

Bexley, OH 8/10/2023

	Units/Building	Beds/Building	Residential Net Leasable area	Circulation & Utility Area / Building	Clubhouse Area (incl. Leasing)	Retail Area	Parking Garage (incl. sloped areas)	Office Space	Building Total Gross Area (less garage)
Apartments over Parking Deck/ Retail & Office	218	285	180,998	39,989	5,576	11,111	115,711	11,699	249,373
Totals	218	285	180,998	39,989	5,576	11,111	115,711	11,699	249,373

Unit Count Ratios										
Bedroom Type	Unit Type	Unit Net Area SQFT	# of Units / Building	o. of Beds / Building	Total Unit Net area:	1st fl	2nd fl	3rd fl	4th fl	5th fl
Studio	S1	571	8	8	4,568	0	2	2	2	2
Total Studios			8	8	4,568	0	2	2	2	2
1 Bedroom	1A	738	114	114	84,132	0	24	30	30	30
1 Bedroom	1B	663	9	9	5,967	0	0	3	3	3
1 Bedroom	1C	629	20	20	12,580	0	2	6	6	6
Total 1-Bedrooms			143	143	102,679	0	26	39	39	39
2 Bedroom	2A	1,021	29	58	29,609	0	5	8	8	8
2 Bedroom	2B	1,057	24	48	25,368	0	6	6	6	6
2 Bedroom	2C	1,188	8	16	9,504	0	2	2	2	2
Total 2-Bedrooms			61	122	64,481	0	13	16	16	16
3 Bedroom	3A	1,545	6	12	9,270	0	0	2	2	2
Total 3-Bedrooms			6	12	9,270	0	0	2	2	2
Building Totals			218	285	180,998	0	41	59	59	59

Development Totals:					
	STUDIO	1 BEDROOM	2 BEDROOM	3 BEDROOM	
	8	143	61	6	
	3.67 %	65.60 %	27.98 %	2.75 %	
TOTAL UNITS:	218				

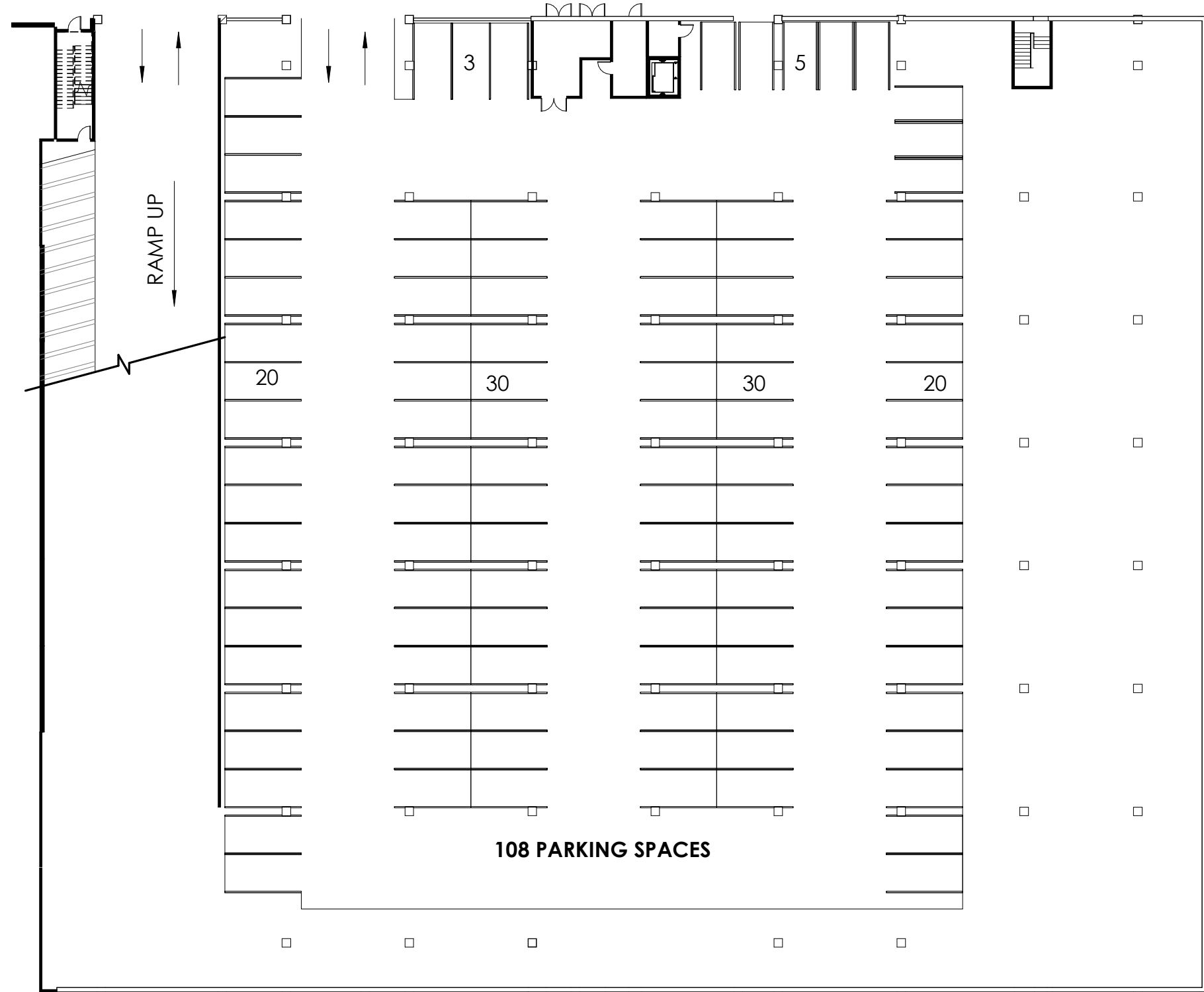
EFFICIENCY RATIO (NET LEASABLE AREA/ GROSS BUILDING AREA)	
BUILDING #1	81.7 %
INCLUDES RENTABLE RETAIL AREA AND OFFICE SPACE	

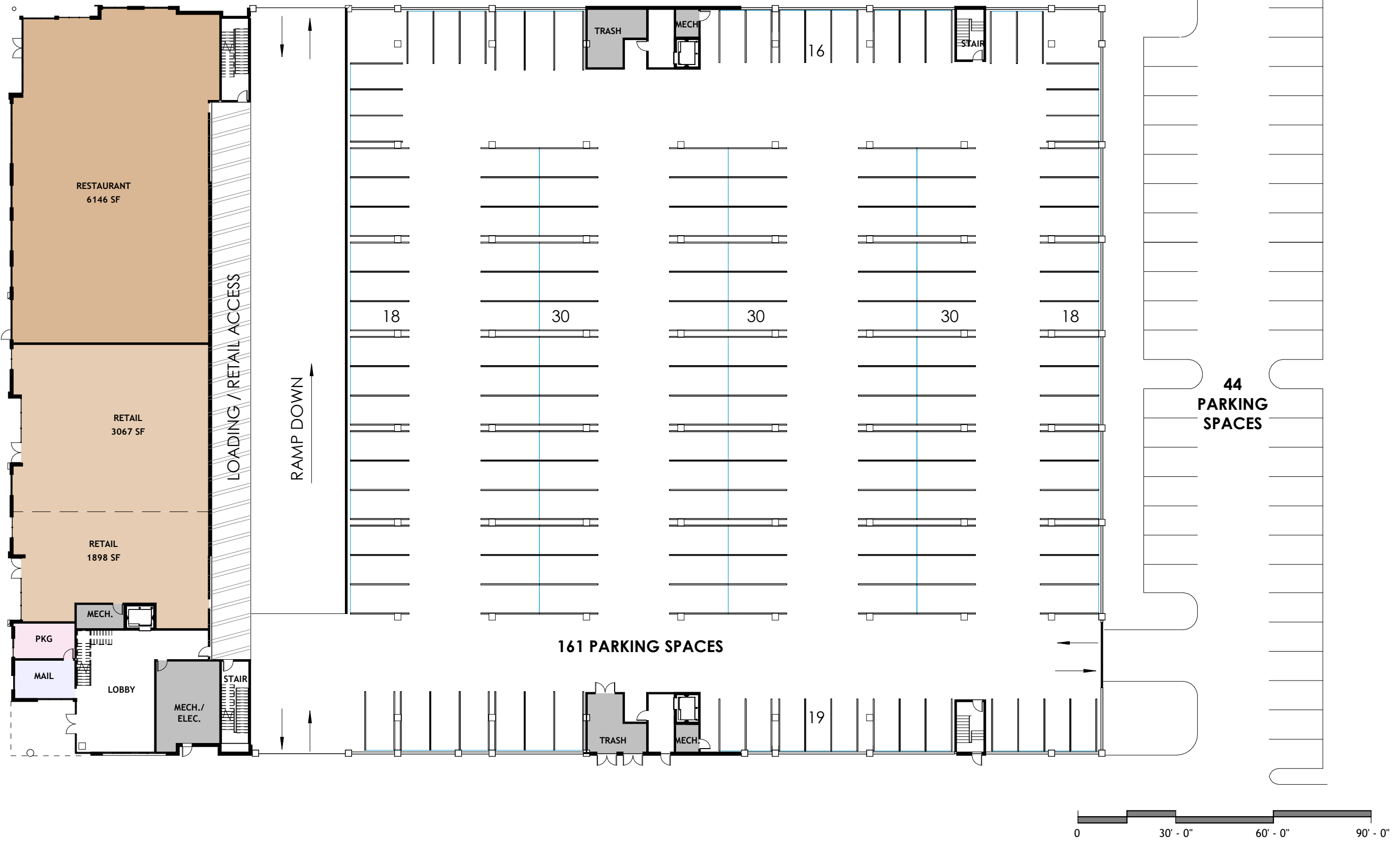


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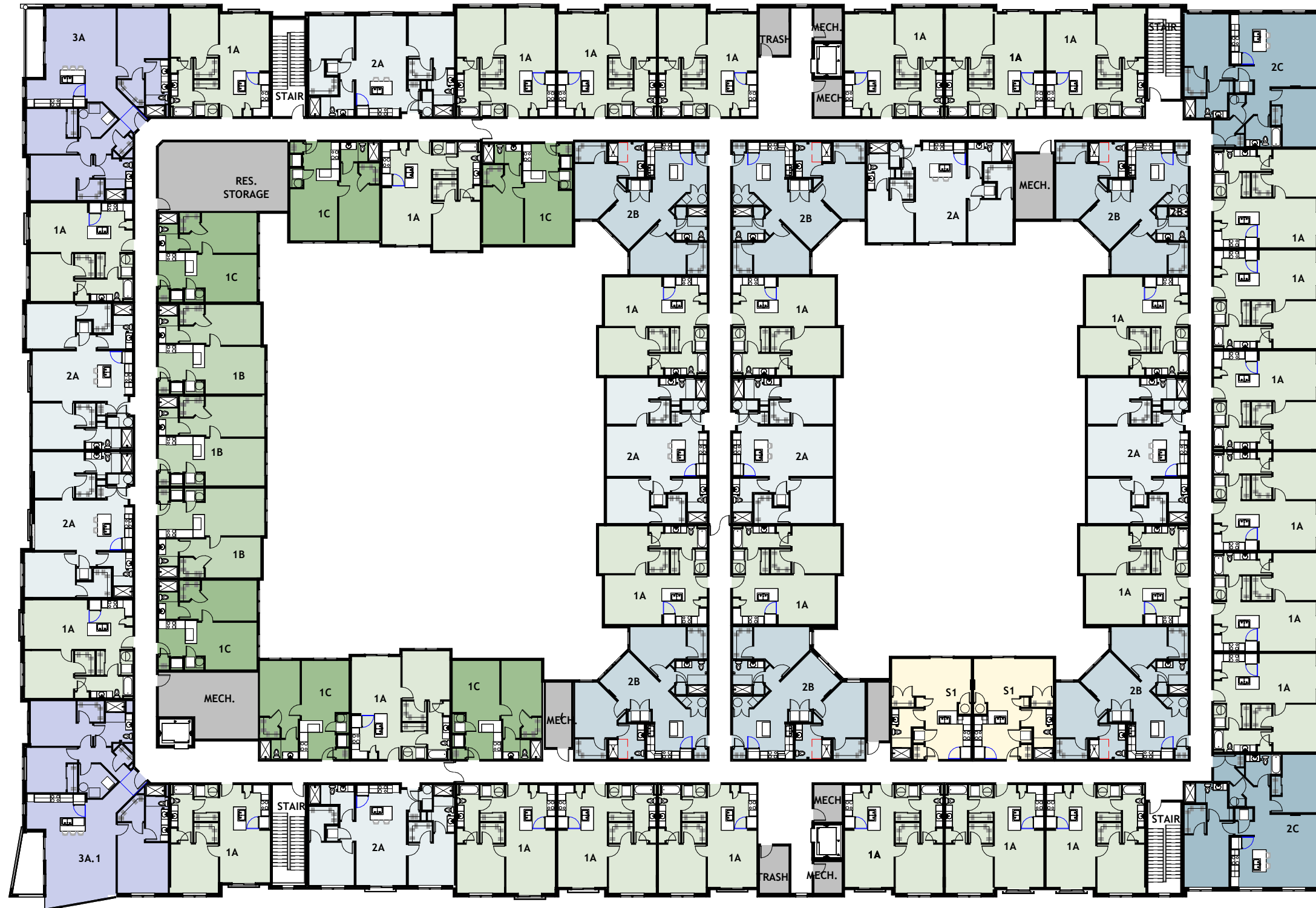
2200 E. MAIN STREET











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1 MAIN STREET ELEVATION

1" = 30'-0"



2 EAST ELEVATION

1" = 30'-0"



1 WEST ELEVATION
1" = 30'-0"



3 NORTH ELEVATION
1" = 30'-0"