

## Grand Crossing: Cornell Store & Flats Redevelopment

### DETAILS

- Census Tract Number: 17031841800
- Mixed Use Commercial
  - Residential Bldg 4,000 K SF
  - Commercial Bldg 1 13,600 K SF
  - Commercial Bldg 2 16,800 K SF
- Zoning:
- Lot Size: 82,500 K SF
- Site Control: Yes
- Project Start Date: MAR 2019

### CAPITAL LEVERAGE

- **Opportunity Zone District**
- TIF District
- Transit Oriented Development



**Grand Crossing Transportation Access**

Skyway Major Streets Metra CTA Stops ★



One of very few remaining buildings of the once bustling 75th Street commercial corridor. The train lines that give the Grand Crossing neighborhood its name are perfect conductors for redevelopment to preserve this landmark for the Greater Grand Crossing community.

## Bronzeville: Mid-rise Residences New Build

### DETAILS

- Census Tract Number: 17031835900
- Mixed Use Commercial
  - Ground floor retail 5,000 K SF
  - Residential Units: 50 - 60
  - Market Rate: 80%
  - Affordable: 20%
- Current Zoning: RM-5
- Required Zoning: B-3
- Lot Size: 15,112 K SF
- Site control pending: DEC 2018
- Project start date: NOV 2019

### CAPITAL LEVERAGE

- **Opportunity Zone District**
- TIF District
- Transit Oriented Development



Example shown for illustration purposes only  
Design: bKL Architects

## Development Opportunities in Partnership with



Our team has **boots on the ground** and we know how to execute your **Opportunity Zone** project.

We provide a full service integrated program and project management platform, delivering results for Residential and Commercial development.

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