



DFW GHOST KITCHENS



SHOP cos.

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RESTAURANTS REIMAGINED



WHY GHOST KITCHENS -

- **Open A Ghost Kitchen in One Month**

- Get cooking in weeks, not months. It's easy to get your own kitchen up and running, whether you're launching one from scratch, or expanding an established brand to a new market.

- **Get Your Cooking to a Larger Audience**

- Get instant access to an entirely new pool of customers. The kitchens are placed in delivery hotspots with large numbers of hungry eaters who frequently order food online.

- **Expand With Low Risk and Low Capital**

- Moving into a ghost kitchen is simple and cost-effective. You'll avoid spending upfront to build out a brick and mortar restaurant. By eliminating front-of-house labor and overhead, you take home a bigger slice of the pie in profits.

- **Leverage Technology to Streamline Your Business**

- Manage your entire restaurant business through a single tablet. Access all your orders in a single app, integrate all your delivery platforms, and get insights and tools to help run your business.

THE TECHNOLOGY



TECHNOLOGY FOR SEAMLESS DELIVERY-

- **Bring Order to Your Online Orders**
 - Connect all your delivery services into one tablet, and seamlessly manage all your orders through a single workflow. No need to enter orders manually into a POS or juggle multiple tablets.
- **Easily Manage Your Restaurant Business**
 - Get a 360-degree view of your restaurant business with valuable insights that help you understand your sales, order volume, earnings, locations, and brands, all in a single dashboard.
- **Connect All Your Delivery Platforms**
 - Connect to all the major delivery services available in your area through a single tablet. Add additional platforms easily without the need to manage multiple workflows.
- **Leverage Multiple Brands in the Same Kitchen**
 - Grow even bigger by utilizing our list of globally successful delivery-focused restaurant brands that let you tap into an entirely new consumer base.

THE LOCATIONS

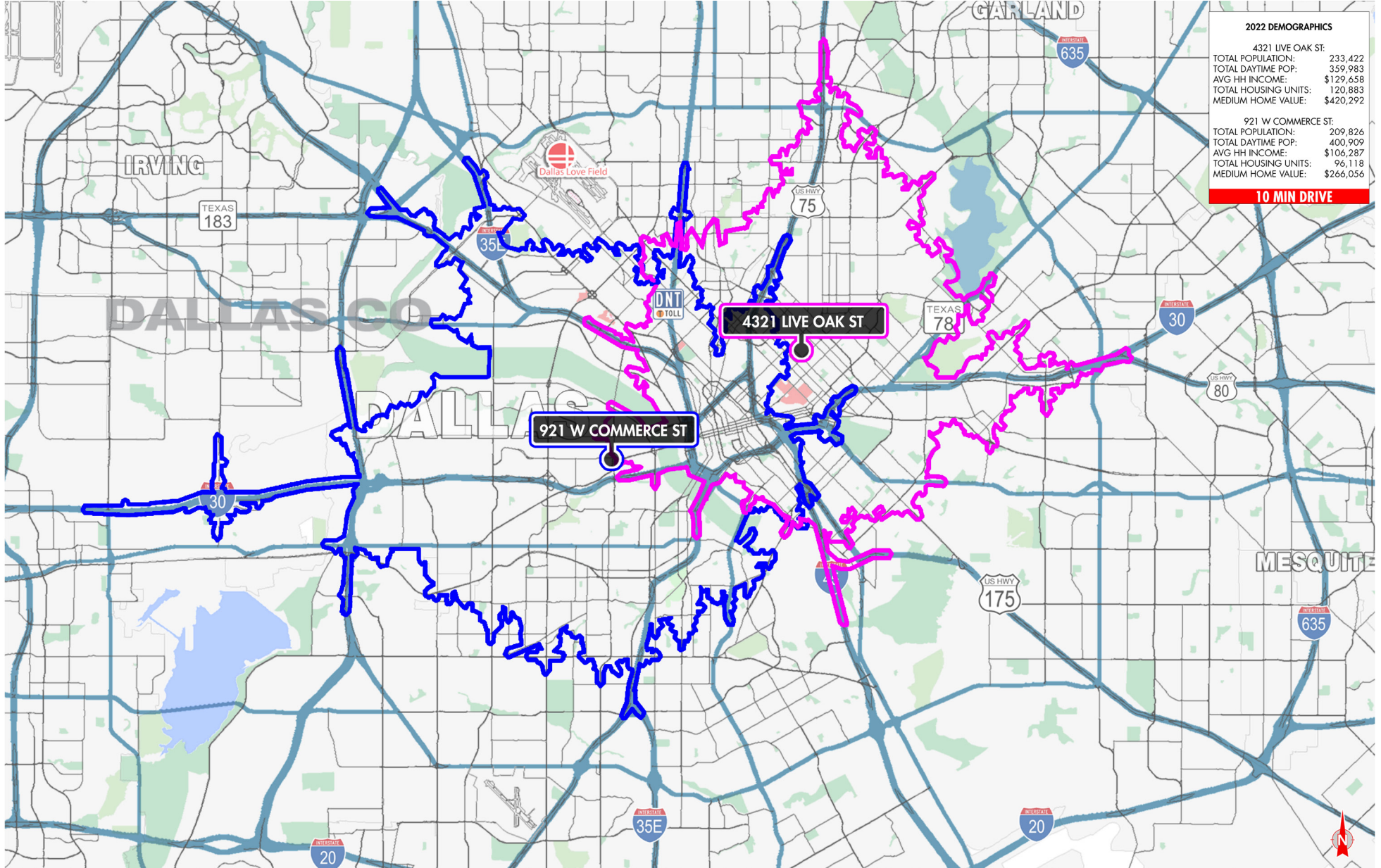
921 W COMMERCE ST DALLAS, TX





4321 LIVE OAK ST
DALLAS, TX

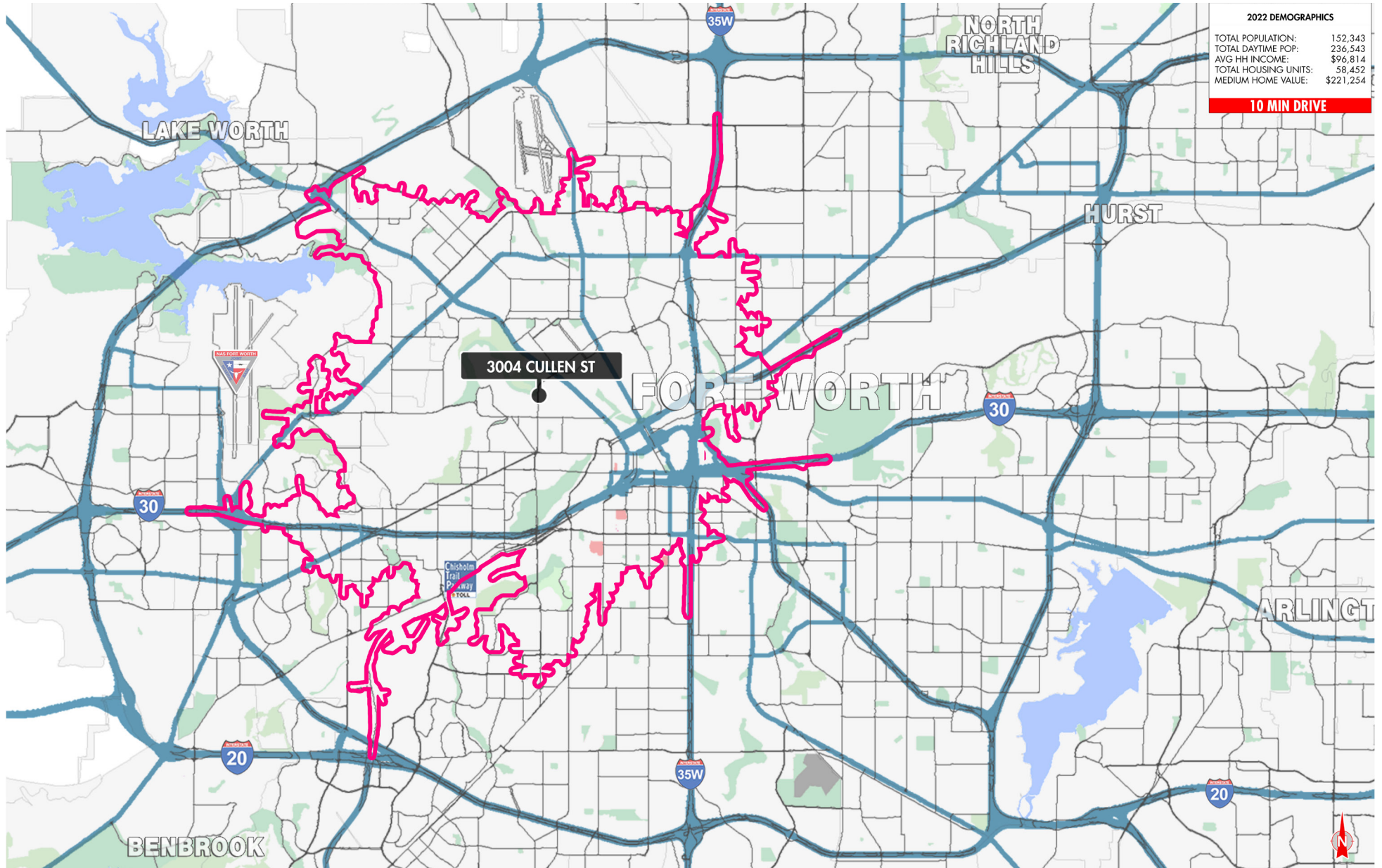
DELIVERY DRIVE TIME RADIUS



3004 CULLEN ST FORT WORTH, TX



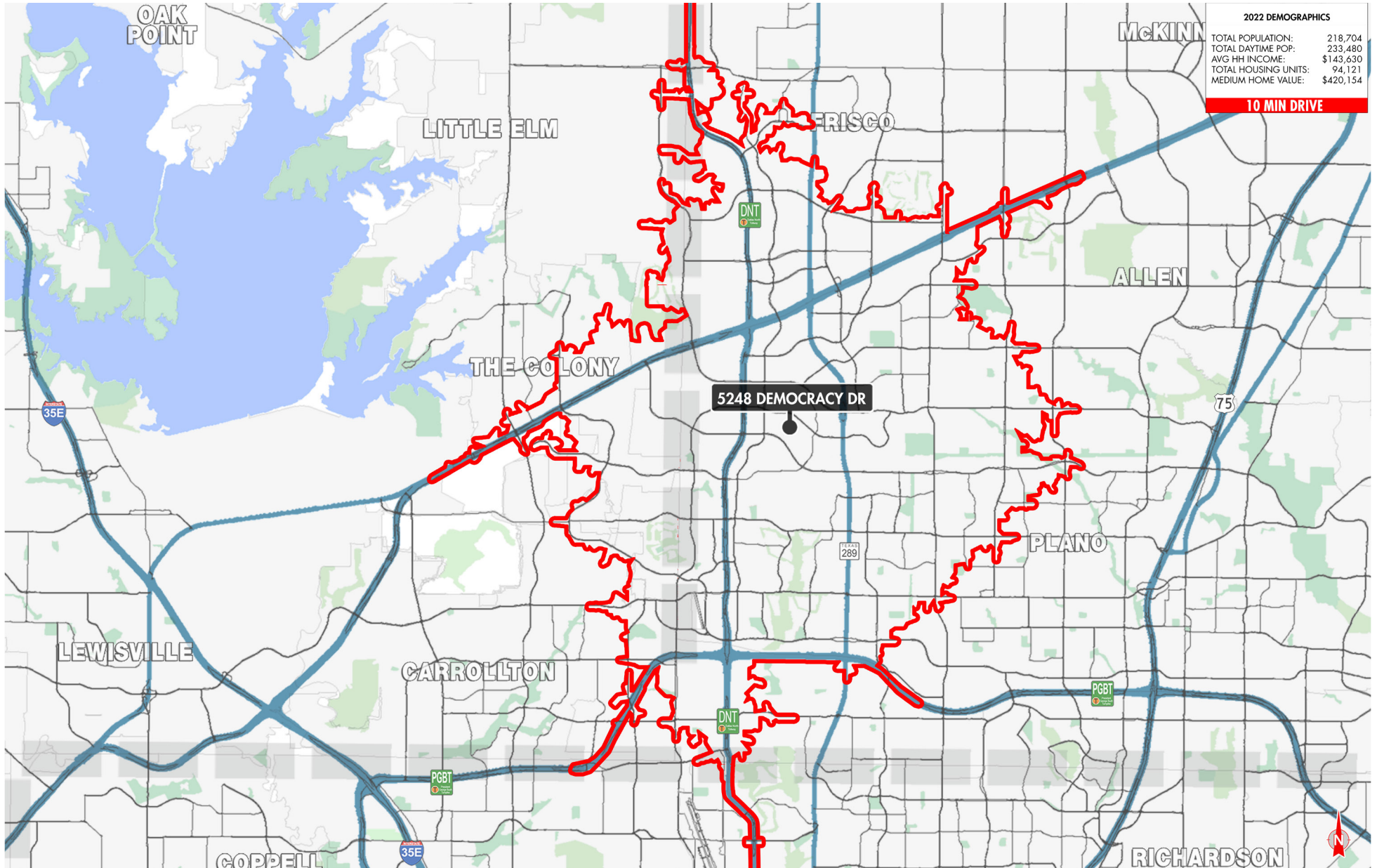
DELIVERY DRIVE TIME RADIUS





5248 DEMOCRACY DR
PLANO, TX

DELIVERY DRIVE TIME RADIUS



KITCHEN RENDERINGS



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KITCHEN RENDERINGS



SHOP^{COS.}

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INFORMATION ABOUT BROKERAGE SERVICES



TEXAS LAW REQUIRES ALL REAL ESTATE LICENSE HOLDERS TO GIVE THE FOLLOWING INFORMATION ABOUT BROKERAGE SERVICES TO PROSPECTIVE BUYERS, TENANTS, SELLERS AND LANDLORDS.

TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

AS AGENT FOR OWNER (SELLER/LANDLORD): The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

AS AGENT FOR BOTH - INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of each party to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
 - o that the owner will accept a price less than the written asking price;
 - o that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - o any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

AS SUBAGENT: A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

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