



FOR IMMEDIATE RELEASE

GREYSTEEL RETAINED AS EXCLUSIVE ADVISOR AND AGENT FOR THE SALE OF A TWO PROPERTY PORTFOLIO LOCATED IN DALLAS, TX

September 25, 2017, Dallas, TX – Greysteel, a national commercial real estate investment services firm, has been named exclusive advisor and agent for the sale of The Bailiwick and Tree Top, a two property, 100-unit portfolio located in Dallas, Texas.

Greysteel Managing Directors, Doug Banerjee and Boyan Radic; Senior Investment Associate, Andrew Mueller; and Investment Associate, Andrew Hanson who are all based in the company's Dallas and Fort Worth offices, are marketing the Properties.

The Bailiwick and Tree Top total 100 units, with 63 units at The Bailiwick and 37 units at Tree Top. Sprawled across a total of 1.84 acres (80,150 square feet) in the Oak Lawn neighborhood, residents enjoy close proximity to Uptown, Downtown, and major thoroughfares. The Bailiwick was constructed in 1972 and Tree Top in 1966, and are both wood frame construction.

Within one mile of the Properties, there is a plethora of diversified employment drivers including numerous retailers, high-rise office buildings, and major hospitals such as Parkland, Texas Scottish Rite Hospital for Children, William P. Clements Jr. University Hospital, and UT Southwestern Medical Center. Travelling residents enjoy quick and convenient access to Dallas Love Field Airport, situated 9 minutes northwest of the Properties.

“The Bailiwick and Tree Top multifamily communities present new ownership with a rare opportunity to renovate all 100 units interiors and capture premium market rents.” said Mr. Banerjee. “With effective rents approximately \$440 under market value at Tree Top, and \$342 under market value at The Bailiwick, the Properties provide significant upside potential as \$300-400/month rent increases are substantial in this market.”

About Greysteel:

Greysteel is a commercial real estate and capital markets services firm with 11 offices located in Phoenix, AZ; Los Angeles, CA; Denver, CO; Washington, D.C.; Baltimore, MD; New York, NY; Philadelphia, PA; Dallas, TX; Fort Worth, TX; and Norfolk, VA. Greysteel serves and advises private and institutional

real estate investors and developers in the marketing, sale, and financing of private capital and middle-market real estate assets. www.greysteel.com

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