

Established Multidisciplinary Pediatric Therapy Provider

Chicago, Illinois Market

Company Overview

This opportunity represents the acquisition of an established, clinic-based, multidisciplinary pediatric therapy provider located in the Chicago, Illinois market. Founded in 2013, the Company provides pediatric therapy services across multiple disciplines, including Applied Behavior Analysis, speech therapy, occupational therapy, and mental health services.

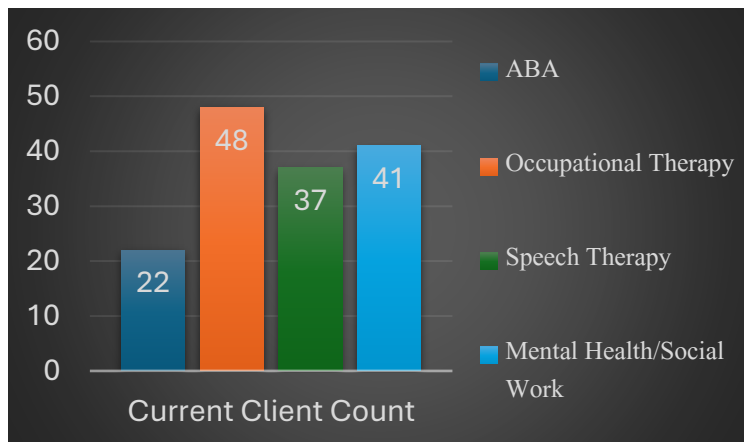
The Company operates from an approximately 6,000 square foot clinic with approximately 98% of services delivered in-center, supporting strong clinical oversight, operational consistency, and care coordination. The business currently serves approximately 87 active learners, with meaningful cross-utilization across service lines.

Following a temporary disruption in 2024, the Company returned to a normalized earnings profile in 2025. YTD Accrual NOI is \$253K. TTM NOI on a cash basis is approximately \$288K.

Business Snapshot

Category	Overview
Business Type	Multidisciplinary pediatric therapy provider
Location	Chicago, Illinois market
Established	2013
Facility	Approximately 6,000 square feet
Service Model	Predominantly clinic-based
In-Center Services	Approximately 98%
Active Learners	Approximately 87
Facility Utilization	Approximately 50%
Expected Valuation Range	Approximately 5.0x–6.0x normalized NOI

Services & Clinical Model



Unlike an ABA-only provider, the Company operates as a multidisciplinary pediatric therapy platform. Approximately 20% of ABA clients receive ABA in combination with at least one additional therapy, demonstrating meaningful cross-utilization across the service model.

This integrated approach supports stronger care coordination, improved family convenience, increased revenue per client, and stronger client retention.

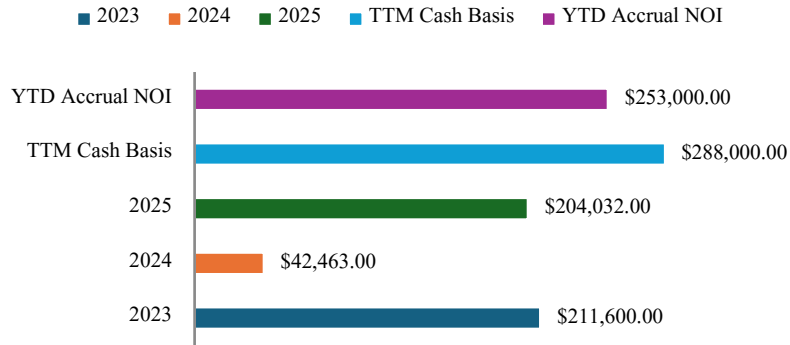
Team & Infrastructure

BCBAs (4) | ABA/RBTs (22) | Mental Health Providers (4) | Speech Therapist (3) | Occupational Therapist (2) | Admin (2)

Executive Director-led operations; minimal owner involvement

Financial Snapshot	
Year	NOI
2023	\$211,600
2024	\$42,463
2025	\$204,032
TTM Cash Basis	\$288,000
YTD Accrual NOI	\$253,000

NOI Comparison



Key Strengths

- Established operating history since 2013
- Multidisciplinary service offering across ABA, speech, OT, and mental health
- Predominantly clinic-based care model
- Approximately 98% in-center service delivery
- Strong client retention, with average tenure of approximately 2 to 5 years
- Limited owner involvement in daily operations
- Experienced Executive Director overseeing operations
- Developed clinical staffing model
- Approximately 50% facility utilization, creating immediate growth capacity
- Commercial insurance revenue base
- Return to normalized earnings in 2025

Buyer Fit

- This opportunity may be attractive to:
- Strategic ABA or pediatric therapy providers seeking expansion into the Chicago market
 - Multidisciplinary therapy groups looking to add scale and infrastructure
 - ABA providers seeking to add speech, OT, and mental health capabilities
 - Healthcare investors seeking an established clinical platform with unused capacity
 - Clinician-led operators seeking a transition-ready practice with limited owner dependency

Process Note

- This anonymous overview is intended to provide high-level information to qualified prospective buyers prior to execution of an NDA. Additional financial, operational, payer, clinical, and diligence materials may be provided after NDA execution and buyer qualification.
- Prospective buyers will be expected to review the available data room materials and submit a consolidated list of follow-up questions prior to a follow-up discussion.

Growth Opportunities

- Increasing client volume within the existing clinic
- Expanding ABA utilization, including after-school programming
- Expanding speech therapy, occupational therapy, and mental health services
- Increasing cross-referrals among existing clients
- Improving scheduling efficiency and reducing cancellation impact
- Developing therapeutic preschool programming
- Strengthening referral relationships with pediatricians, schools, psychologists, and community providers
- Enhancing local marketing and inquiry conversion

