

# For Sale



## Profitable, Accredited PK-12 with Real Estate

School #1056

**LISTED AT**

**\$5,999,999**

 **Southwest**

### ABOUT THE SCHOOL

- Cognia Accredited
- Designed to serve gifted, talented, and highly motivated students striving for excellence.
- Small class sizes
- Eligible for a state income tax credit that helps families offset private school tuition.
- English, Writing, and Reading represent an area of exceptional strength and academic distinction.
- Owners/Directors are willing to stay on for up to one year to transition

### SCHOOL FEATURES

- Current enrollment is 213
- Highly reputable school that serves students from 12 nearby towns.
- The school is located in several buildings totaling 37,703 SF.
- The lot size is 6.27 acres and includes play areas and a large parking lot.
- Located in a growing region with expanding industry and opportunity.
- Decades of experience and a longstanding tradition of academic excellence.
- Significant growth potential with opportunities to expand into nearby real estate.

### 2024 Financials

|                   |             |
|-------------------|-------------|
| Revenue           | \$1,281,133 |
| Adjusted Expenses | \$906,934   |
| Recast Earnings   | \$ 374,198  |
| Real Estate       | \$4,250,000 |

## CONTACT US

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