



HEALTHCARE & HOMECARE PORTFOLIO

September 2025

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HEALTHCARE

Chapter 01

London & South East

01. Group of 2 Mental Health Care Homes

Bedfordshire

Turnover: £1,032,866

2 highly reputable Homes, both homes situated close to a town centre | Annual turnover 2024 £1,032,866 with EBITDA of £294,310 | 1st home registered for 12, 2nd registered for 8 | Full occupancy | CQC rating is 'Good' | High BnM value | Registered manager in place

Asking Price

£3,000,000

Ref. 50798

Freehold

02. Residential Care Home

Bedfordshire

Turnover: £1,462,252

Freehold Residential Care Home with a 'Good' CQC rating, registered for 40 residents | Annual turnover for Y/E 2024 £1,462,252 with EBITDA of £76,035 | 32 single, 4 twin rooms | Management team can run the business | 80% private clients. | Highly qualified staff | Has a sponsorship licence

Asking Price

£3,000,000

Ref. 49711

Freehold

03. Residential Care Home - Mental Health & Autism

Bedfordshire

Turnover: £298,588

Delightful Residential Care Home for residents with mental health disorders and Autism | Registered for 3, fully occupied | Convenient location, all single bedrooms | High BnM value | Fee Income £298,588 per annum (Y/E 31.03.24) with an EBITDA of £110,722 | Excellent reputation, owner managed

Asking Price

Bids Invited

Ref. 50784

Freehold

04. Residential Care Home

Buckinghamshire

Turnover: £1,290,880

Turnover for Y/E 2025 £1,290,880 with Adjusted EBITDA of £263,239 | Beautiful property, registered for 29 users | Strong local reputation | Management structure and experienced staff | Potential to build up to 10 additional rooms

Asking Price

£2,100,000

Ref. 50714

Freehold

05. Nursing Home

East Sussex

Turnover: £1,627,325

Nursing Home with a 'Good' CQC rating | Registered for 30 residents | Annual turnover for Y.E 31/10/2024 £1,627,325 | Valuable freehold detached property | Limited owner input with experienced management team in place

Asking Price

£2,450,000

Ref. 49519

Freehold

06. Group of 5 Mental Health Residential Care Homes

Kent

Turnover: £2,500,000

Turnover £2.5m for Y/E March 2024 | EBITDA of £1.03m+ for Y/E March 2024 | 1,700+ weekly hours to 49 residents across 7 properties | For those with mental health problems | Positive reputation amongst service users | Contracts with LAs | Second-tier management structure who can manage day-to-day operations

Asking Price

Bids Invited

Ref. 51545

Freehold

07. Care Home (Option to Buy Vacant Property)

Essex

Turnover: Not Applicable

Freehold investment opportunity generating c. £45,600 rent per annum | Option to buy as vacant possession | Current tenants with 3 month notice | Specialist care home for learning disability service users | Valuable detached freehold property | Within close proximity to the good road networks

Asking Price

£950,000

Ref. 50352

Freehold

08. Residential Care Home

Essex

Turnover: £1,337,823

Freehold Home for those with learning disabilities, registered for 30 residents | Annual turnover for Y/E 2022 £1,337,823 with an impressive EBITDA of £386,806 | Operating for 20 years with knowledgeable and qualified staff with a 'Good' rating from CQC | 30 single rooms with 21 rooms having en-suite, high occupancy

Asking Price

£3,200,000

Ref. 48747

Freehold

09. Group of 3 Supported Living Homes

Essex

Turnover: £855,025

Group of 3 specialist Supported Living Homes with a 'Good' CQC rating, registered for 8 | Annual Turnover for Y/E 2024 £852k with Adjusted EBITDA of £315k | Staff trained to care for learning disabilities and physical disabilities | Second tier management team consisting of team leaders and an activities coordinator

Asking Price

£1,150,000

Ref. 50108

Leasehold

10. Residential Care Home

Hampshire

Turnover: £666,571

Care Home for Learning Disabilities, registered for 5 | Annual turnover for Y/E 30/06/2023 £666,571 per annum with an impressive EBITDA of £306,831 | High BnM value in excess of £800k | All single bedrooms with en-suites with an experienced management team in place

Asking Price

£1,800,000

Ref. 48267

Freehold

11. Residential Care Home

Middlesex

Turnover: £791,559

Registered for 14 | 12 single rooms with 1 double room | Almost full occupancy | Turnover £791,559 with EBITDA £157,128 for Y/E 31.01.2025 | Experienced staff with RM in place 100% LA clients | Diverse service provision, including nursing, dementia, mental health and more | Strategic location | Excellent facilities

Asking Price

£1,970,000

Ref. 51706

Freehold

12. Residential Care Home

Hertfordshire

Turnover: £772,111

Residential Care Home for mental health, registered for 12 residents. 9 residents currently | Turnover for Y/E 2024 £772,111 with EBITDA of £162,181 | 'Good' CQC rating | Track record of income, profit, and cash generation with an excellent reputation with local authorities and clients | Well-presented building accompanied by stunning landscapes

Asking Price

£450,000

Ref. 50059

Leasehold

13. Group of 2 Supported Living Homes

Kent

Turnover: £489,445

2 Freehold Supported Living Homes for residents aged 18-65. 2 well presented 3 bedroom semi detached properties, registered for 4 in total. Currently occupied for 3. I Annual Turnover for 2024 of £489,445 with EBITDA of £125,161, rated 'Good by' CQC I Well-presented at a very high standard

Asking Price

Bids Invited

Ref. 51489

Freehold

14. Supported Living Home for young Adults (16-18)

London

Turnover: £264,000

Leasehold Supported Living Provider registered for 7 I Supplying care to service users in 1 detached property, registered for 7 I Full occupancy I 100% local authority clients, via a long-term framework I 18 staff I Annual Turnover for Y/E 2024 £264k with EBITDA of £64k I Owner managed

Asking Price

£350,000

Ref. 51311

Leasehold

15. Residential, Supported Living & Homecare Services

South

Turnover: £4,313,299

Residential care, supported living services and home care services with 5 freehold properties I 3,800 care hours across the services they offer I Turnover for Y/E 2024 was £4.3m I Adjusted EBITDA for Y/E 2024 was £1.1m I For users with dementia, mental health conditions, and physical and learning disabilities I 110 staff including 5 RMs

Asking Price

£10,000,000

Ref. 50936

Freehold



HEALTHCARE

Chapter 02

South West

01. Group of 4 Learning Disability Care Homes

South West

Turnover: £4,210,467

4 Homes for residents with learning disabilities, registered for 61 residents
I Fee income of £4,210,467 (Y/E 31.03.24) with an EBITDA of £932,890k I
Convenient and accessible residential settings with excellent reputations I
All single bedrooms, excellently presented properties with an experienced
management team

Asking Price

£7,000,000

Ref. 48699

Freehold

02. Supported Living Home

Wiltshire

Turnover: £72,893

Delightful HMO Supported Living Home for residents aged 16-25 I Turnover
for Y/E 05/04/2023 £72,813 with an EBITDA £39,182 I Occupancy capacity of
7, has 100% occupancy with waiting lists I Huge scope to expand - currently
being Ofsted registered. I Convenient, cozy, and accessible residential area

Asking Price

£600,000

Ref. 50558

Freehold

03. Residential Care Home - Learning Disabilities

Cornwall

Turnover: £296,330

End terrace Residential Care Home for the residents with learning disabilities
I Annual turnover for Y/E 2023 £290,000 with Adjusted Profit of £70k for the
same period I Well-presented and beautiful home from home premises.
Council funded I Registered for 7 users with 8 single bedrooms, 1 used for staff

Asking Price

£650,000

Ref. 50828

Freehold

04. Group of 2 Care Homes - Learning Disabilities

South West

Turnover: £1,161,302

24/7-hour care, 20+ years operations I 2 homes for learning disabilities I One
home registered for 9, other for 8, full occupancy I Annual turnover for 2024
£1,161,302 with EBITDA of £325,118. Freehold value £1.15m, DM can take on the
RM I Option to purchase goodwill and both homes, purchase 1 or rent both

Asking Price

£2,200,000

Ref. 50973

Freehold/Leasehold

05. Care Home Provider

Cornwall

Turnover: £1,086,702

Large property | 24/7-hour care, 15+ years operations | Highly qualified staff caring for users over 65 | 21 staff including RM, assistant manager, 5 senior carers able to operate independently | Turnover of £1m for Y/E 2024 | Operating profit of £270k for Y/E 2024 | Projected Turnover for Y/E 2025 is £1.2m

Asking Price

Bids Invited

Ref. 50989

Freehold



HEALTHCARE

Chapter 03 Midlands

01. Supported Living Residential Home

Derbyshire

Turnover: £370,279

For residents aged 18-65 | Annual Turnover for Y/E 2024 £309,450 with EBITDA of £162,304 | Convenient accessible residential area | Large, detached property with land and planning permission to increase to 35 beds | Framework with the local authorities. COS licence in place

Asking Price

£2,150,000

Ref. 51282

Freehold

02. Residential Care Home

East Midlands

Turnover: £1,277,299

Turnover for Y/E 2025 of £1,277,299 and with Adjusted EBITDA of £219,640+ | Large detached home registered for 27 in total. 13 single rooms with en suite, 8 single rooms, 1 double room en-suite, 2 double rooms. RM in place | 75%/25% private/local authority clients | Strong occupancy levels | Can expand into Domiciliary Care

Asking Price

£1,300,000

Ref. 50745

Freehold

03. Residential Care Homes & Supported Living

Midlands

Turnover: £1,723,280

2 residential care homes and 2 supported living accommodations | CQC registration for 14 residents with a total capacity of 19, incl. supported living | Full occupancy | For learning disabilities, complex mental health and Autistic spectrum | Turnover for Y/E 2024 of £1,723,280 with Adjusted EBITDA of £771k

Asking Price

£5,000,000

Ref. 51309

Freehold

04. Residential Care Home

Northamptonshire

Turnover: £816,828

Turnover of £816,828 for Y/E 30/06/2024 | 24 rooms, 26 service users. 14 of the rooms have attached en-suites | 15+ years operation, great reputation | In a small, picturesque village, close to transport links | Freehold or leasehold options | Management team in place | High BnM value

Asking Price

£1,400,000

Ref. 51257

Freehold/Leasehold

05. Residential Care Home

West Midlands

Turnover: £673,767

Delightful Residential Care Home for the elderly, registered for 20 residents
Highly desirable and affluent town, operated with loyal and supportive team
I Annual turnover for Y/E 2024 £673,767 with an EBITDA of £146,510 I Full
occupancy | Recently been renovated with new floors and a new roof I 16
single and 2 double bedrooms

Asking Price

£1,200,000

Ref. 50668

Freehold

06. Group of 13 Care Homes

East Midlands

Turnover: £4,149,000

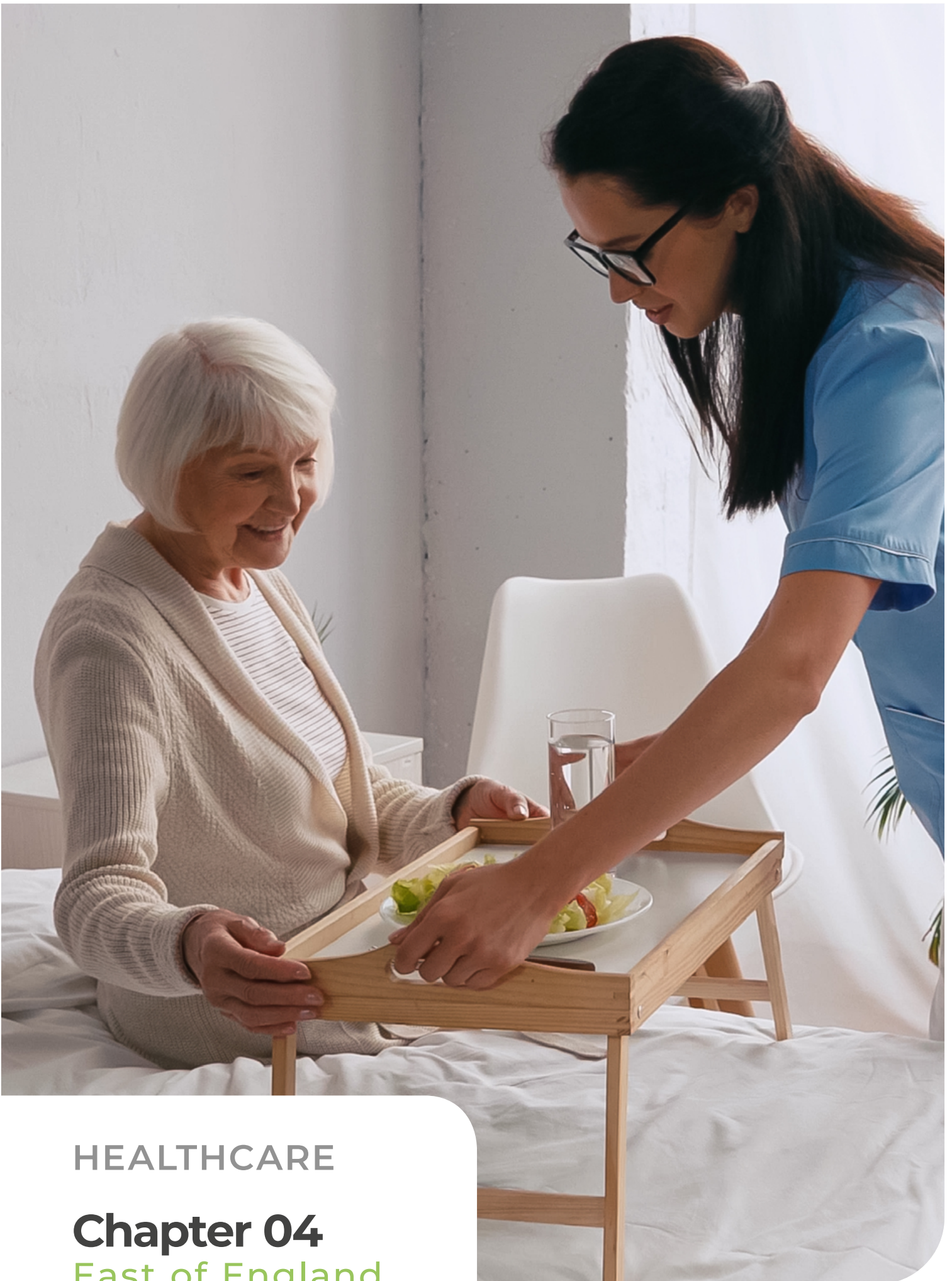
Turnover Y/E March 2025 of £4.1m with EBITDA for Y/E March 2025 of £585k+ I
Est. 35+ years, working with social care authorities I Max. capacity 72 residents
I Learning and physical difficulties I 13 homes I High B&M value I 2 day care
centres and 2 additional homes planned

Asking Price

£11,000,000

Ref. 51491

Freehold



HEALTHCARE

Chapter 04

East of England

01. Residential Care Home

Suffolk

Turnover: £1,733,207

Freehold, registered for 45 residents, all singles with 41 en-suites with high occupancy | Turnover of £1,718,961 with Adjusted EBITDA of £336,606 for Y/E March 2024 | Experienced staff with a RM | With owner/managers' accommodation | 70% private and 30% local authority clients | Rated 'Good' by CQC | 4 acres country home

Asking Price

£4,800,000

Ref. 50833

Freehold

02. Residential Care Home

East Sussex

Turnover: £551,394

Residential Care Home with a 'Good' CQC rating | Turnover of £551,394 with an adjusted EBITDA of £129,286 for Y/E March 2025 | Registered for 18 Service Users with 12 single bedrooms and 3 twin bedrooms | Valuable detached freehold on the promenade with sea views and private parking

Asking Price

£1,200,000

Ref. 50264

Freehold

03. Residential Care Home

Lincolnshire

Turnover: £1,053,341

Well established Care Home, registered for 33 residents | Turnover for Y/E Dec 2024 of £1,053,341 | 2-acre site, unique opportunity for development | All rooms located on the ground floor, apart from 1

Asking Price

Bids Invited

Ref. 51534

Freehold

04. Residential Care Home

Lincolnshire

Turnover: £460,197

Charming Residential Care Home, registered for 18 residents | Annual turnover for Y/E April 2024 £460,197 with an EBITDA of £23,258 | Highly desirable village setting, spacious grounds | High occupancy | 50/50 local authority and private client split | 16 single and 1 twin bedroom (7 en-suite rooms), well presented throughout

Asking Price

£600,000

Ref. 49784

Freehold



HEALTHCARE

Chapter 05

North West

01. Residential Care Home

Cheshire

Turnover: £1,117,626

Detached Residential Care Home for the elderly, registered for 22 | Fee income £1,024,890 per annum (Y/E 31.12.23) generating an impressive EBITDA of £342,314 | Accessible setting, high occupancy levels | 2 self-contained apartments, spacious, with 21 en-suite rooms, superbly presented throughout, potential to extend

Asking Price

£2,400,000

Ref. 50876

Freehold

02. Residential Care Home

Cheshire

Turnover: £783,374

Impressive Detached Residential Care Home For the elderly, registered for 28 residents | Fee income £783,374 per annum (Y/E 31.12.24), with EBITDA of £79,812 | Highly desirable and affluent residential area, great reputation | 25 well appointed bedrooms (12 en-suite facilities), high occupancy levels

Asking Price

£1,300,000

Ref. 50971

Freehold

03. Residential Care Home

Cumbria

Turnover: £666,067

Delightful detached Home for the elderly, registered for 18 residents, high occupancy | 16 single rooms and 1 double (14 en-suite facilities and 2 bedroom private accommodation) | Convenient setting, 'Good' CQC rating | Has RM | Annual turnover for 2024 £666,067 with EBITDA of £43,415 | 70% LA, 30% private clients

Asking Price

£700,000

Ref. 50934

Freehold

04. Residential Care Home

Lancashire

Turnover: £540,131

Detached Residential Care Home for the elderly, registered for 21 residents | Annual turnover for Y/E 31/09/2023 £540,131 with an impressive EBITDA of £82,227 | 'Good' CQC rating with a registered manager in place | 18 bedrooms, 7 with en-suite facilities | Well-presented in a desirable and affluent town

Asking Price

£800,000

Ref. 48697

Freehold

05. Nursing & Residential Care Home

Lancashire

Turnover: £1,666,683

Detached Nursing & Residential Care Home with a 'Good' CQC rating, registered for 43 residents | Annual Turnover for Y/E 30/11/2023 £1,666,683 with EBITDA of £249,191 | Experienced management team with a registered manager | 37 majority en-suite bedrooms that are immaculately presented throughout | Valuable freehold property

Asking Price

£2,000,000

Ref. 50076

Freehold

06. Residential Care Home

Lancashire

Turnover: £452,387

Charming detached Residential Care Home for the elderly, registered for 14 | Full occupancy | Accessible location | Annual turnover for 2024 £452,387 with an EBITDA of £104,393 | Potential to increase to 37 beds on existing site with previous planning permission, excellent reputation

Asking Price

£760,000

Ref. 51167

Freehold

07. Residential Care Home

Lancashire

Turnover: £444,012

For elderly and dementia, "Good" CQC rating | Registered for 22 | Convenient setting, positive reputation, historically high occupancy levels | Fee Income £650,039 per annum (Y/E 14.09.24) generating a strong EBITDA | Experienced management | 17 bedrooms (most en-suite), superbly appointed, substantial property

Asking Price

£900,000

Ref. 51532

Freehold

08. Group of 2 Residential Care Homes

Merseyside

Turnover: £792,146

Group of 2 Residential Care Homes for residents with mental health | Registered for 34 residents | Annual Turnover for Y/E 2024 £792,146 with an EBITDA of £76,760 | Convenient and accessible residential settings, excellent reputations | High BnM value in excess of £1 million

Asking Price

£1,100,000

Ref. 46446

Freehold

10. Care Home & Nursery

North West

Turnover: £1,010,962

Combined Turnover for Y/E 2024 of £1,010,962 with Adjusted EBITDA of £262k
I Nursery and Care Home, registered for 23 service users and 19 children I Staff
are trained to care for dementia/mobility with nursery staff trained to abide by
safeguarding measures I 'Good' rating from CQC and Ofsted I 30 employees

Asking Price

£2,000,000

Ref. 49436

Freehold

11. Secure Residential Home for Vulnerable Young People (11-18)

North West

Turnover: £4,969,875

Secure Residential Facility for vulnerable and disadvantaged young people
(11- 18 years) I Planning for a modern facility including school, 25 bedrooms
I Turnover £4,969,875 per annum (Y/E 31.03.23) generating an EBITDA of
£2,577,995 I Unique concept on a site approaching 100 acres

Asking Price

£10,000,000

Ref. 50538

Freehold

12. Residential Care Home

Lancashire

Turnover: £1,275,984

Highly respected and lucrative Detached Residential Care Home for the
Elderly I Registered for 24 residents I Sought after and accessible setting I Fee
income £1,275,984 per annum Y/E 31.03.23, impressive EBITDA of £465,649 I
Operated with management team, 21 bedrooms

Asking Price

£2,500,000

Ref. 50822

Freehold



HEALTHCARE

Chapter 06

Yorkshire & North East

01. Group of Supported Living Homes - Adults with Learning Disabilities

North East

Turnover: £1,011,834

Turnover of £1,011,834 for Y/E 31/08/2024, Adjusted EBITDA of £191,940+ for Y/E 2024 | Both residential and day care settings | 10+ years operations, with occupancy level of 92% over the past year | Proximity of supported living houses allows for flexible staff allocation | Growth potential for supported living service

Asking Price

£600,000

Ref. 50825

Leasehold

02. Residential Care Home

North East

Turnover: £575,000

Turnover (6-month management accounts) for June 2024 was £575k, Adjusted EBITDA was £175k | Excellent reputation with local community and local council | 'Good' CQC rating | Management team run | Growth potential by room number and service user base within the home

Asking Price

£2,500,000

Ref. 50875

Freehold

03. Residential Care Home

Yorkshire

Turnover: £697,259

Elderly care | Registered for 15 | 'Good' CQC rating | Substantial detached property | Fee Income £697,259 per annum (Y/E 31.01.25) generating an EBITDA of £170,854 | Full occupancy | 90% private clients 10% LAs | Staff member can take on RM position | 15 single bedrooms all end-suites

Asking Price

Bids Invited

Ref. 51672

Freehold

04. Residential Care Home

North Yorkshire

Turnover: £590,605

Well established care home for mental health, registered for 19 residents | 19 single rooms, 17 currently occupied | Fee income Y/E 31/03/2024 £590,605 with adjusted EBITDA of £198,243 | Convenient and accessible location | Registered manager in place with a 'Good' CQC rating | Well presented freehold property

Asking Price

£850,000

Ref. 46498

Freehold

05. Residential Care Home

Yorkshire

Turnover: £486,924

Detached home for the Elderly | Registered for 14 | Convenient and accessible setting, extensive grounds approaching 1.5 acres | Turnover £488k | Historically high occupancy levels, 12 single and 1 twin bedroom | Comfortable 2 bedroom private accommodation

Asking Price

£895,000

Ref. 51733

Freehold

06. Group of 2 Residential Care Homes

Yorkshire

Turnover: £1,308,192

2 freehold Residential Care Homes | Registered for 4 residents | Convenient and accessible positions with excellent reputations and high occupancy levels | Annual turnover for Y/E 2024 £1,308,192 | Experienced management team with a 'Good' CQC rating

Asking Price

£2,100,000

Ref. 48557

Freehold

07. Residential Care Home

Yorkshire

Turnover: £145,599

Highly Respected Residential Care Home for residents with learning disabilities, registered for 6 | Annual Turnover for Y/E 2023 £145,599 with EBITDA of 36,129 | Rated 'Good' by CQC | 6 single bedrooms, 4 of them are en-suites that are superbly presented | Passenger lift to the first floor

Asking Price

£780,000

Ref. 50265

Freehold

08. Nursing Home & 2 Care Homes - Dementia & Mental Health

Yorkshire

Turnover: £2,907,366

3 properties, 78 rooms all en-suites | Very high occupancy | Turnover of £2,907,366 for Y/E 2024 with Adjusted EBITDA of £349,404 | 90% LA clients | BnM worth in the region of £1.4m | Potential to build 20 bed extension | Management run with RM in place | 'Good' CQC rating | Sponsorship licence

Asking Price

£3,500,000

Ref. 50977

Freehold



HEALTHCARE

Chapter 07

Wales

01. Residential Care Home

Powys

Turnover: £1,530,072

Impressive detached home providing care for the elderly | Annual turnover for Y/E 31/03/2024 is £1,530,072 with EBITDA of £600,173 | Registered for 40 residents, 38 single rooms & 1 twin room | Planning granted for additional 9 rooms | Management team in place | Sought after location

Asking Price

£2,500,000

Ref. 41765

Freehold

02. Children's Home

Wales

Turnover: £777,002

Substantial Detached Property, registered for 4 residents under 18 years old | Annual turnover for Y/E 31/03/2023 £777,002 with an impressive EBITDA of £291,267 | Convenient and accessible residential area, substantial modernised property | Spacious and well presented accommodation, 4 single bedrooms

Asking Price

£1,100,000

Ref. 49816

Freehold

03. Group of 2 Residential Care Homes & Homecare Agency

North Wales

Turnover: £2,194,374

Group of 2 Residential Care Homes & a Home Care Agency | Combined registration of 52 residents (50 en-suite bedrooms) | £2,194,373 Y/E 2024 with EBITDA £732,233 | Experienced & robust management team | Valuable local authority contracts offering 2,400 hours of care per week for the agency

Asking Price

£4,300,000

Ref. 50276

Freehold

04. Children's Home

Wales

Turnover: £567,829

Freehold detached Children's Home | Registered for a total of 4 young people from the age of 8 to 18 | Regions preferred care provider & registered with the Children's Commissioning Support Resource (CCSR) | Turnover of £567,829 for Y/E March 2024 with an Adjusted EBITDA of £190k | Freehold

Asking Price

£1,150,000

Ref. 50296

Freehold

05. Care Home & 2 Bedroom Bungalow

Wales

Turnover: £913,115

Turnover £913,115 for 18 months to Y/E March 2024 with Adjusted EBITDA of £377,910 | Users aged 18+ learning, sensory disabilities | 8 rooms | 100% LA clients | 2 bedroom bungalow being built in rear garden for 2 more rooms | 20+ years operations | 100% occupancy | 'Good' CIW reports

Asking Price

£2,500,000

Ref. 50536

Freehold

06. Residential Care Home - Learning Disabilities

South Wales

Turnover: £249,601

Impressive 3 bed, well appointed home | Registered for 3 residents with learning disabilities | Turnover of £249,601 with an EBITDA of £79,458 for Y/E November 2023 | Freehold property included (C. £180k) | Would suit an existing operator looking to expand their portfolio, or a first time buyer

Asking Price

Bids Invited

Ref. 50874

Freehold

07. Group of 5 Homes for Young People - Mental Health Care

South Wales

Turnover: Available on Application

Financials Available upon Request | Provides care for young people under 16 with mental health conditions | 13 registered service users across 5 leasehold properties | There is a second-tier management team in place who run the day-to-day operation of the business | 'Good' rating by the CI Wales

Asking Price

Bids Invited

Ref. 50960

Leasehold

08. Residential Care Home & Owners Accommodation

Wales

Turnover: £289,802

Detached Home for the elderly, registered for 11 residents | 9 single rooms and 1 double + owners accommodation | High occupancy levels | Owners accommodation has 3 double bedrooms | BnM worth £700k | Turnover for Y/E (30/09/2024) £289,802 with EBITDA of £24,472 | Expansion potential, monopoly position

Asking Price

£800,000

Ref. 51253

Freehold

09. Residential Care Home

South Wales

Turnover: £516,000

Turnover of Y/E April 2024 was £516k with EBITDA of £90k+ | Capacity for 12 | Specialising in dementia and elderly care | Excellent reputation amongst local authorities and service users | Second-tier management structure led by our client | Rated 'Good' by CIW

Asking Price

£695,000

Ref. 51594

Freehold

10. Residential Care Home

Denbighshire

Turnover: £514,788

Detached home for the Elderly | Registered for 16 residents | Desirable and accessible location, high occupancy levels | Turnover for (Y/E 30.04.25) 587,267 with EBITDA of £306,898 | High occupancy levels, 14 single & 1 twin bedroom - all bedrooms en-suite

Asking Price

Bids Invited

Ref. 51743

Freehold



HEALTHCARE

Chapter 08 Scotland

01. Residential & Nursing Care Home

East Scotland

Turnover: £1,912,288

40 service users with 28 single rooms with en-suites & 6 double rooms with en-suites from a freehold country mansion | 13 acres of land | Turnover for Y/E 2025 was £1,912,288 with Adjusted EBITDA of £42,200+ (12-m management accounts) | Expansion potential with construction of 21 supported living units
| Specialising in neurological disorders

Asking Price

£2,800,000

Ref. 51351

Freehold

02. Residential Care Home

Scotland

Turnover: £1,167,630

Registered for 24 residents | Annual turnover for Y/E 30/06/2024 £1,167,630 with an impressive EBITDA of £164,223 | 'Excellent' Care Inspectorate rating in the last five inspections that is supported by an experienced and dedicated management team | Significant scope for development and growth

Asking Price

£1,050,000

Ref. 47976

Freehold

03. Residential Care Home

Scotland

Turnover: £983,509

Residential Care Home set in grounds of historical significance | Registered for 27 residents | Annual turnover for Y/E 2024 £983,509 | Received 'Excellent' and 'Very Good' ratings from the Care Inspectorate | Benefits from a garden with beautiful views in an enviable rural location

Asking Price

£2,500,000

Ref. 48317

Freehold

04. Residential Care Home

Scotland

Turnover: £1,574,576

Freehold Residential Care Home | Registered for 38 residents | Annual turnover for Y/E 2024 £1,574,576 with an impressive EBITDA of £391,362 | 'Very Good' rating from Care Inspectorate | 29 rooms equipped with en-suite facilities with high occupancy levels

Asking Price

£2,000,000

Ref. 48505

Freehold

05. Learning Disability Care Home

Scotland

Turnover: £2,228,211

Freehold Residential Care Home, registered for 40 residents | Annual turnover for Y/E 31/03/2024 £2,228,211 with an impressive EBITDA | 32 single rooms and 4 shared rooms, all of which have en-suite facilities | Received 'Very Good' from the Care Inspectorate

Asking Price

£2,200,000

Ref. 48597

Freehold

06. Residential Care Home

Scotland

Turnover: £481,093

Registered for 12 with land equivalent to the same square footage of the home | Turnover for Y/E 2024 £481,093 with EBITDA of £146,907 | High occupancy levels | Owners accommodation within the building that has 12 single bedrooms | Staff can become registered manager, 100% local authority clients | 10+ staff

Asking Price

£599,000

Ref. 49805

Freehold

07. Group of 2 Care Homes - Dementia & Mental Health Care

Scotland

Turnover: £2,084,920

Turnover for Y/E October 2024 of £2m with Adjusted EBITDA for 2024 of £213k+ | Users with dementia, mental health and physical disabilities, with 1 home for male service users | 37 service users across 2 freeholds | Management including RM, can operate independently | 'Good' to 'Very Good' rating by the CI Scotland

Asking Price

£1,900,000

Ref. 51049

Freehold



HEMOCARE

Chapter 01

London & South East

01. Supported Living & Homecare Agency

Berkshire

Turnover: £2,041,165

Good' CQC rating I Turnover for Y/E 2023 £2,041,165 with EBITDA of £256,810 I Framework for dom care contract with Wokingham & Reading I Spot contracts with Swindon, Wiltshire, West Berkshire & Slough I Framework contract with Bracknell Forest for supported living for young adults I NHS ICB National contract also in place

Asking Price

£350,000

Ref. 51361

Leasehold

02. Homecare Agency

Buckinghamshire

Turnover: £418,011

Well respected and established Domiciliary Care business I Fully relocatable if desired I Established in 2015 by current owner I Income for Y/E 2024 of £418,011 with an EBITDA for the same period of £57,480

Asking Price

£60,000

Ref. 51341

Leasehold

03. Homecare & Supported Living Agency

Buckinghamshire

Turnover: £894,478

Good' CQC rating I Complex care I Open to sell shares I Income for 22025 £894,478 with EBITDA £262,913 I 1 semi-detached property, registered for 3, full occupancy I 1 year left on lease with renewal option I 500 hours a week, 21 service users I 70%/30% LA/private client split I Contracts with 3 LAs I Est. 2018

Asking Price

£470,000

Ref. 51368

Leasehold

04. Supported Living & Homecare Agency

Buckinghamshire

Turnover: £551,576

Domiciliary Care and Supported Living, offering 600 hours of care per week with a 'Good' CQC rating I Annual turnover for Y/E 2024 £551,576 I 4 leasehold properties, registered for 17 service users combined I Residential areas with good transport links

Asking Price

**Bids Invited
Guide Price £535,000**

Ref. 48583

Leasehold

05. Homecare Agency

London

Turnover: £2,041,165

Turnover Y/E April 2025 was £1.3m with EBITDA of £250k+ | Elderly care and physical disabilities | 1,550 weekly hours with 60 service users | 'Good' CQC rating | Multiple spot contracts with NHS providers | Second-tier management structure led by our clients who manage day-to-day operations

Asking Price

£950,000

Ref. 51625

Leasehold

06. Supported Living Services

Essex

Turnover: £1,805,729

Est. 2004 | Turnover in 2024 of £1,805,729 with an EBITDA of £285,072 | Providing independent living support for adults with disabilities | Currently provides approximately 2200 care hours per week to 11 clients | Overall CQC rating 'Good'

Asking Price

£1,250,000

Ref. 51285

Leasehold

07. Franchise Homecare Agency

Hampshire

Turnover: £784,269

Well respected franchise | Turnover for 2024 is £784,269 with EBITDA of £139,650 | 800 care hours provided per week 112 hours of which are 'live in' hours. 90% private clients with 22 service users | New tender started Oct 2024 lasting 8 years with LA. Been awarded CCG with the NHS | Sponsorship licence and RM in place

Asking Price

£450,000

Ref. 51098

Re-Locatable

08. Homecare Franchise

Hampshire

Turnover: £464,126

Part of the award-winning Home Care network | Est. in 2022 | 2025 Turnover of £464,126 with EBITDA of £128,237 | Modern, professionally set-up operation with strong local presence | CQC registered and fully compliant | Rapid growth potential with a solid foundation in place

Asking Price

£500,000

Ref. 51671

Leasehold

09. Homecare Agency

Kent

Turnover: £637,758

Annual turnover for Y/E 2024 £637,758 with an impressive EBITDA of £71,419 | Provides approximately 825 hours per week and increasing | Sale of goodwill and client base | Profitable business with a large mix of income streams with a 'Good' CQC rating

Asking Price

£630,000

Ref. 42037

Re-Locatable

10. Supported Living Services

South East

Turnover: £1,550,000

Turnover Y/E March 2024 was £1.55m with EBITDA of £323k+ | 4 operational care homes with 5th supported living in development | Max. capacity for 20 | Care for learning and physical difficulties | Management can operate business independently | Good reputation due to strong working relationships with LAs and staff

Asking Price

£3,500,000

Ref. 51703

Freehold

11. Supported Living Services

London

Turnover: £11,400,000

Users with mental health challenges, brain injuries, learning disabilities and dual diagnosis | 23 properties these are of a private standard | Preferred provider for numerous LAs | 204 staff, operate independently | Turnover for Y/E 2024 was £11.4m | Adjusted EBITDA for Y/E 2024 of £3.2m+

Asking Price

£37,500,000

Ref. 51090

Freehold

12. Homecare Agency

Middlesex

Turnover: £352,243

Domiciliary Care Agency with a 'Good' CQC rating | Annual Turnover for Y/E 2024 of £352,243 and an EBITDA of £48,111 | Providing approx. 1050 hours of care hours per week. 17 service users in total with a 100% private client base | Covering affluent areas of Hillingdon and Harrow. Owner managed

Asking Price

£400,000

Ref. 50052

Leasehold

13. Residential Care Home

South East

Turnover: £781,873

Good' CQC rating, registered for 20 with 14 single rooms and 3 double bedrooms | High occupancy | 90% local authority clients | Turnover for Y/E 2024 of £781,873 with Adjusted EBITDA for Y/E 2024 of £236,213 | 24/7-hour care, 40 years in operation | 18 staff able to operate without director oversight. Sponsorship licence

Asking Price

£1,500,000

Ref. 51032

Freehold

14. Homecare Agency

South East

Turnover: £2,678,384

Turnover for Y/E 2024 was £2.6m with Adjusted EBITDA of £434k+ | Specialising in dementia care, Parkinson's and stroke recovery | Well-established with close relationships with the LA | Second-tier management including a registered manager, department manager, operations manager and care coordinator

Asking Price

Bids Invited

Ref. 51301

Leasehold

15. Homecare Agency

South East

Turnover: £1,079,281

Well-established Homecare Agency, est. 2011 with 'Good' CQC rating | Annual turnover for 2024 £1,079,281 with EBITDA of £230,799 | 900 care hours per week, 80 service users | 70/30 local authority/private clients | Contract with 1 council, applied for 2nd | Owner is RM and can remain | Growth potential

Asking Price

£850,000

Ref. 51582

Leasehold

16. Franchise Homecare Agency

Surrey

Turnover: £376,238

Domiciliary Care Agency with a 'Good' CQC rating | Franchise | Has sponsorship licence | Turnover for Y/E 2024 £376,238 with EBITDA £67,251 | 3 frameworks, providing 30 hours care per week including 350 hours across 4 'live in' packages | 30 service users | 40/60 private/local authority clients | Owner managed

Asking Price

£325,000

Ref. 50275

Leasehold

17. Homecare Franchise

Berkshire

Turnover: £107,693

Fully operational, turnkey business with experienced care team in place | Operates from attractive, well-presented offices | 100% private clients base | Forecast turnover of £300k for 2025/26, strong growth trajectory

Asking Price

Bids Invited

Ref. 51748

Leasehold

18. Homecare Agency

Bedfordshire

Turnover: £2,712,961

Good' CQC rating | Turnover for Y/E 2024 £2,712,961 with EBITDA of £432,896 | 2k care hours per week with 75 users | 75% local authority clients | 2 framework council contracts lasting until 2028 & 2029. Tender applied for 3rd | Registered manager in place. Sponsorship licence with 13 unused allocations

Asking Price

£3,000,000

Ref. 49214

Leasehold

19. Homecare Agency

Berkshire

Turnover: £4,225,930

Turnover of £4.2m for Y/E 2024 | Adjusted EBITDA of £600k+ | Rapidly growing business with turnover significantly increasing each year | Several large contracts in place with Local Authorities | Second Limited Company also included | Number of private clients increasing in recent years | Second tier management structure in place

Asking Price

£1,800,000

Ref. 50775

Freehold Leasehold

20. Homecare Agency

Berkshire

Turnover: £456,351

Well-respected Domiciliary Care business | Income for Y/E 2024/25 of £542,127 with EBITDA £179,530 | Covering affluent areas with a 95% private client base | Established in 2012 by the current owners

Asking Price

£250,000

Ref. 51156

Leasehold

21. Homecare Franchise

Essex

Turnover: £456,940

Rated 'Outstanding' by the CQC | Top 20 Provider in the Southeast of England | 2023 & 2024 | Client base is 99% private | Award-Winning National Network | Fully Staffed with established client roster | Turnover £456,940 with an EBITDA of £92,512

Asking Price

Bids Invited

Ref. 51766

Leasehold

22. Homecare Agency

Buckinghamshire

Turnover: £765,951

An opportunity to acquire a Homecare Agency | Turnover for Y/E 31/03/2025 £765,951 with Adjusted EBITDA of £180,591 | Currently delivering 430 hours of care per week | 90% clients private, management run

Asking Price

Bids Invited

Ref. 51348

Leasehold

23. Homecare Agency

Essex

Turnover: £282,090

Reputable domiciliary care agency, established in 2018 | Income to Y/E 31.03.2024 £282,090 | Strong and stable staff in place, turnkey business ready to go | Genuine growth potential | CQC rated 'Good'

Asking Price

£150,000

Ref. 50940

Leasehold

24. Homecare Agency

Hampshire

Turnover: £492,541

Domiciliary Care Agency with a 'Good' CQC rating | Constant referrals through other services such as Mountbatten as the business is known for the care given at end of life | Annual turnover for Y/E 31-12-2023 £492,541 with an EBITDA of £58,474 | A robust organisational structure with 29 highly qualified staff

Asking Price

£250,000

Ref. 49740

Leasehold

25. Homecare Agency

Hampshire

Turnover: £663,755

Operating from leased office | Annual 2024 turnover £663,755 with EBITDA of £53,507 | 700-800 hours of care per week to 55 service users | 40% private, 40% LA, 20% NHS clients. Contract in place with 1 council. Sponsorship licence | Management run. High dependency care specialist. 'Good' CQC rating

Asking Price

Bids Invited

Ref. 51198

Leasehold

26. Homecare Agency

Hertfordshire

Turnover: £334,302

Traditional domiciliary care business | Turnover £334,302 for Y/E 30/11/2023 with an EBITDA of £63,811 | Currently operating 280 hours of care per week. All private clients | Genuine growth potential to increase income and profits | Ideal opportunity for expanding group or committed hands on owner

Asking Price

£170,000

Ref. 50769

Leasehold

27. Homecare Agency

Kent

Turnover: £257,569

Well-established and highly reputable Home Care Agency | Turnover of £257,569 with an EBITDA of £79,128 for Y/E March 2023 | High-quality care, evidenced by 'Good' CQC ratings | Huge potential to expand in to other areas and push advertising

Asking Price

£250,000

Ref. 51211

Leasehold

28. Homecare Agency

London

Turnover: £1,676,720

'Good' CQC Rating | Annual Turnover for Y/E 2024 £1,729,799 with an EBITDA of £192,444 | Providing 1,800 hours per week with 700 hours are 'Live in' with 85 service users | 95% private clients, serving affluent towns and villages | Has sponsorship licence and robust staff organisational structure in place

Asking Price

£1,500,000

Ref. 47431

Leasehold

29. Homecare Agency

London

Turnover: £1,330,980

Domiciliary Care Agency, with a 'Good' CQC rating | Annual turnover for Y/E 2024 £1,330,980 with an EBITDA of £157,371 | 95% local authority clients | 1,150 hours of care per week. On the preferred providers list with many referrals | Excellent reputation with clients with growth potential. Owner managed

Asking Price

£600,000

Ref. 48401

Leasehold

30. Homecare Agency

South

Turnover: £820,699

Highly respected Home Care Agency, rated as 'Good' by CQC | Completing approx. 600 hours of care per week | Turnover for Y/E March 2024 £820,699 per annum with an adjusted two-year average EBITDA of £120,501 | Convenient and accessible trading position | Genuine potential

Asking Price

£800,000

Ref. 51578

Leasehold

31. Homecare Agency

South East

Turnover: £1,818,654

Turnover of £1,818,654 for Y/E September 2024 with Adjusted EBITDA of £401,361 | On track to increase to 9,390 4 weekly care hours (from c.7,200) to service users across the region by the end of 2024 | Staff are trained to care for dementia and mobility issues | Longstanding block contract from a local authority | 100 employees

Asking Price

£1,200,000

Ref. 50196

Leasehold

32. Homecare & Supported Living Agency

South East

Turnover: £2,700,000

Turnover of £2.7m based on 2024 accounts | Adjusted EBITDA of £657k+ for Y/E 2024 | Forecasted turnover for Y/E 2025 of £3.1m, with Adjusted EBITDA of £710k | Forecasted turnover for Y/E 2026 of £4.2m, with Adjusted EBITDA of £1.5m | Homecare & assisted living for clients age 16+ | Multiple LA framework agreements

Asking Price

Bids Invited

Ref. 51302

Leasehold

33. Homecare Agency & Supported Living

South East

Turnover: £1,154,132

Good' CQC rating I Turnover for Y/E 2025 £1,154,132 with Adjusted EBITDA of £158,544. Ops manager can be RM role I 95% LA clients I Sponsorship licence I 50 service users, 1250+ hours a week I 1 leasehold house, 6 en-suite rooms I 3 contracts with local authorities I Further tenders submitted

Asking Price

£600,000

Ref. 51501

Leasehold

34. Health & Social Care (Diverse Services)

South East

Turnover: £132,000

Hard yards are done – set for greater profit with current EBITDA at £54,000 I Great relationships in place to allow for growth I Outstanding reputation for excellent service I Ability to recruit from overseas and add to talented team

Asking Price

Bids Invited

Ref. 51510

Leasehold

35. Group of 2 Homecare Agencies

South East

Turnover: £1,138,421

Good' CQC ratings I Combined income for 2024 of £1,138,421 with an EBITDA for the same period of £259,227. Registered managers in both agencies. I Covering affluent areas I Well respected I Most private clients and some spot contracts in place I Est. 2005 by owner

Asking Price

£1,000,000

Ref. 51547

Leasehold

36. Homecare Agency

South East

Turnover: £2,460,000

Turnover of £2.46m for Y/E June 2024 with Adjusted EBITDA of £667k+ I Award-winning with experienced team of 90+ members of staff I 2,000 weekly hours to 62 service users I Palliative, dementia and companionship care, amongst others I Positive reputation, 'Good' CQC rating I Multiple contracts with local authorities

Asking Price

Bids Invited

Ref. 51558

Leasehold



HEMECARE

Chapter 02
South West

01. Homecare Agency

South West

Turnover: £472,431

Highly respected Domiciliary care agency | CQC rated 'Good' | Annual turnover for 2024 £472,431 with an EBITDA of £118,145 | Providing between 350- 370 hours of care per week to 31 service users | Private 60%, LA 40% | Contracts in place with local authority | Genuine growth potential

Asking Price

£225,000

Ref. 50628

Leasehold

02. Homecare Agency

Cornwall

Turnover: £787,627

Domiciliary Care Agency with 'Good' CQC rating | Turnover for Y/E 2024 £787,267 with EBITDA of £152,636 | Genuine growth potential to increase income and profits currently providing 557 hours of care per week for 50 service users | Ideal opportunity for expanding group or committed hands-on owner

Asking Price

£350,000

Ref. 50022

Leasehold

03. Homecare Agency

Cornwall

Turnover: £618,167

Good' CQC rating | Turnover for Y/E 2024 £618,167 | 100% local authority clients, potential in adding private clients | Areas covered are well populated, affluent areas which are well served by good road links | NVQ Level 5 Staff Member can step up to RM role, but needs CQC registration

Asking Price

£260,000

Ref. 50023

Leasehold

04. Mentoring & Support Services

Cornwall

Turnover: £377,921

Mentoring and support services for adults, rated 'Good' by CQC | Turnover for Y/E 30/09/2024 £377,921 with Adjusted EBITDA of £44,285 | Good for bolt-on | Future projected income is very strong | Growth potential, with strong business foundations. RM will stay on for a short period for a new purchaser

Asking Price

£150,000

Ref. 50418

Leasehold

05. Homecare Agency

Cornwall

Turnover: Available on Application

Highly respected I Asset sale I 900 hours of care per week I Foundations ready to maximise revenue over the next 12-24 months | Sponsorship licence in place I Convenient trading position | Owner managed with possibility of a staff member to step up

Asking Price

Bids Invited

Ref. 50792

Leasehold

06. Homecare Agency

Cornwall

Turnover: £428,107

Highly respected Domiciliary care agency, rated as "Good" by CQC I Growth year on year I Approx. 410 hours of care per week between 24 service users - 4 local authority and 20 private. I Turnover for y/e April 2023 £428,107 per annum with an EBITDA of £136,848 for the same period I Convenient and accessible area covered within Cornwall with genuine potential

Asking Price

£390,000

Ref. 50849

Leasehold

07. Homecare Agency

Cornwall

Turnover: £137,788

Domiciliary Care Agency offering a large amount of hours per week I 119 hour of care per week. 19 service users. 100% private clients I Annual turnover for Y/E 2024 £137,788 with an EBITDA of £60,681 'Good' CQC rating. Owner managed I Strong and stable staff structure

Asking Price

£350,000

Ref. 51339

Re-Locatable

08. Homecare Agency

Devon

Turnover: £477,123

'Good' CQC rating and framework contracts I Annual turnover for Y/E August 2024 £477,123 with EBITDA of £115,306 I 28 Service Users providing 300 hours of care per week, with 80% of clients local council funded | Current owner is the registered manager I Convenient and accessible position | Growth potential

Asking Price

£400,000

Ref. 48898

Leasehold

09. Homecare Agency

Gloucestershire

Turnover: £1,313,928

Domiciliary Care Agency operating in Gloucestershire | CQC registered | Annual turnover for 2023 £1,313,928 with EBITDA of £79,762 | Providing approx. 1180 hours of care per week to 8 service users | 100% local authority | RM in place

Asking Price

£1,900,000

Ref. 49149

Leasehold

10. Homecare Agency

Gloucestershire

Turnover: £419,743

Annual turnover for 2024 £419,743 with EBITDA of £23,225 | Relationship with LA with fixed contract (4 years remaining) | 2 office locations: 6 service clients in location A and 24 in location B | 300 hours of care per week to 30 service users. 60/40 LA/private clients split | Growth potential, sponsorship licence

Asking Price

£290,000

Ref. 51266

Leasehold

11. Homecare Agency

Somerset

Turnover: £694,629

Annual turnover for Y/E 2025 £694,629 with an EBITDA £131,795 | 361 hours of care per week to 37 service users | 'Good' CQC rating | 65% LA clients, 35% private | Deputy manager can take on RM position | Accessible location with excellent reputation | 3 framework council contracts in place

Asking Price

£500,000

Ref. 50596

Leasehold

12. Homecare Agency

Somerset

Turnover: £1,024,717

Highly respected | Growth year on year, doing approx. 550 hours of care per week | Turnover for Y/E October 2023 £1,024,717 with EBITDA of £53,387 | Convenient and accessible trading position, genuine potential

Asking Price

Bids Invited

Ref. 51158

Leasehold

13. Homecare Agency

Somerset

Turnover: £1,730,000

Good' CQC rating I Annual turnover for Y.E 30/04/2024 £1,730,000 with EBITDA of £500,000 I 2,800 hours of care per week to 68 service users I Excellent retention of staff I Geographical covering is good, travel is kept to a minimum to increase profit margin

Asking Price

Bids Invited

Ref. 50386

Leasehold

14. Homecare Agency

South West

Turnover: £1,738,488

Domiciliary Care Agency, offering approx. 1,000 hours of care per week with a 'Good' CQC rating I Turnover for Y/E 2024 £1,738,488 with Adjusted EBITDA c. £400k I Loyal and experienced staff with significant growth potential I Provides care for the elderly, those with disabilities and dementia care

Asking Price

£1,200,000

Ref. 48500

Freehold

15. Homecare Agency

South West

Turnover: £1,105,604

Domiciliary Care Agency I Annual turnover for Y/E 2024 £1,105, 604 I Currently providing approx. 650 care hours per week at the moment but is growing to 1000 hours I Sponsorship licence in place and genuine potential to increase income and expand the areas covered

Asking Price

£300,000

Ref. 50281

Leasehold

16. Homecare Agency

South West

Turnover: £2,764,263

Forecast turnover £2,764,263 for Y/E Feb 2025 with adjusted EBITDA £519,701 I Personal, dementia & Alzheimer care | Great reputation, 'Good' CQC rating I 1700 hours per week I 70% LA, 15% NHS, 15% private clients I Strong relationships with LAs | New contract with another council recently started I Sponsorship license in place

Asking Price

Bids Invited

Ref. 50510

Freehold

17. Homecare Agency

South West

Turnover: £1,203,502

Good' CQC rating | Turnover of £1,203,502 for Y/E 2024 and Adjusted EBITDA of £300k+ for Y/E 2024 | 21 service users, with 1,050 hours of care per week | 80% local authority clients | Holistic care and life management skills | Contracts in place for the expansion into supported living and day centre services

Asking Price

£1,150,000

Ref. 51012

Leasehold

18. Homecare & Staff Agency

South West

Turnover: £1,005,462

Turnover for Y/E Jan 2024 £1,005,462 | 40 carers and 54 clients - growing daily with a mixture of local authority and private clients | Supported living services being added on to increase the business proposition | Opportunity to also purchase freehold premises

Asking Price

£1,500,000

Ref. 51128

Leasehold

19. Homecare Agency

South West

Turnover: £1,187,000

Turnover of £1.2m for Y/E 2024 with Adjusted EBITDA of £170k for Y/E 2024 | Complex care to adults under 65 and children and assisted living facilities | Well-established with 10+ years operations and close relationships with LAs | 'Good' CQC rating | 1,300 hours of care a week across 13 service users

Asking Price

£720,000

Ref. 51169

Leasehold

20. Homecare Agency

South West

Turnover: £651,409

Turnover for Y/E 31/03/2025 £651,409 with EBITDA of £136,174 | Positive reputation | 1,600 monthly care hours | For those with dementia, Multiple Sclerosis (MS), Parkinson's, and general support needs | Management can operate independently | Well-established and on a spot contract with local authorities

Asking Price

Bids Invited

Ref. 51472

Leasehold

21. Supported Living Provider

South West

Turnover: £582,000

Turnover Y/E August 2024 was £582k with EBITDA of £83k+ I Run rate of £1m turnover and £300k EBITDA I Mental health support to service users across 2 facilities I 'Good' CQC rating I RM who manages day-to-day operations I 650+ weekly care hours to 8 service users I B&M value est. at £1.8m I Contracts with LAs and NHS

Asking Price

£2,800,000

Ref. 51581

Freehold

22. Homecare Agency

Gloucestershire

Turnover: £457,078

Rated 'Good' by CQC I Turnover for Y/E 31/03/2025 £457,078 I Business is currently delivering 5,300 hours of care per month I A strong business, which is growing year on year I Convenient and accessible trading position I Genuine potential

Asking Price

£740,000

Ref. 51657

Leasehold

23. Homecare Agency

South West

Turnover: £2,857,000

Turnover for Y/E April 2025 was £2.8m with EBITDA of £804k+ I 1,100 weekly hours to 96+ service users I Live-in packages with 24 of these in addition to home care I Framework agreements with LAs I Positive reputation I Management structure can operate business

Asking Price

£2,000,000

Ref. 51729

Leasehold

24. Homecare Franchisor

UK

Turnover: £6,874,000

Turnover for Y/E December 2024 was £6.8m with EBITDA of £800k+ I Multiple franchises across England with primary base in London I Live-in, palliative and dementia care I Positive reputation amongst service users, with good regulator feedback I Well-established and on spot contracts with LAs I Good second-tier management structure

Asking Price

Bids Invited

Ref. 51310

Freehold



HEMECARE

Chapter 03

Midlands

01. Homecare Agency

Nottinghamshire

Turnover: £387,457

Highly respected with a 'Good' CQC rating | Turnover for Y/E 2024 £387,457 with EBITDA of £137,426 | Relationships with external providers including the local authority and NHS | Offering 290 hours per week to 23 users | Care manger willing to become registered manager on completion | 95% private clients

Asking Price

£295,000

Ref. 47649

Re-Locatable

02. Homecare Agency

West Midlands

Turnover: £478,668

Domiciliary Care Agency operating in the West Midlands, with a 'Good' CQC rating | Annual turnover for Y/E 2021 £478,668 with an impressive EBITDA of £119,128 | Provides approx. 575 hours of care per week to 9 service users | Genuine potential to increase income and expand the areas covered

Asking Price

Bids Invited

Ref. 48240

Leasehold

03. Homecare Agency

Northamptonshire

Turnover: £1,323,010

Domiciliary Care and Care Staff Agency with 'Good' CQC rating | Turnover for Y/E April 2024 £1,323,010 EBITDA £264k | Accessible location, excellent reputation, to be relocated | Approximately 1,300 hours of care per week to 5 service users growth potential | For those with brain injuries, learning difficulties and complex needs

Asking Price

£800,000

Ref. 49150

Leasehold

04. Homecare Agency

West Midlands

Turnover: £406,860

Domiciliary Care Agency operating with a 'Good' CQC rating | Annual Turnover for Y/E 2024 £406,860 | Convenient and accessible location with an excellent reputation | Providing approx. 300 hours of care per week to 56 service users

Asking Price

£270,000

Ref. 49532

Leasehold

05. Homecare Agency

Staffordshire

Turnover: £813,123

Domiciliary Care Agency with a 'Good' CQC rating | Annual turnover for Y/E March 2023 £813,123 with an impressive EBITDA of £165,685 | Providing approx. 615 hours care per week to 70 service users | Valuable local authority contract in place | Registered manager in place

Asking Price

£460,000

Ref. 49753

Leasehold

06. Homecare Agency

Herefordshire

Turnover: £348,654

Domiciliary Care Agency with a 'Good' CQC rating | Est. 1998 by owners | Turnover for Y/E 2025 £348,654 with EBITDA of £115,311 | 66% Share Sale | 1500 hours of care per month to 24 users | 80% private clients | Good relationship with a council with rolling contract in place

Asking Price

£240,000

Ref. 49833

Leasehold

07. Homecare Agency

Derbyshire

Turnover: £432,732

Domiciliary Care Agency with a 'Good' CQC rating | Annual Turnover for Y/E 2024 £432,732 with EBITDA of £66,929 | 385 hours of care per week to 29 service users, 60/40 split between LA and private clients | Deputy manager will take on the registered manager role | Top 20 company in region

Asking Price

£250,000

Ref. 50227

Leasehold

08. Homecare Agency

West Midlands

Turnover: £542,798

Domiciliary Care Agency with a 'Good' CQC rating | Annual Turnover for Y/E 2024 £542,798 with an EBITDA of £64,435 | Forged strong relationships with the local authority, NHS and private individuals boasting a loyal client base | Providing approx. 635 hours of care per week to 15 service users

Asking Price

£250,000

Ref. 50262

Leasehold

09. Homecare Agency

Leicestershire

Turnover: £1,082,075

Operating in 3 counties with 'Good' CQC ratings across all | Annual turnover for Y.E 31/03/2023 £1,082,075 with EBITDA of £143,300 | 22 high dependency service users with genuine growth potential | High retention of qualified staff members including RM

Asking Price

Bids Invited

Ref. 49967

Leasehold

10. Homecare Agency

Staffordshire

Turnover: £529,845

Well established and highly respected Domiciliary Care Agency | Excellent reputation, approx. 500 hours care per week, 18 service users | Turnover £529,845 per annum Y/E 31.08.24 generating an EBITDA figure of £51,941 | Genuine growth potential, easily relocatable

Asking Price

£300,000

Ref. 50594

Leasehold

11. Homecare Agency Across 5 Locations

East & West Midlands

Turnover: £964,308

Highly respected Domiciliary Care Agency, 5 locations throughout 2 regions | Excellent reputation with terrific growth potential | Care hours are 1,300 hours a week | Turnover 31/3/21 is £964,308 with an EBITDA of £147,854 | 120+ service users

Asking Price

£740,000

Ref. 50648

Leasehold

12. Homecare Agency

Derbyshire

Turnover: £966,806

CQC registered provider based in East Midlands and South Yorkshire areas | Turnover from 1st Apr 2024 to 31st Mar 2025 £966,806 with EBITDA of £353,759 | 600 hours of care per week with 32 clients | RM in place with 100% private clients | ICB NHS contract | Award-winning provider (2024 & 2025)

Asking Price

£650,000

Ref. 51583

Leasehold

13. Supported Living Accommodation & Owners Accommodation

Staffordshire

Turnover: £556,693

Freehold Supported Accommodation + Owners Accommodation | 8 en-suite rooms + 5 suites, current occupancy of 7 residents | Turnover for Y/E 31 May 2025 £556,693 per annum with EBITDA £222,527 | Potential for expansion | Users include asylum seekers, young adults 16 to 18 and care leavers

Asking Price

£1,500,000

Ref. 50877

Freehold

14. Supported Living Agency

East Midlands

Turnover: £3,716,618

Turnover of £3.7m for Y/E 2023 | Adjusted EBITDA of £1.1m+ for Y/E 2024 | 3,400 care hours | Staff trained to provide religious and culturally appropriate care to wide variety of service users including those with dementia and learning disabilities. | Well-established with close relationships with LAs | 100 employees including 2 capable of RM role

Asking Price

Bids Invited

Ref. 50927

Leasehold

15. Homecare Agency

West Midlands

Turnover: £1,610,005

Turnover for Y/E Jan 2025 £1,610,005 | 11,400 care hours, 10+ years operations | For users with learning disabilities, Autism, and mental health | Well-established, care to over 45 users. Preferred provider list for 2 councils. Sponsorship licence | 50/50 local authority and private clients | 55 staff

Asking Price

£1,400,000

Ref. 50942

Leasehold

16. Homecare Agency

Warwickshire

Turnover: £193,000

Highly respected Domiciliary Care Agency with 'Good' CQC rating | Convenient and accessible sought after area, excellent reputation, to be relocated | Turnover £193k per annum (Y/E 31/12/23), EBITDA of £86,738 | Currently doing 300 hours+ of care per week, 18 service users, all private, genuine growth potential

Asking Price

£399,950

Ref. 50999

Leasehold

17. Complex Care Provider

Midlands & North

Turnover: Available on Application

Turnover Y/E October 2025 forecast accounts (6+6) is expected to be £744k with EBITDA of £183k | Complex care, focus on spinal injuries and case management | 600 weekly hours with 7 service users | Good reputation amongst service users and LAs | Comprehensively staffed

Asking Price

Bids Invited

Ref. 51630

Freehold

18. Homecare Agency

Shropshire

Turnover: £270,000

Highly respected Domiciliary Care Agency with good CQC rating | Convenient and accessible location, excellent reputation, easily relocatable | Turnover £270,000 per annum | Currently doing 200+ hours of care per week, 22 service users, genuine growth potential

Asking Price

£249,950

Ref. 51057

Leasehold

19. Homecare Agency

Staffordshire

Turnover: £713,922

Minimal disruption expected during handover | Significant scope to increase private client base through marketing and outreach | Profitable, with stable revenues and a balance of private and LA-funded clients | Can expand and diversify | Committed and trained staff | Low staff turnover

Asking Price

£750,000

Ref. 51679

Freehold

20. Homecare Agency

West Midlands

Turnover: £413,481

A very well-established Domiciliary Care Agency | Turnover is £413,481 per annum (Y/E 30.11.24), EBITDA £122,000 | Excellent reputation, Rated "GOOD" by CQC genuine growth potential | Approximately 300 hours of care per week, 50 service users

Asking Price

£320,000

Ref. 51140

Leasehold

21. Homecare Agency

Staffordshire

Turnover: £525,061

Highly respected Domiciliary Care Agency, est. 2022 | Annual turnover for 2024 £525,061 with EBITDA of £57,348 | Great reputation, 400 hours of care per week to 24 service users. 70% Private clients, 30% local authority and NHS clients | RM in place and staying on board | Genuine growth potential, relocatable

Asking Price

£200,000

Ref. 51192

Leasehold

22. Homecare Agency

Northamptonshire

Turnover: £227,176

Established home care provider | Currently covering Northamptonshire | Great opportunity for growth | Run part-time by the owner manager

Asking Price

£300,000

Ref. 51691

Leasehold

23. Nursing & Care Agency

East Midlands

Turnover: £3,900,000

Turnover for Y/E 2024 of £3.9m with impressive EBITDA of £507,815 | 10+ years operations | Staffing solutions to LAs and NHS, recently joined NHS framework for 5 years | Care for mental health and complex behavioural needs in medium/low secure hospitals and community settings

Asking Price

Bids Invited

Ref. 51246

Leasehold

24. Supported Living Service Provider

Midlands

Turnover: £1,900,000

Turnover Y/E 2024 of c. £2m | Adjusted EBITDA of £360k | For service users of all ages, specialising in those with mental health challenges | 27 service users across 11 properties, including a main office premises | Growth potential. Offering a domiciliary care package with c.10 hours per week of care

Asking Price

£1,600,000

Ref. 51272

Leasehold

25. Homecare Agency

East Midlands

Turnover: £142,030

Domiciliary Care Agency operating in the East Midlands area with a 'Good' CQC Rating | Annual Turnover for Y/E 30/4/24 £142,030 with an adjusted EBITDA of £88,772 | All private adult clients

Asking Price

£175,000

Ref. 51321

Leasehold

26. Homecare Agency

Staffordshire

Turnover: £39,104

Domiciliary Care and Home Care | Convenient location, easily relocatable | Annual turnover 2024 £39,104 with EBITDA of £7,530 | Providing 150 hours of care per week, 8 service users, 100% private clients. Owner is the RM | CQC registered, waiting on inspection date | Sponsorship license in place

Asking Price

£120,000

Ref. 51401

Leasehold

27. Homecare Agency

East Midlands

Turnover: £827,681

Well-established Home Care Agency | Turnover for Y/E 31.8.2024 £827,681 with Adjusted EBITDA of £271,817 | 650 care hours per week to around 45 clients, demonstrating a consistent and reliable service | Excellent reputation, great bolt-on or owner operator opportunity

Asking Price

Bids Invited

Ref. 51484

Leasehold

28. Homecare Agency & Day Care Centre

West Midlands

Turnover: £956,082

Turnover for Y/E 2025 of £956,082. Forecasted Adjusted EBITDA £329,445 for Y/E May 2025 | 670 weekly hours to 100 users | 50/50 LA and private clients split | DM can take on the RM role | Personal care, day care services | Positive reputation | Contracts with LAs | Management can operate independently

Asking Price

£1,250,000

Ref. 51533

Leasehold

29. Homecare Agency

Midlands

Turnover: £1,051,514

Well-established Homecare provider I 2 locations I Majority private clients, management run I £140K Adjusted EBITDA

Asking Price

£450,000

Ref. 51590

Leasehold

30. Homecare Agency

West Midlands

Turnover: £758,944

Well-established Domiciliary Care business I The business currently provides approximately 630 hours of care per week to around 40 regular clients I Offering care within 2 regions I 2024 Turnover £758,944 with an Adjusted EBITDA of £151k

Asking Price

£650,000

Ref. 51604

Leasehold

31. Homecare Agency & Supported Living

Northamptonshire

Turnover: £317,381

Domiciliary and supported living opportunity I Great potential for growth I Fully relocatable

Asking Price

Bids Invited

Ref. 51665

Leasehold

32. Homecare Agency

Shropshire

Turnover: £417,877

20 service users, 330 hours a week I Spot contract with LA & on NHS CHC. Owner-managed current RM may look to stay on I Turnover for 2025 £417,877 with EBITDA of £108,600 I 2/3 LA/private clients split I Opportunity to grow and develop the business further I Experienced well trained reliable staff

Asking Price

£335,000

Ref. 51713

Leasehold

33. Homecare Agency

Worcestershire

Turnover: £157,603

Well-established home care provider | All private clients | Healthy profit and potential to increase turnover and profit further

Asking Price

£250,000

Ref. 51774

Leasehold

34. Homecare Agency

Leicestershire

Turnover: Available on Application

115 hours of care per week with CQC registration | Annual turnover circa £149,000 with an EBITDA of £45,000 | Established in 2023 by the current owner and is ideal for hands on owner or an expanding group

Asking Price

£70,000

Ref. 51792

Re-locatable



HEMECARE

Chapter 04

East of England

01. Homecare Agency

Cambridgeshire & Suffolk

Turnover: £1,191,353

Turnover for Y/E 2025 is of £1,191,353 with EBITDA of £323,068 I 1,600 hours of care per week with 80 service users I 95% local authority clients I Holding valuable 10-year LA contracts. Sponsorship licence I Care manager can take on the RM position. I Est. 2021 by owner 'Good' CQC rating

Asking Price

£2,400,000

Ref. 51150

Leasehold

02. Homecare Agency

Cambridgeshire

Turnover: £1,600,000

Turnover Y/E March 2025 of £1.6m with EBITDA of £511k+ I 1,120+ weekly hours across 64 service users I 90% LA clients I 2 framework agreements lasting until 2029. NHS with CCG. Sponsorship licence I Personal care, support with learning disabilities and palliative I Management structure manage operations

Asking Price

£1,750,000

Ref. 51700

Re-locatable

03. Homecare Agency

East of England

Turnover: £853,423

Highly respected I Turnover of £853k for Y/E Jan 2024 with an adjusted EBITDA of £245k I Robust and experienced management team, conveniently located premise I 650 hours of care per week, 36 service users, excellent relationships with local authorities, thriving private clients

Asking Price

£1,000,000

Ref. 51161

Leasehold

04. Homecare Agency

East of England

Turnover: £6,614,777

Well established and profitable Homecare business operating in 4 regions. Genuine potential to increase income and profits. Turnover for Y/E 2025 of £6,614,777 with an EBITDA figure of circa £865,000 I Management run. Good reputation with CQC. All operating from leased offices

Asking Price

£5,000,000

Ref. 51202

Leasehold

05. Day Care Provider

East of England

Turnover: £613,702

Care for adults with those learning disabilities, physical disabilities and mental health | Annual turnover 2024 £613,702 with EBITDA of £186,888 | Purpose built freehold property valued at £400k | 32 services users with capacity for more, most are LA funded | 11 LA rolling contract | Strong management team

Asking Price

£950,000

Ref. 51378

Freehold

06. Supported Living Services

East of England

Turnover: Available on Application

Well established Supported Living operator | Experienced staff and management structure in place | Looking to sell 50% of the business | Great investment or addition to an existing operator

Asking Price

Bids Invited

Ref. 51412

Leasehold

07. Homecare Agency

Suffolk

Turnover: Available on Application

2024 EBITDA circa £77,770; 75% private clients paying £32/hour | Operating from dedicated home garden office in Suffolk | 21-year trading history with excellent reputation and local demand | Fully digital care planning and CRM; relocatable business

Asking Price

Bids Invited

Ref. 51726

Re-locatable

08. Homecare Staff Agency

Lincolnshire

Turnover: £1,937,615

Domiciliary Care and Staff Agency with 'Good' CQC rating | Annual Turnover for Y/E 2024 £1.9m with an EBITDA - £180k | Freehold in a convenient and accessible location | Currently providing approx. 500 Care hours per week to 21 service users and 500 agency staff hours per week

Asking Price

£480,000

Ref. 50001

Freehold/Leasehold

09. Homecare & Staffing Agency

Peterborough

Turnover: £413,724

Est. 2022 | CQC Registered | Turnover of £413,724 and Adjusted Net Profit of £70k for Y/E March 2024 | Contract frameworks with NHS and multiple councils | 650 hours of care per week to 43 service users | 20% private clients, 80% LA and NHS clients. 20 'live-in' hours | 120 per week for care home staffing hours | 30 staff

Asking Price

£275,000

Ref. 51194

Leasehold

10. Homecare Agency

Sussex

Turnover: £1,199,903

Highly Respected Domiciliary Care Company providing specialist support services | TTurnover Y/E 31.3.2025 of £1,199,903 | Operated with a robust and experienced management team, excellent reputation, leasehold office suite | 700 hours of care per week, 13 service users, terrific growth potential, relocatable

Asking Price

Bids Invited

Ref. 50495

Leasehold

11. Homecare Agency

Suffolk

Turnover: £1,328,626

Complex adult care | Turnover for Y/E March 2025 of £1,328,626 with Adjusted EBITDA of £196,078 | Turnover for Y/E May 2024 of £1,207,473 with an Adjusted EBITDA of £122,909 | Leasehold, LA contract | 75% Local authority clients | 1,250 hours of care a week across c.75 service users | Sponsorship licence

Asking Price

£1,100,000

Ref. 51292

Leasehold

12. Homecare Agency

Suffolk

Turnover: £209,645

Highly respected Domiciliary care agency, rated as 'Good' by CQC | Growth year on year | With a turnover of £209,645 and an adjusted profit of £56,192 for the Y/E August 2024 | Convenient and accessible trading position | Genuine potential

Asking Price

£225,000

Ref. 51649

Leasehold



HEMOCARE

Chapter 05

North West

01. Homecare Agency

Cheshire

Turnover: £344,041

Highly respected Domiciliary Care Agency with 'Good' CQC rating | Sought after and accessible location, excellent reputation, easily relocatable | Annual turnover £344,041 with EBITDA of £44,601 for Y/E September 2024 | Providing 240 hours of care per week, 28 service users, growth potential

Asking Price

£170,000

Ref. 51153

Leasehold

02. Homecare Agency

Cheshire

Turnover: £383,584

Well established Home Care Agency | Turnover for Y/E 31/05/2024 £383,584 with an Adjusted EBITDA of £133,552 | Excellent reputation, approx. 250 hours care per week, terrific growth potential | Easily relocatable, ideal owner operator

Asking Price

£200,000

Ref. 51320

Leasehold

03. Homecare Agency

Cumbria

Turnover: £360,477

Well-established and highly reputable Home Care Agency | Turnover for Y/E 31/10/2023 £360,477 with an Adjusted EBITDA of £85,686 | Approximately 273 hours of care per week, 29 service users, easily relocatable | Huge potential to expand into other areas and push advertising and marketing

Asking Price

£350,000

Ref. 51212

Leasehold

04. Homecare Agency

Isle of Man

Turnover: Available on Application

Domiciliary Care Agency | 200 hours of care per week to 20 service users | 90% private clients/10% local authority | Genuine potential to increase income and expand the areas covered | Specialist Bathroom & Kitchen design and installation business which also offers a mobility car conversion service

Asking Price

£180,000

Ref. 49853

Leasehold

05. Homecare Agency

Greater Manchester

Turnover: £1,763,634

Nurse-led I 'Good' CQC rating I Annual turnover for Y.E 2024 £1,763,634 with EBITDA of £345,391 I Experienced management team I Contracted for 1,500 hours of care per week. Rolling contracts with several local authorities and NHS I 17 service users

Asking Price

Bids Invited

Ref. 49155

Leasehold

06. Homecare Agency

Lancashire

Turnover: £1,230,000

Well established and Highly Respected Homecare Agency I Excellent reputation, approximately 1700 hours care per week, 115 service users I Advised Turnover circa £1,230,000 per annum (Y/E 29.11.24) generating a strong EBITDA I Genuine potential, relocatable upon completion of sale

Asking Price

Bids Invited

Ref. 51643

Re-Locatable

07. Homecare Agency

Merseyside

Turnover: £1,219,048

Good' CQC rating I Turnover for Y/E 2024 £1,219,048 with EBITDA of £176k I 1,446 hours of care per week which 336 hours are 'Live in' to 74 service users | 90% local authority clients | On the Vulnerable Adults Directory I Sponsorship licence | Registered manager I Currently has 1 franchisee

Asking Price

£700,000

Ref. 50385

Leasehold

08. Homecare Agency

Merseyside

Turnover: £934,462

Well established & highly respected Home Care Agency I Turnover £934,462 per annum (Y/E 30.11.24), with an Adjusted EBITDA of £133,099 I Convenient and accessible location, excellent reputation, easily relocatable I Approximately 3,200 hours of care per month, 27 service users

Asking Price

£400,000

Ref. 51396

Leasehold

09. Complex Homecare Agency

North West

Turnover: £6,384,877

Domiciliary Care Agency operating in and around the North West with 5 offices I Annual turnover for Y/E March 2025 of £6.4m with an EBITDA of £290k I Currently delivering over 6,000 hours of care per week for 350 service users I Robust organisational structure and substantial growth potential

Asking Price

£1,600,000

Ref. 47954

Leasehold

10. Homecare Provider & Nursing Agency

North West

Turnover: £2,000,000

T/O Y/E Dec 2024 (management accounts) £2m with EBITDA of £196k+ I 2,400 care hours a week I 70 service users in home care, 60 in nursing homes via agency work I Night care, household services and respite care alongside agency staff I Good second-tier management I Spot contracts with LAs and social care providers

Asking Price

£1,000,000

Ref. 51431

Re-Locatable

11. Homecare Agency

North West

Turnover: £3,149,495

Turnover for Y/E April 2024 was £3.1m Adjusted EBITDA of £594k+ I Well-established, contracts with local authorities I Positive reputation I Management can operate independently I 2,400 care hours to 115 service users I Complex care I Range of services such as personal care, live-in care and domestic support

Asking Price

£2,400,000

Ref. 51475

Leasehold



HEMOCARE

Chapter 06

Yorkshire & North East

01. Homecare Agency - 4 Sites

England

Turnover: £1,000,000

Multiple regions | Annual turnover for Y/E 2023 £1m+ with EBITDA of £200k+ | 750 hours of care per week to 23 users | 90% LA clients, contracts in place | CQC rating is 'Good' | 1 region has 4 adults, 7 children | 2nd has 11 adults | 3rd has 1 supported living adult | 4th has office only

Asking Price

£400,000

Ref. 51116

Leasehold

02. Homecare Agency

North

Turnover: £465,811

Excellent reputation, 400 hours care per week, 41 service users, 95% local authority clients. Contract with the local authority active until 2029 on Tier 2. Sponsorship licence in place | Turnover of £465,811 for 1st April 2023 to 1st April 2024 with an Adjusted EBITDA of £103,059. Registered manager in place | Growth potential

Asking Price

£295,000

Ref. 50855

Leasehold

03. Homecare Agency

North East

Turnover: £743,094

Strong management structure | Great recruitment processes and retention | Turnover of £743,094 for Y/E July 2024 and Adjusted EBITDA of £186,281+ | 500 care hours per week, 95% local authority clients | 'Good' CQC rating | Strong relationships with Commissions and LA groups. 2 frameworks contracts

Asking Price

£600,000

Ref. 50910

Leasehold

04. Home Care Agency

North Yorkshire

Turnover: £983,128

Highly respected Home Care Agency with 'Good' CQC rating | Convenient and accessible location, excellent reputation, easily relocatable | Turnover £983,128 per annum (30.09.23) generating an impressive EBITDA £306,341 | Approximately 840 hours of care per week, 54 service users, robust management team

Asking Price

£700,000

Ref. 51185

Leasehold

05. Franchise Homecare Agency

North Yorkshire

Turnover: £1,134,479

Good' CQC rating I Existing operators are welcome to buy without expansion restriction I 1700 hours care per week, 79 service users. 80% local authority contracts I 1 council contract until 2027, renewal option I Turnover £1,134,479 per annum (Y/E 31.08.24) EBITDA £257,561 I Sponsorship licence I Growth potential, relocatable

Asking Price

£400,000

Ref. 51560

Leasehold

06. Homecare Agency

Yorkshire

Turnover: £303,651

Good' CQC rating I Accessible location I Annual turnover for Y.E 31st March 2024 £300,727 with EBITDA of £97,148 I 90% private users and 10% LA I Providing approximately 273 hours of care per week to 46 service users, with an experienced management team in place

Asking Price

£245,000

Ref. 47305

Leasehold

07. Homecare Agency

West Yorkshire

Turnover: £278,196

Highly Respected Home Care Agency conveniently located I Excellent reputation, easily relocatable, 'Good' CQC rating I Turnover £278,196 per annum Y/E 31.02.2025 I Approximately 300 hours of care per week, 15 service users

Asking Price

£150,000

Ref. 51659

Leasehold

08. Homecare Agency

West Yorkshire

Turnover: £885,300

Highly Respected Home Care Agency with 'Good' CQC Rating I Excellent reputation, approx. 750 hours care per week, 47 service users I Turnover for Y/E 28/02/2025 £885,300 with an Adjusted EBITDA of £152,698 I Genuine growth potential, easily relocatable

Asking Price

£700,000

Ref. 51363

Leasehold

09. Homecare Agency

Yorkshire

Turnover: £1,207,003

Outstanding' from CQC I Convenient & accessible position, great reputation I Annual turnover for Y/E 2025 £1,207,003 with EBITDA of £234,225 I 580 hours care per week I Clients: private 75%, local authority: 25%. No contract in place with any council but direct invoicing to Wakefield, Kirklees, NHS and DWP

Asking Price

£500,000

Ref. 45113

Leasehold

10. Homecare Agency

Yorkshire

Turnover: £40,895

Highly respected Care Agency I Growth year on year, with care packages and hours increasing I 17 service users split between adult and child care I Part of 2 framework contracts I Est. 2018, foundations have been built for a strong business to add growth. Turnover 2023 of £40,895 I Accessible trading position

Asking Price

£120,000

Ref. 51159

Leasehold

11. Homecare Agency

Yorkshire

Turnover: £1,211,357

Turnover Y/E May 2025 £1,211,357 with adjusted EBITDA £189,225+ I Positive reputation, recently rated as 'Outstanding' by regulator I Rural areas and complex care I Well-established and on contracts with LAs I 900 weekly care hours to 55+ service users I Management can operate day-to-day operations

Asking Price

Bids Invited

Ref. 51499

Leasehold

12. Homecare Agency

Yorkshire

Turnover: £798,844

Domiciliary Care Agency with a 'Good' CQC rating I Annual turnover for Y/E 2024 £798,844 with EBITDA £144,10 I Currently providing approx. 620 hours care per week to 62 service users I Genuine potential to increase income and expand areas covered I Experienced management team, easily relocatable business

Asking Price

£500,000

Ref. 49757

Leasehold

13. Homecare Agency

Yorkshire

Turnover: £707,138

Good' CQC rating | 710 hours of care per week to 82 service users | Turnover for Y/E 2024 £707,138 with EBITDA of £142,483 | Great reputation, growth potential | Recently employed a social media manager and recruitment manager | Highly qualified staff ready to step into registered manager role

Asking Price

£600,000

Ref. 49917

Leasehold

14. Group of 3 Supported Living Homes

Yorkshire

Turnover: £517,593

Group of 3 Homes for adults with learning disabilities based in Yorkshire | Annual turnover for Y.E 31/10/2024 £517,593 with EBITDA of £117,059 | Rated 'Good' by CQC across all sites | Well-presented and conveniently located freehold dwellings

Asking Price

£895,000

Ref. 49777

Freehold

15. Homecare Agency

Yorkshire

Turnover: £1,595,993

Domiciliary Care Agency with a 'Good' CQC rating | Annual Turnover for Y/E 2023 £1,595,993, with an EBITDA of £59,477 | Operated with an experienced management team | 2k hours of care per week to 130 service users | Genuine potential to increase income and expand the areas covered

Asking Price

£600,000

Ref. 50162

Leasehold

16. Franchise Homecare Agency

Yorkshire

Turnover: £1,414,689

Franchise Domiciliary Care Agency | Valuable local authority contract, 3k hours care per month, 100 users, Provides Live in Care 7 packages a total of 9510 hours of care, 65%/35% local authority/private clients | Turnover £1,414,689 per annum (Y/E 31.03.24) with EBITDA of £202,391 | 'Good' CQC rating | Operated with management team

Asking Price

£1,100,000

Ref. 50757

Leasehold

17. Homecare Agency

Yorkshire

Turnover: £2,240,000

Well-established and highly respected Domiciliary Care Agency | Valuable local authority contracts, forecast 2,500 hours of care per week, 120 service users | Turnover of £2,240,000 for Y/E 31.08.24 with EBITDA of £819,808 | Excellent reputation, modern leasehold office suite

Asking Price

£800,000

Ref. 50706

Leasehold



HEMOCARE

Chapter 07

Wales

01. Homecare Agency

Cardiff

Turnover: £243,549

Domiciliary Care Agency | Offering approx. between 270- 300 hours of care per week | Annual turnover for Y/E 2024 £243,549, with EBITDA of £32,283 | All clients are currently via the local authority, via a long term framework with a major council | Strong and stable staff structure

Asking Price

£299,000

Ref. 49438

Leasehold

02. Franchise Homecare Agency

South Wales

Turnover: £2,709,776

Highly reputable and well-established Franchised Domiciliary Care | Annual turnover for Y/E 2024 £2,709,776 with EBITDA of £571,560 | 'Excellent' Care Inspectorate rating | 2k hours of care per week to 130 service users | Contracts with 2 authorities | Franchisee of the Year Award 2024 | Sponsorship licence

Asking Price

Bids Invited

Ref. 48897

Leasehold

03. Homecare Agency

South Wales

Turnover: £900,155

Turnover of £900,155 with Adjusted EBITDA £351,445 for Y/E 2024 | 800 care hours to service users | Staff trained to care for dementia and mobility issues | Operated for 20 years | Shareholders have very limited involvement | 26 employees with management team of a registered manager and a deputy manager

Asking Price

£1,300,000

Ref. 50412

Leasehold

04. Homecare Agency

South Wales

Turnover: £458,774

Highly respected specialist Domiciliary Care Agency | Growth year on year, doing approx. 360 hours of care per week | Turnover: £458,774, with an EBITDA of £37,499 for Y/E Jan 2024 | Genuine potential

Asking Price

£150,000

Ref. 51183

Leasehold

05. Homecare Agency

Wales

Turnover: £333,552

1112 hours of care per month with 24 service users | Turnover for Y/E 2023 £333,552 with EBITDA of £63,840 | Strong and stable staff structure and a full time registered manager in place | Good reputation with CIW and contracted with 2 local authorities | 15 private and 9 LA clients

Asking Price

£295,000

Ref. 49908

Freehold



HEMOCARE

Chapter 08

Scotland

01. Day Care Provider

East of Scotland

Turnover: £354,000

20+ years operations I Variety of care to older adults I Turnover of £354k for Y/E 2024 with Adjusted EBITDA of £82k+ I Freehold valued at £300k I 1k hours of care per week to 20 users, currently running 2 sessions a day, five days a week.

Full occupancy I Recently rated 'Excellent' in all areas from CI Scotland.

Asking Price

£570,000

Ref. 51254

Freehold

02. Homecare Agency

Scotland

Turnover: £1,266,657

Turnover for Y/E 31/03/2024 was £1,266,657 with Adjusted EBITDA for Y/E 2024 of £200k I 1,400 hours of care per week, operated for 30+ years I Staff trained for users with dementia and physical disability I Well-established with close working relationship with LAs I 30 staff including a RM and HR Manager

| Can operate without oversight

Asking Price

£1,000,000

Ref. 50768

Leasehold

03. Homecare Agency

Scotland

Turnover: £176,505

Domiciliary Care Agency I Care Inspectorate report available I Annual turnover for Y/E March 2024 £176,505 with an impressive EBITDA of £87,894 I Providing between 80-100 hours of care per week to 6 service users I Genuine growth potential

Asking Price

£150,000

Ref. 50883

Leasehold

04. Homecare Agency

Scotland

Turnover: £1,133,161

Highly respected I Annual turnover for 2024 £1,133,161 with EBITDA of £110k I 1,000 hours of care per week to over 14 service users. Excellent relationship with the local authorities with 5 contracts in place I 80% local authority clients and 20% private clients. Experienced and qualified team. Care manager can become RM

Asking Price

£400,000

Ref. 50956

Leasehold

05. Homecare Agency

East of Scotland

Turnover: £2,600,000

Turnover of £2.6m for Y/E April 2024 with EBITDA of £130k+ Forecasted EBITDA of £500k for Y/E April 2025 | Second-tier management structure | Personal care, night care and respite care | 2,800 – 3,000 weekly care hours with 200 service users | 'Good' CI Scotland rating | Multiple framework agreements with LAs

Asking Price

Bids Invited

Ref. 51530

Leasehold

06. Homecare Agency

Roxburghshire

Turnover: £219,470

'Good' rating | Turnover for Y/E 2024 £219,470 with an impressive EBITDA of £52,000 | Genuine growth potential to increase 'live in' care packages | 150 hours per week | 100% private database with the potential to expand | Operating in semi-rural areas

Asking Price

Bids Invited

Ref. 51769

Leasehold

07. Homecare Agency

West Lothian

Turnover: £1,267,495

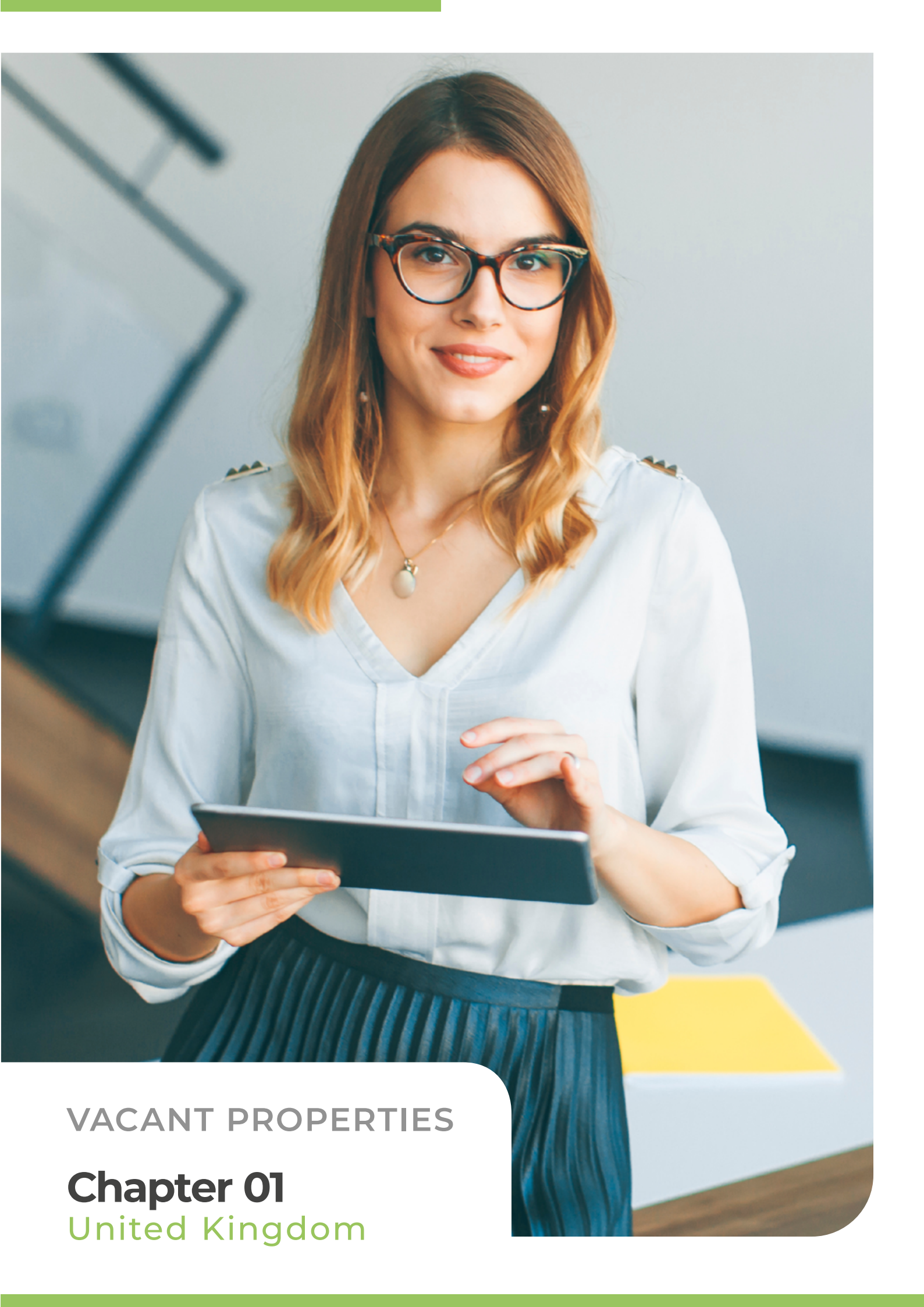
Domiciliary Care Agency operating in the Lothians, offering approx. 1,300 hours per week to 75 clients | T/O Y.E 2024 31/07/2024 £1,267,495 with EBITDA for same period £385,495 | 5% private clients 95% LA | Good reports from CI Scotland | Deputy Manager can take on the care manager role place

Asking Price

£1,000,000

Ref. 50834

Leasehold



VACANT PROPERTIES

Chapter 01

United Kingdom

01. Closed Homecare Agency (Active Licence)

Buckinghamshire

Turnover: Not Applicable

The business has an active license providing an opportunity to generate revenue quickly in a high demand region

Asking Price

£50,000

Ref. 51574

Leasehold

02. Refurbished Vacant Care Home

Cambridgeshire

Turnover: Not Applicable

Newly refurbished detached vacant residential Care Home for 15, all double en-suite | Previously registered for learning difficulties and mental health conditions | Building has C2 use. Option to purchase freehold | Accommodation over 2 floors | FRI Lease for a period of 15 years or longer, initial rent of £125k

Asking Price

£125,000

Ref. 51360

Leasehold

03. Former Care Home

Dorset

Turnover: Not Applicable

Former Care Home registered 3 residents with 5 spacious bedrooms, and was at full occupancy since its inception in 1991 | Scope for significant expansion, development and change of use, planning permission in place and building foundation complete | Perfect for developers seeking opportunity

Asking Price

£900,000

Ref. 43482

Freehold

04. Land With Outline Planning Permission for C2 Use

Essex

Turnover: Not Applicable

Outline permission for C2 Care Home with ~1 acre | Outline permission for 2 storey detached | Building c. 2000 sqm for 44 - 60 bedrooms depending on bedroom/communal day space | Parking for 28 cars | Site can be used for other uses such as residential property or educational purposes, subject to permission

Asking Price

£2,000,000

Ref. 48964

Freehold

05. Former Homecare Agency

Hertfordshire

Turnover: Not Applicable

Well respected domiciliary care business I Just now selling the CQC registration and limited company, no clients to take on I Established in 2021 by current owner, great potential for growth

Asking Price

£80,000

Ref. 51056

Leasehold

06. Former Care Home

Isle of Wight

Turnover: Not Applicable

Former Care Home with vacant possession - was registered for 25 I Detached period property set within mature grounds I Includes 2 bedroom self-contained staff apartment I Ideal for existing group or supported living unit I Potential for multiple uses, subject to all necessary consents being obtainable

Asking Price

£1,100,000

Ref. 50420

Freehold

07. Former Care Home

Kent

Turnover: Not Applicable

Leasehold Former Residential Care Home with vacant possession, registered for 22 single rooms (4 En-suites) I Respite facility that need extra beds over the winter I Lease until Nov 2025 with no renewal, £7k rent monthly to landlord I Negotiable I Ample parking I Peaceful location, close to sea front

Asking Price

£5,000

Ref. 50424

Leasehold

08. Former Care Home

Norfolk

Turnover: Not Applicable

Opportunity for existing group operator or a Care Village development, subject to permission I Valuable freeholds which include 12 x 2 bedroom bungalows and 42 bed Home I Semi-rural 3.5 miles from coastline I 12 acres of mature gardens and woodlands with main road access along a private drive

Asking Price

Bids Invited

Ref. 49558

Freehold

09. Former Residential Home

Somerset

Turnover: Not Applicable

Closed Care Home arranged over ground, first and second floors I Internally arranged to provide 15 bedrooms and a self-contained 3 bedroom flat I GIA totalling 585.43 sq m (6,302 sq ft) with the site area 0.19 Hectares (0.469 Acres) I Benefits from a large garden, parking and detached garage

Asking Price

£695,000

Ref. 51189

Freehold

10. Residential Care Home Temporarily Closed

Somerset

Turnover: Not Applicable

Residential Care Home registered for 13, still holding registration I Farmhouse, 6 bedrooms, 2 acres, 10-bedroom care unit with 2 self-contained flats I Self-contained pods with gym, plunge pool and carpark I Permission granted for 15 more bedrooms I Supported living, re-development or care facility subject to permission

Asking Price

Bids Invited

Ref. 51399

Freehold

11. Former Homecare & Supported Living Agency

Staffordshire

Turnover: Not Applicable

Former Domiciliary care and supported living opportunity (From Nov 2023-Feb 2025) I Dormant 'Good' CQC rating. Unique opportunity I Ltd company and 'Good' CQC for sale

Asking Price

£80,000

Ref. 51569

Leasehold Re-Locatable

12. Care & Supported Living Property

Essex

Turnover: Not Applicable

Substantial purpose-built facility – 3-storey lock I 18 self-contained 1-bed flats I Undergoing renovation I Outstanding location I Safe and fully equipped – Gas central heating, double glazing, intercom entry, fire safety systems, and landscaped gardens

Asking Price

£1,000,000

Ref. 51778

Leasehold

13. Former Residential Care Home & Supported Living Units

Worcestershire

Turnover: Not Applicable

Purpose-built Residential Care Home and 8 Supported Living Units (including a 2-bedroom apartment) | 13 single rooms (all en-suites) | Supported Living Units run by a housing association paying £49k p.a. | Incl. 2 bed apartment next to care home | Registered for 21 service users | Fully-occupied supported living operation

Asking Price

£1,000,000

Ref. 50483

Freehold

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