



THE LEARNING EXPERIENCE
Academy of Early Education

happy happens here.

The Learning Experience is a market-leading nursery operator with over 300 centres in the US.

Our first UK centre is now open in East Finchley



The investment recently sold for a 5.41 Net Initial Yield

- Turnkey lease and freehold deals sought - specification available
- Prominent locations
- Clean, clear buildings, conversions or sites
- Residential, retail, office locations close to good transport links
- Build size required: 5-10,000 sq. ft, plus 1,500+ sq ft minimum for external play
- Parking and drop off
- User Class E - change of planning use not required for shops, offices, restaurants, medical or health services
- Lease terms: 15+ year lease commitments - US guarantee available



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RK Real Estate

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Target Locations:

Inside the M25

Angel
Balham
Barnes
Battersea
Beckenham
Bexleyheath
Blackheath
Brockley
Bromley
Chelsea
Chingford
Chiswick
Clapham
Crouch End
Enfield
Epsom
Esher
Finsbury Park
Fulham
Greenwich
Hackney
Hampstead
Harrow
Hatch End
Highgate
Highbury
Hounslow
Islington
Kew
Lewisham
Leyton
London Bridge

Muswell Hill
New Cross
New Eltham
Notting Hill
Orpington
Palmers Green
Putney
Sidcup
Southgate
Spitalfields
St Johns Wood
Stoke Newington
Surbiton
Swiss Cottage
Teddington
Tooting
Twickenham
Wandsworth
West Dulwich
West Hampstead
Weybridge
Wimbledon

Outside the M25

Fleet
Harpenden
Redhill
Reigate
Sevenoaks
St Albans
Welwyn Garden City
Windsor
Woking

