



Address: 12301 Dexter Avenue, Detroit, MI 48206

Gross SF (estimated): 27,000 SF

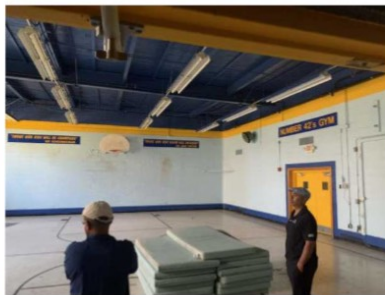
Ownership: Privately Held. Parking Lot to the south is also owned by Dr. Taylor.

#### Proposed Program:

Mainly TBD, but considering live work residential units (10-12) with ground floor retail in the 3-story building (Area A); a rental commercial 'ghost kitchen' in the 1-story building that connects the end cap buildings (Area B), and a proposed performance venue/ensemble space (Area C), and b.o.h. offices, conference spaces in the 1-story end cap building to the south (Area D). Outdoor courtyard could be used for musical performances and dining, etc (Area E).

#### NEXT STEPS:

- development team in project feasibility; preparing a formal concept development proposal and investor prospectus. (2021)
- Make presentations to community investors (2021)
- Site due diligence/ design engineering (2022)
- Marketing/ Leasing (2022-2023)
- Financial Closing/ Construction (2023)
- Tenant Occupancy (2023-2024)





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