



Subject Property

CADENCE ACADEMY

Collegeville (Philadelphia), PA

Asking Price: **\$3,289,294** | Cap Rate: **8.25%**

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Corporate 300+ Unit Operator Ranked #7 on Top 50



Population Counts Exceed 102k within a 5-mile Radius & Projected to Grow 2.36% by '29



Strong Private Equity Backing from Apax Partners



Feeder School for Multiple Elementary Schools Within a 3-Mile Radius of the Location, Including South Elementary School Which is Less Than a Minute Away



Naked Lease (No Options to Extend) Potential Owner/Operator or Value-Add Opportunity - Contact Broker for More Info



Ideal Childcare Property Characteristics with Over 19 Years of Operating History



\$465+ Million Spent on Education & Day Care in a 10-Mile Radius



Avg. HH Income of \$189K+ within a 3-mile Radius & Projected to Grow 13.92% by '29



Growing Area with Convenient Access to Nearby Cities



Northmarq
120 West 45th St.,
Suite 2610
New York City, NY 10036
northmarq.com

John Rotunno
Vice President
PA #ABR002892

[CONTACT BROKER >>](#)