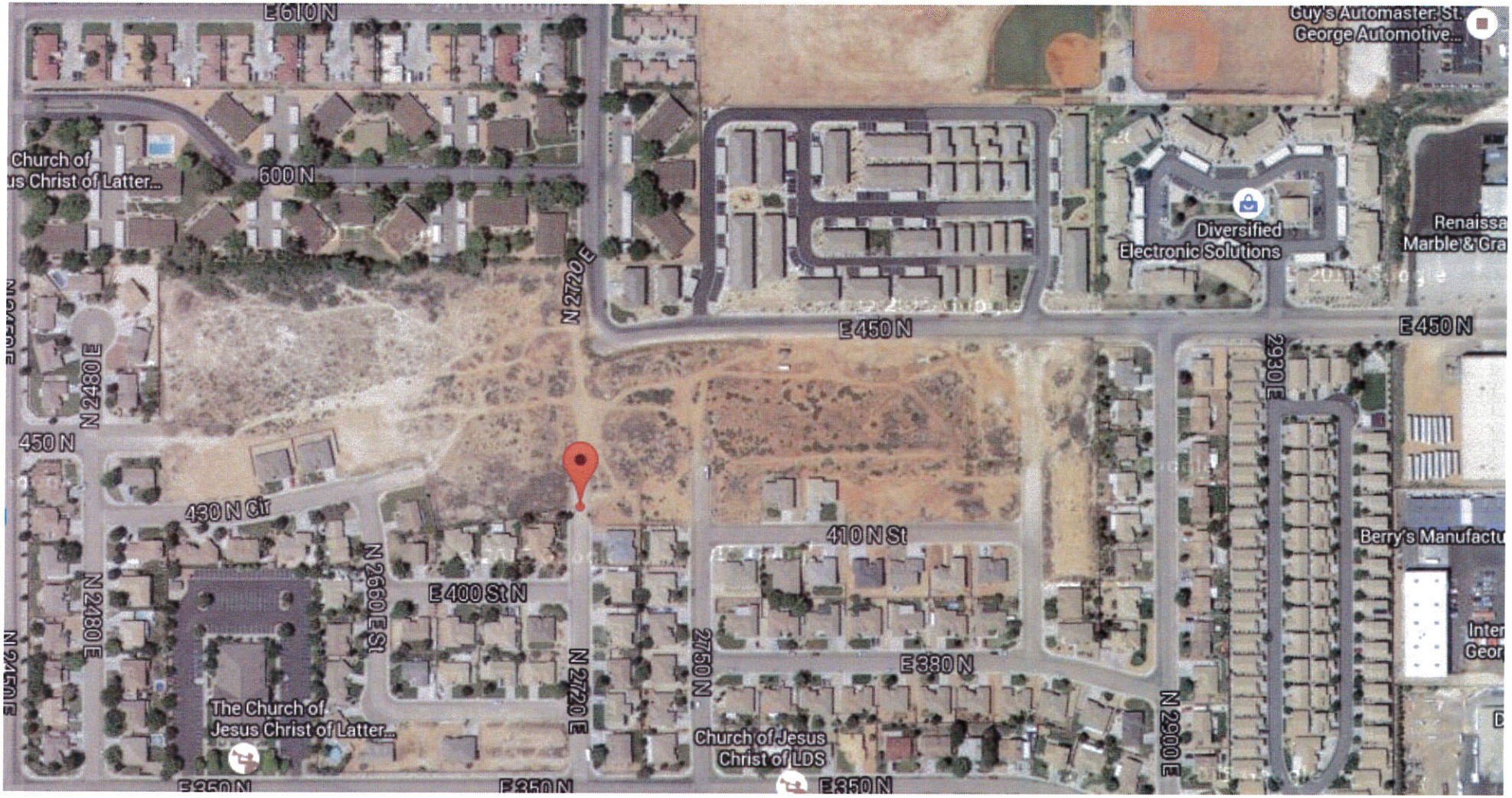
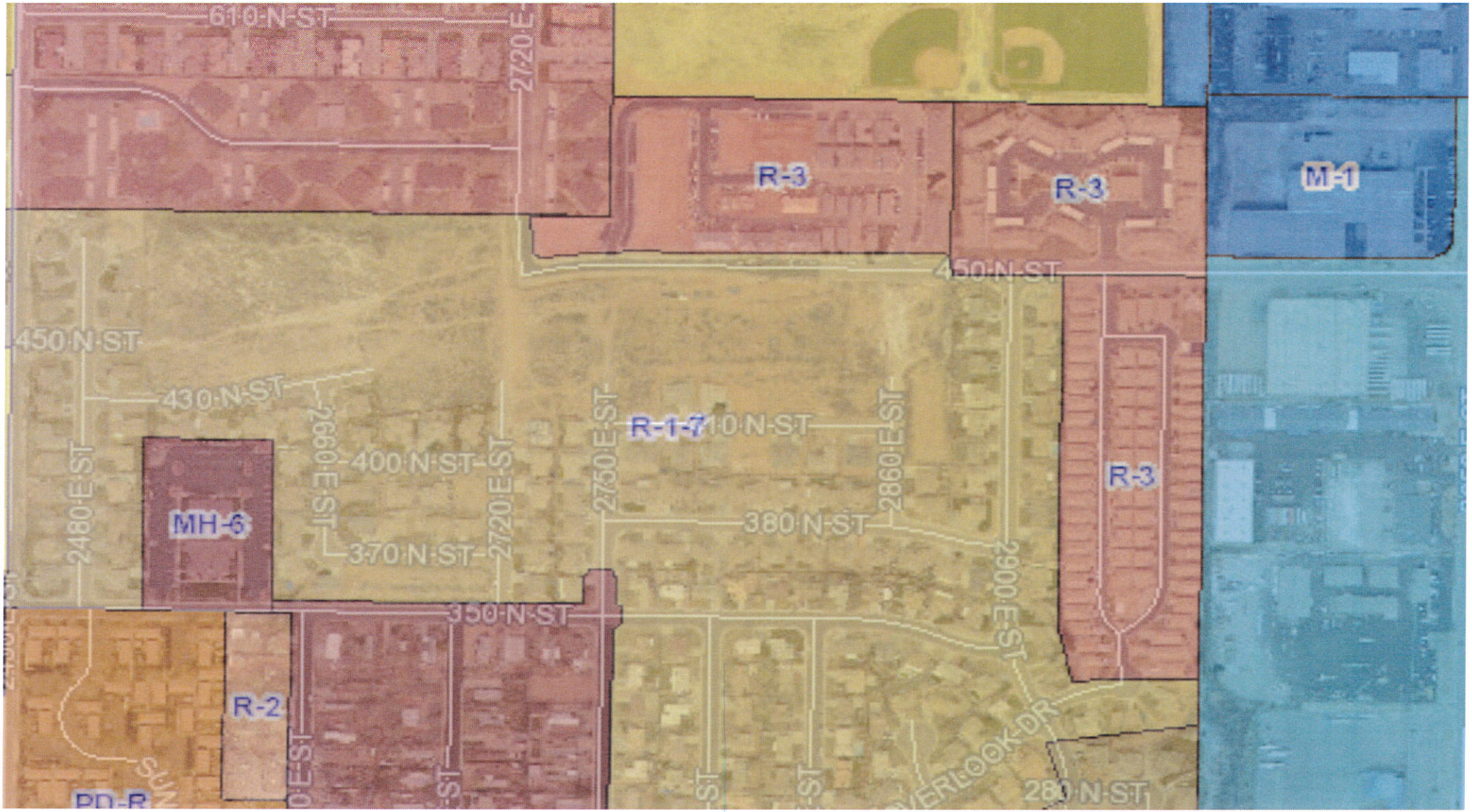
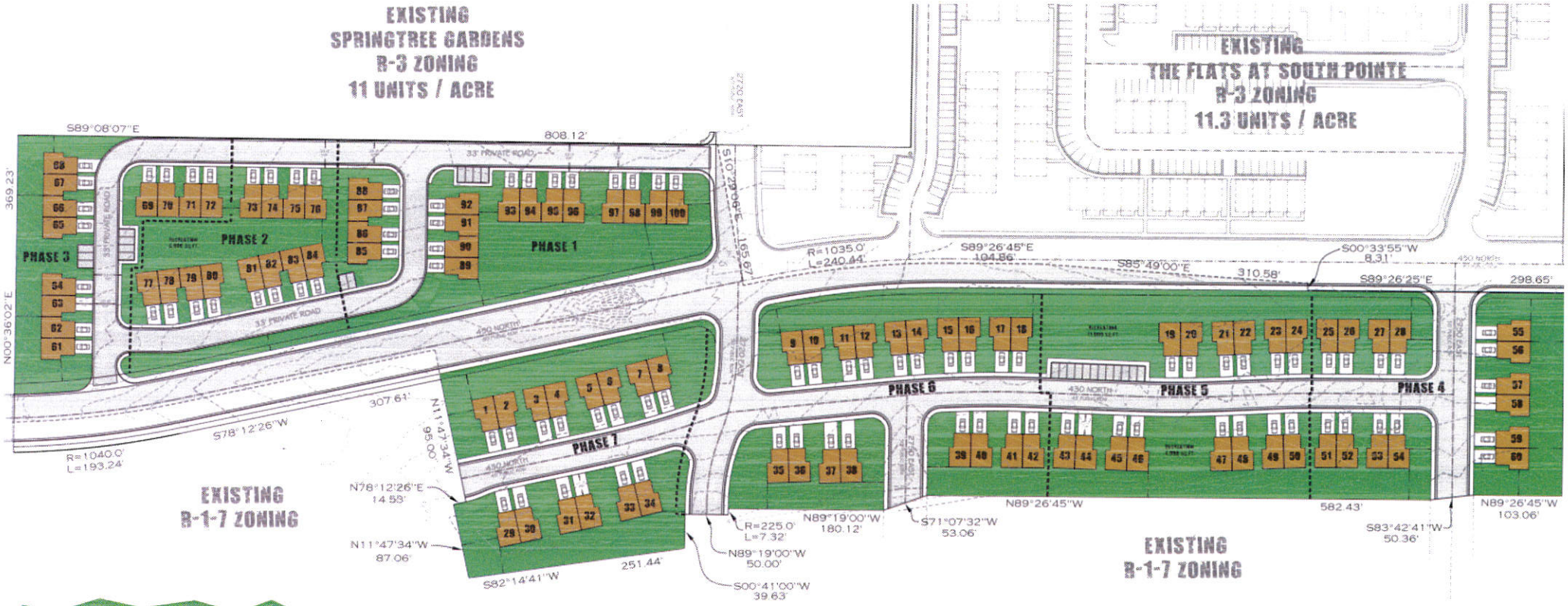
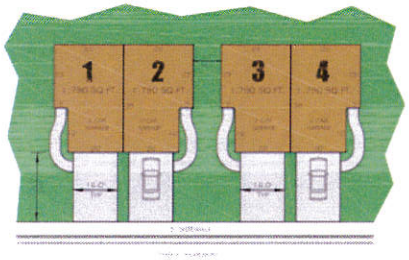
Residences at Four-Fifty


E 610 N
Guy's Automaster: St. George Automotive...
Church of
us Christ of Latter...
600 N
Diversified
Electronic Solutions
Renaissa
Marble & Gra
N 2720 E
E 450 N
E 450 N
2930 E
N 2430 E
450 N
430 N Cir
410 N St
Berry's Manufactu
N 2660 E St
E 400 St N
N 2480 E
N 2450 E
2750 N
E 380 N
N 2720 E
N 2900 E
The Church of
Jesus Christ of Latter...
Church of Jesus
Christ of LDS
E 350 N
E 350 N
E 350 N


610 N ST
2720 E
R-3
R-3
M-1
450 N ST
450 N ST
430 N ST
2660 E ST
R-1-7
710 N ST
2750 E ST
2860 E ST
R-3
400 N ST
2480 E ST
MH-6
2720 E ST
380 N ST
370 N ST
2900 E ST
350 N ST
R-2
PD-R
ST
ST
ERLOOK DR
280 N ST



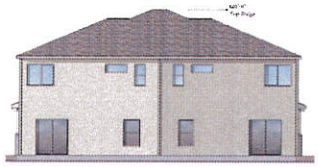


TYPICAL UNIT

RESIDENCES AT FOUR FIFTY

AVOID CUTTING UNDERGROUND UTILITY LINES. IT'S ILLEGAL!
Call before you Dig
1-800-662-4111

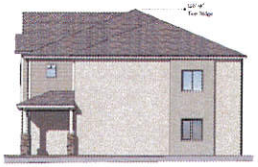
Duplex



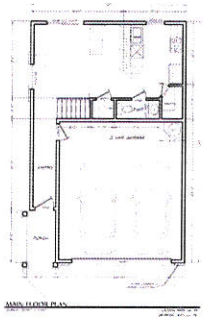
Rear Elevation

Front Elevation

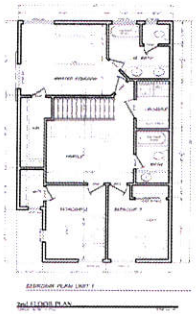
Left Elevation



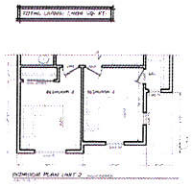
Right Elevation



MAIN FLOOR PLAN



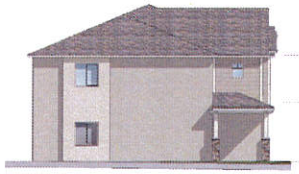
2nd FLOOR PLAN



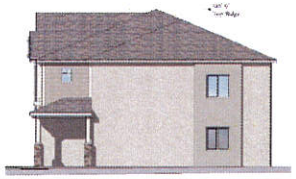
Residences at *Four Fifty*

MRW DESIGN ASSOCIATES INC

Front Elevation

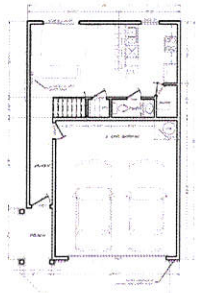


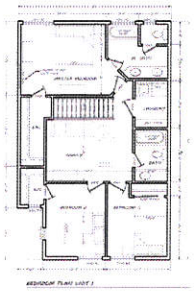
Left Elevation

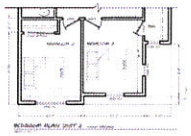


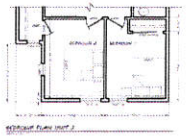
Right Elevation

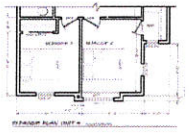
Rear Elevation











Residences at *Four Fifty*

Site Details

Site 13.03 Acres

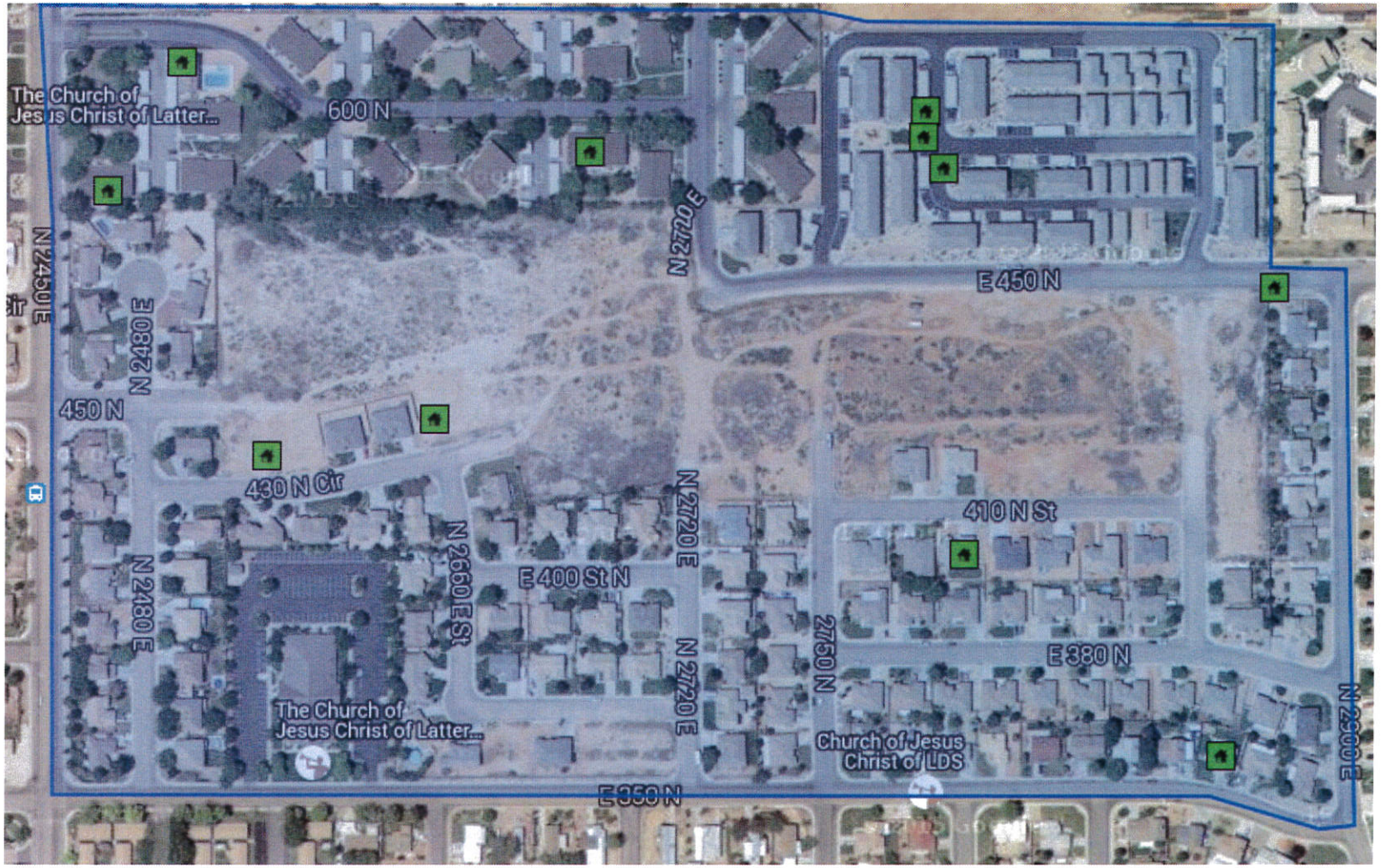
Building Area- 89,500 sq ft 2.05 acres 15.7%

Roadways- 219,236 sq ft 5.03 acres 38.6%

Landscape and Recreation area- 236,395 sq ft 5.43 acres 41.6%

Density 7.67 units per acre

Currently 6.22 units per acre


N 2450 E
The Church of Jesus Christ of Latter...
600 N
N 2480 E
450 N
430 N Cir
N 2660 E St
E 400 St N
N 2720 E
N 2720 E
N 2720 E
N 2750 N
410 N St
E 450 N
E 380 N
The Church of Jesus Christ of Latter...
Church of Jesus Christ of LDS
E 350 N
N 2800 E

Statistical Market Analysis

Status	# Listings	List Volume	Sold Volume		List Price	Sold Price	Sale/List Price	Total SqFt	List Price Per Total SqFt	Sold Price Per Total SqFt	Days On Market	Cumulative Days On Market
Active	10	1,696,000	0	Low	63,500	0	0.00	588	78.67	0.00	6	6
				Avg	169,600	0	0.00	1,441	113.66	0.00	64	62
				High	299,900	0	0.00	2,081	144.18	0.00	243	228
Active	1	299,900	0	Low	299,900	0	0.00	3,134	95.69	0.00	63	63
				Avg	299,900	0	0.00	3,134	95.69	0.00	63	63
				High	299,900	0	0.00	3,134	95.69	0.00	63	63
Overall	**11**	**1,995,900**	**0**	**Low**	**63,500**	**0**	**0.00**	**588**	**78.67**	**0.00**	**6**	**6**
				Avg	**181,445**	**0**	**0.00**	**1,595**	**112.03**	**0.00**	**64**	**62**
				High	**299,900**	**0**	**0.00**	**3,134**	**144.18**	**0.00**	**243**	**228**

Selection Criteria for Comparable Properties

he following search: Property type Residential; Inside the map search Polygon; Status of 'Active'.

Statistical Market Analysis

Status	# Listings	List Volume	Sold Volume		List Price	Sold Price	Sale/List Price	Total SqFt	List Price Per Total SqFt	Sold Price Per Total SqFt	Days On Market	Cumulative Days On Market
Closed	17	2,847,199	2,678,500	Low	50,000	48,200	0.94	588	68.10	65.83	4	4
				Avg	167,482	178,567	0.98	1,476	113.35	114.28	59	88
				High	269,900	264,900	1.02	2,856	146.58	145.28	275	292
Overall	**17**	**2,847,199**	**2,678,500**	**Low**	**50,000**	**48,200**	**0.94**	**588**	**68.10**	**65.83**	**4**	**4**
				Avg	**167,482**	**178,567**	**0.98**	**1,476**	**113.35**	**114.28**	**59**	**88**
				High	**269,900**	**264,900**	**1.02**	**2,856**	**146.58**	**145.28**	**275**	**292**

Selection Criteria for Comparable Properties

:he following search: Property type Residential; Inside the map search Polygon; Status of 'Closed'; Sold Date between '02/25/2014' and '08/25/2025'.

dish