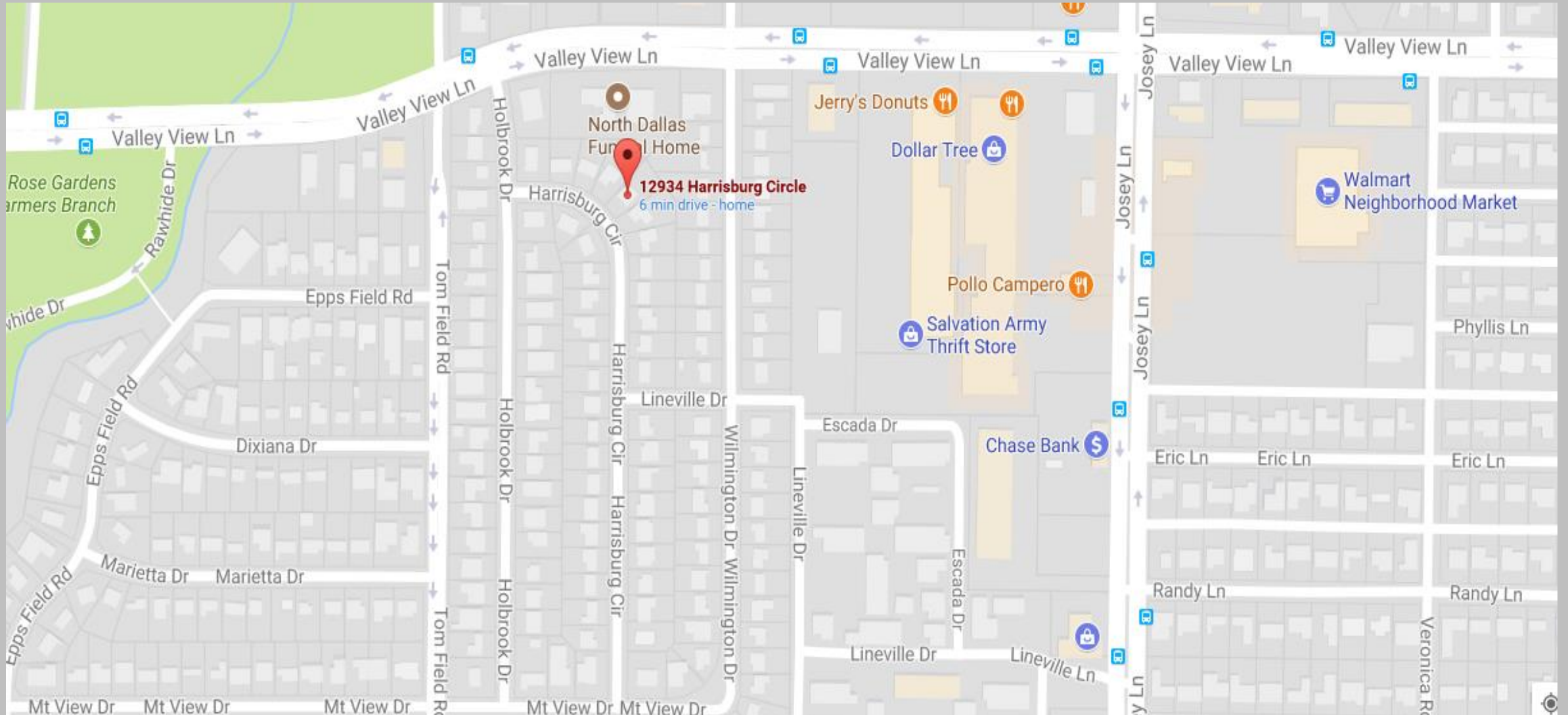


12934 Harrisburg



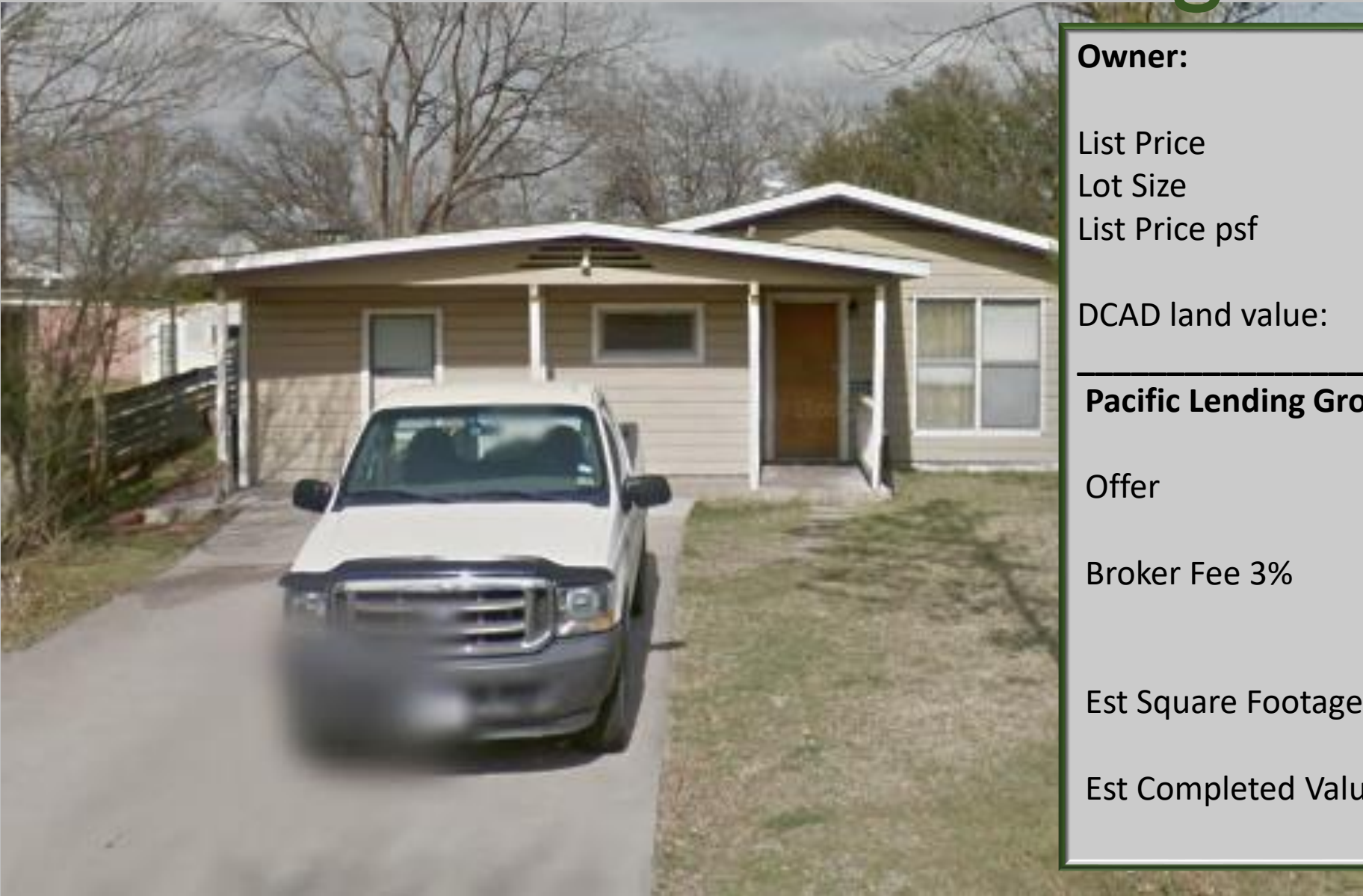
BUILDER

Pacific Lending Group will contract with CBR Inc., a full-service general contractor who specializes in in commercial and residential improvements.

Han Lee, CEO of Pacific Lending Group



12934 Harrisburg



Owner: City of Farmers Branch

List Price **\$110,000**

Lot Size 8,914 sf

List Price psf \$12.34 sf

DCAD land value: \$60,000

Pacific Lending Group – Mr. Han Lee

Offer **\$113,000**

\$15.69 sf

Broker Fee 3% (\$3,390)

Est Square Footage 3,000 sf to 3,500 sf

Est Completed Value \$495,000 -550,000

740 Madison Street, Coppell

Imp Value = \$544,340 Land Value = \$200,000
Total Value = \$744,340



2601 Addison St, McKinney

Imp Value = \$494,300 Land Value = \$123,500
Total Value = \$617,830



City lots sold – raw land only

- | | | | |
|----------------|-----------|---------|------------------------|
| • 2625 Dixiana | \$130,000 | \$16.53 | sold to Ron Montgomery |
| • 2645 Dixiana | \$135,000 | \$16.22 | sold to David Harrison |

East of Tom Field

- | | | | |
|----------------------|-----------|------------|--------------------------------|
| • 12805 Wilmington | \$110,000 | \$15.27psf | sold to Homebound Construction |
| • 2704 Mount View | \$86,316 | \$11.98psf | sold to David Harrison |
| • 2706 Mount View | \$87,000 | \$12.08psf | sold to Sinan Aki |
| • 2712 Mount View | \$115,000 | \$15.97psf | sold to David Harrison |
| • 2620 Mount View | \$104,000 | \$13.86psf | sold to Bonneau Homes |
| • 13531 Challaburton | \$80,000 | \$10.66 | sold to Bonneau Homes |
| • 13611 Heartside | \$82,450 | \$9.42 | sold to Bonneau Homes |
| • 2953 Randy Lane | \$152,000 | \$15.58 | sold to Mark Ashley |

Lots for sale on MLS
(east of Tom Field)

12934 Harrisburg	\$110,000	\$12.34sf
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Upcoming lots for MLS

- 3062 Primrose
- 13341 Goodland
- 12915 Wilmington
- 13640 Littlecrest
- 13811 Lillard