

**Inventory Tracking Parker**  
4/27/2023

4/27/2023		10264 Dransfeldt Place																
Status	10264 Dransfeldt Place	Unit # Count	Description	Unit Position	Unit Width	Unit Depth	BASE Square Feet	BASE Sales Price/SF	Mezzanine SF	Net Rentable / Gross SF	NNN lease Rate / SF	Base NNN Rents per Month	Power	GROSS Sales Price /SF	Final Sales Price	Est Monthly Assessment	Standard Finishes	
Under Contract	101	1	North Star Flex Spaces	End Unit	37.0	54.0	1,998	\$ 445.00	532	2,530	\$ 25.00	\$ 5,270.83	Three Phase 150A	\$ 351.43	\$ 889,110	TBA	Interior Painted Walls, Insulated Sheetrock Demising Walls, Polished Concrete Floor, 14x14 OH Door with Remote Operator, Dedicated Man Door, LED Lights, HVAC with 4 Ton High Efficiency System, Painted Steel Mezzanine, Mezz LVT Flooring, Solid Tread Mezz Stairs, Restroom with Tile Wet Walls and Upgraded Fixtures, Wet Bar with Quartz or Similar Counters, Lower Cabinets with Sink and 24 inch Opening Roughed in for Fridge or Dishwasher	
Available	105	1	North Star Flex Spaces	Interior Unit	27.0	54.0	1,458	\$ 435.00	392	1,850	\$ 25.00	\$ 3,854.17	Three Phase 150A	\$ 342.83	\$ 634,230	TBA		
Available	109	1	North Star Flex Spaces	Interior Unit	54.0	54.0	2,916	\$ 435.00	500	3,416	\$ 25.00	\$ 7,116.67	Three Phase 150A	\$ 371.33	\$ 1,268,460	TBA		
Under Contract	113	1	North Star Flex Spaces	Interior Unit	30.0	54.0	1,620	\$ 435.00	442	2,062	\$ 25.00	\$ 4,295.83	Three Phase 150A	\$ 351.43	\$ 704,700	TBA		
Under Contract	117	1	North Star Flex Spaces	Interior Unit	30.0	54.0	1,620	\$ 435.00	442	2,062	\$ 25.00	\$ 4,295.83	Three Phase 150A	\$ 351.43	\$ 704,700	TBA		
Under Contract	121	1	North Star Flex Spaces	Interior Unit	54.0	54.0	2,916	\$ 435.00	500	3,416	\$ 25.00	\$ 7,116.67	Three Phase 150A	\$ 351.43	\$ 1,268,460	TBA		
Available	125	1	North Star Flex Spaces	Interior Unit	27.0	54.0	1,458	\$ 435.00	393	1,851	\$ 25.00	\$ 3,856.25	Three Phase 150A	\$ 342.64	\$ 634,230	TBA		
Available	129	1	North Star Flex Spaces	Interior Unit	27.0	54.0	1,458	\$ 435.00	392	1,850	\$ 25.00	\$ 3,854.17	Three Phase 150A	\$ 342.83	\$ 634,230	TBA		
Reserved	133	1	North Star Flex Spaces	End Unit	30.0	54.0	1,620	\$ 445.00	430	2,050	\$ 25.00	\$ 4,270.83	Three Phase 150A	\$ 351.66	\$ 720,900	TBA		
<b>Total 10264 Dransfeldt</b>		<b>9</b>			<b>316.0</b>	<b>486.0</b>	<b>17,064</b>		<b>4,023</b>	<b>21,087</b>					<b>\$ 7,459,020</b>			

4/27/2023		10262 Dransfeldt Place																
Status	10262 Dransfeldt Place	Unit # Count	Description	Unit Position	Unit Width	Unit Depth	Square Feet	BASE Sales Price/SF	Mezz / SF	Net Rentable SF	NNN lease Rate / SF	Base NNN Rents per month	Power	GROSS Sales Price /SF	Final Sales Price	Est Monthly Assessment	Standard Finishes	
Under Contract	100	1	North Star Flex Spaces	End Unit	30.0	45.0	1,350	\$ 445.00	402	1,752	\$ 25.00	\$ 3,650.00	Three Phase 150A	\$ 342.89	\$ 600,750	TBA	Interior Painted Walls, Insulated Sheetrock Demising Walls, Polished Concrete Floor, 14x14 OH Door with Remote Operator, Dedicated Man Door, LED Lights, HVAC with 4 Ton High Efficiency System, Painted Steel Mezzanine, Mezz LVT Flooring, Solid Tread Mezz Stairs, Restroom with Tile Wet Walls and Upgraded Fixtures, Wet Bar with Quartz or Similar Counters, Lower Cabinets with Sink and 24 inch Opening Roughed in for Fridge or Dishwasher	
Available	104	1	North Star Flex Spaces	Interior Unit	54.0	45.0	2,430	\$ 435.00	500	2,930	\$ 25.00	\$ 6,104.17	Three Phase 150A	\$ 360.77	\$ 1,057,050	TBA		
Available	108	1	North Star Flex Spaces	Interior Unit	27.0	45.0	1,215	\$ 435.00	365	1,580	\$ 25.00	\$ 3,291.67	Three Phase 150A	\$ 334.51	\$ 528,525	TBA		
Available	112	1	North Star Flex Spaces	Interior Unit	27.0	45.0	1,215	\$ 435.00	366	1,581	\$ 25.00	\$ 3,293.75	Three Phase 150A	\$ 334.30	\$ 528,525	TBA		
Available	116	1	North Star Flex Spaces	Interior Unit	30.0	45.0	1,350	\$ 435.00	412	1,762	\$ 25.00	\$ 3,670.83	Three Phase 150A	\$ 333.29	\$ 587,250	TBA		
Available	120	1	North Star Flex Spaces	Interior Unit	57.0	45.0	2,565	\$ 435.00	500	3,065	\$ 25.00	\$ 6,385.42	Three Phase 150A	\$ 364.04	\$ 1,115,775	TBA		
Available	124	1	North Star Flex Spaces	Interior Unit	27.0	45.0	1,215	\$ 435.00	366	1,581	\$ 25.00	\$ 3,293.75	Three Phase 150A	\$ 334.30	\$ 528,525	TBA		
Available	128	1	North Star Flex Spaces	Interior Unit	27.0	45.0	1,215	\$ 435.00	366	1,581	\$ 25.00	\$ 3,293.75	Three Phase 150A	\$ 334.30	\$ 528,525	TBA		
Reserved	132	1	North Star Flex Spaces	End Unit	57.0	45.0	2,565	\$ 445.00	500	3,065	\$ 25.00	\$ 6,385.42	Three Phase 150A	\$ 372.41	\$ 1,141,425	TBA		
<b>Total 10262 Dransfeldt</b>		<b>9</b>			<b>336.0</b>	<b>405.0</b>	<b>15,120</b>		<b>3,777</b>	<b>18,897</b>					<b>\$ 6,616,350</b>			

4/27/2023		Totals																
Building Count	Unit # Count				Square Feet	Mezz / SF	Net Rentable SF				Final Sales Price							
2	18				32,184	7,800	39,984				\$ 14,075,370							