2165



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## **Turn-Key Before & After School Care Business With Established Programs and Excellent Reputation**

### **Opportunity:**

MCL Real Estate Group presents this exciting opportunity to acquire either 100% of the shares or assets of a successful before & after school care business.

### **Features:**

Opportunity for an entrepreneurial or daycare professional to acquire a turn-key after-school care business that has an outstanding enrollment record and runs like a well-oiled machine.

- ▶ Fully licensed before & after school care business that has been running for years
- ▶ Attractive location in a great neighbourhood of young, growing families. Bright and colorful interior facilities, large playground and playing fields, with abundant parking
- ▶ Favorable rates with the possibility to lease additional space for possible expansion
- ▶ Business is run under the guidance of the owner-operator and an assembled staff that includes numerous full-time and part-time caregivers
- ▶ Since its inception, the business has been running at or close to capacity. They have an exceptional reputation in the marketplace and have an extensive waiting list until 2022
- ▶ The business runs smoothly under the direction of the owner-operator who wants to ensure an easy transition for the children and parents she services by providing support and training for new owner within a negotiated time-frame
- ▶ The business offers morning care & afters school programs with school drop-off and pick-up, as well as a compliment of full and half day programs on Pro-D days and full time summer programs
- ▶ Signing of CA required for the release of business name, location and full CIM for this before & after school care business
- ▶ For more information about this outstanding opportunity contact Kris McLaughlin of the MCL Real Estate Group at 250 870 2165

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RE: Before & After School Care Business

We, \_\_\_\_\_ (the "Purchaser"), have requested from the Before & After School Care Business (the "Vendor") and MCL Real Estate Group as part of RE/MAX Commercial and RE/MAX Kelowna (the "Agent") confidential information relating to the Property.

For good and valuable consideration provided by the Vendor and the Agent, the receipt and sufficiency of which consideration is hereby acknowledged, we agree with the Vendor and the Agent to comply with all of the provisions of this Agreement. We and our Representatives (as defined below) shall keep confidential any and all Confidential Information (as defined below) provided to us by the Vendor or the Agent, and shall not disclose any Confidential Information to any Person other than our Representatives. We and our Representatives shall utilize the Confidential Information only to evaluate our potential purchase of the Property from the Vendor (the "Proposed Transaction"). "Confidential Information" means all information (whether in oral, graphic, written or electronic form) relating to the Vendor or the Property that is not publicly available and all analyses, summaries, compilations, data, notes, studies and other documents or records prepared by us or our Representatives containing or based upon, in whole or in part, any such information. "Person" means any individual, corporation, company, trust, group, partnership, government, government's agency or authority, or any other entity whatsoever.

We may disclose Confidential Information to our officers, directors, employees, legal advisors and financial advisors (collectively, "Representatives") only to the extent they need to have such Confidential Information for the purpose of evaluating the Proposed Transaction. We shall inform each such Representative of the provisions of this Agreement and we shall cause such Representative to comply with all provisions of this Agreement. We shall be responsible for any acts or omissions of our Representatives which constitute a breach of this Agreement. We also agree that any fees, commissions, expenses and other amounts payable to legal, financial or other third party advisors retained by us, or who act on our behalf, including any real estate brokers other than the Agent, will be paid by us.

We agree that we will not, without the prior written consent of the Vendor or the Agent, disclose to any other Person other than Representatives the fact that any Confidential Information has been made available to us, that this Agreement has been entered into, that discussions or negotiations are taking place concerning the Property or the Proposed Transaction, or any of the terms, conditions or other facts with respect thereto (including the status of such discussions or negotiations thereof).

We agree that, upon the Vendor's request, we and our Representatives shall return all Confidential Information. We further agree not to make copies of the Confidential Information, without the Vendor's prior written consent. We also agree that we and our Representatives shall not use the Confidential Information in any way detrimental to the Vendor, any parties assisting the Vendor or any tenant of the Vendor.

We agree that (i) all information with respect to the Property being delivered to us by or on behalf of the Vendor or the Agent is subject to the limitations on liability and disclaimers for the protection of the Vendor and the Agent, and (ii) we and our Representatives are bound by such provisions.

We agree to indemnify and save harmless the Vendor, any tenant of the Property and the Agent from all claims, losses, damages and liabilities whatsoever (including legal fees and disbursements) arising out of a breach by us or any of our Representatives of this Agreement. In addition, we agree that monetary damages will not be a sufficient remedy and that the Vendor and the Agent shall be entitled to seek preliminary and permanent injunctive relief in the event of a breach or threatened breach of this Agreement, as well as all other applicable remedies at law or equity.

This Confidentiality Agreement shall be binding upon the undersigned and all of our subsidiaries, affiliates and/or related Persons and shall be governed by the laws of British Columbia.

DATED this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

\_\_\_\_\_  
[INSERT NAME OF PURCHASER]

Per: \_\_\_\_\_  
Name  
Title

Per: \_\_\_\_\_  
Name  
Title

We have authority to bind the Purchaser.

\_\_\_\_\_  
[INSERT NAME OF REPRESENTATIVE]

Per: \_\_\_\_\_  
Name  
Title

Per: \_\_\_\_\_  
Name  
Title

We have authority to bind the Representative.