

WHY WE PROPOSE

PROPOSING CONVERSION OF THE BUILDING INTO SINGLE ROOM HOUSING

RENOVATION IN PROGRESS

2834 BANKSVILLE AVE, PITTSBURGH PA – 15216

BY

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WE ARE SET UP FOR OCCUPANCY

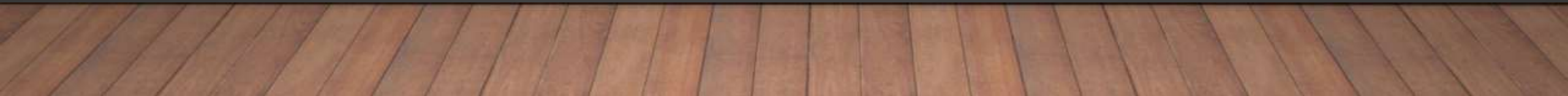
- Office Space
- Free Wi-Fi
- Computer and Printer Access
- Rooms Ready



ADDRESS: 2834 BANKSVILLE AVE, PITTSBURGH PA - 15216



- ROOMS ALREADY SETUP WITH BATHROOMS, TELEVISION, STORAGE SPACE AND WORK DESKS



- INDEPENDENT ROOMS WITH ONE OR TWO BEDS



- LIMITED KITCHEN SETUP AND INTERNET READY ROOMS



- Secured environment for physical safety and emotional well being



- SECURED INDOOR GARAGE FOR THE USERS



- PRIVATE OUTDOOR PATIO AREA ON THE SECOND FLOOR



- **EASY ACCESS TO PUBLIC TRANSPORTATION**

Bus stop across the road

Trolley (T – Red Line) few blocks from the property

EFFECTIVE 9/04/22

36

38

41

36 Banksville

Downtown • Banksville • Dormont
Mount Lebanon • Bethel Park
South Hills Village

38 Green Tree

Downtown • Parkway Center • Green Tree
Scott • Mount Lebanon • Collier • Ridgemont
West End

41 Bower Hill

Downtown • Station Square • West Liberty
Avenue • Dormont • Mount Lebanon • Scott
Bridgeville

✓ 36 From Banksville Rd

---Right Across from the building

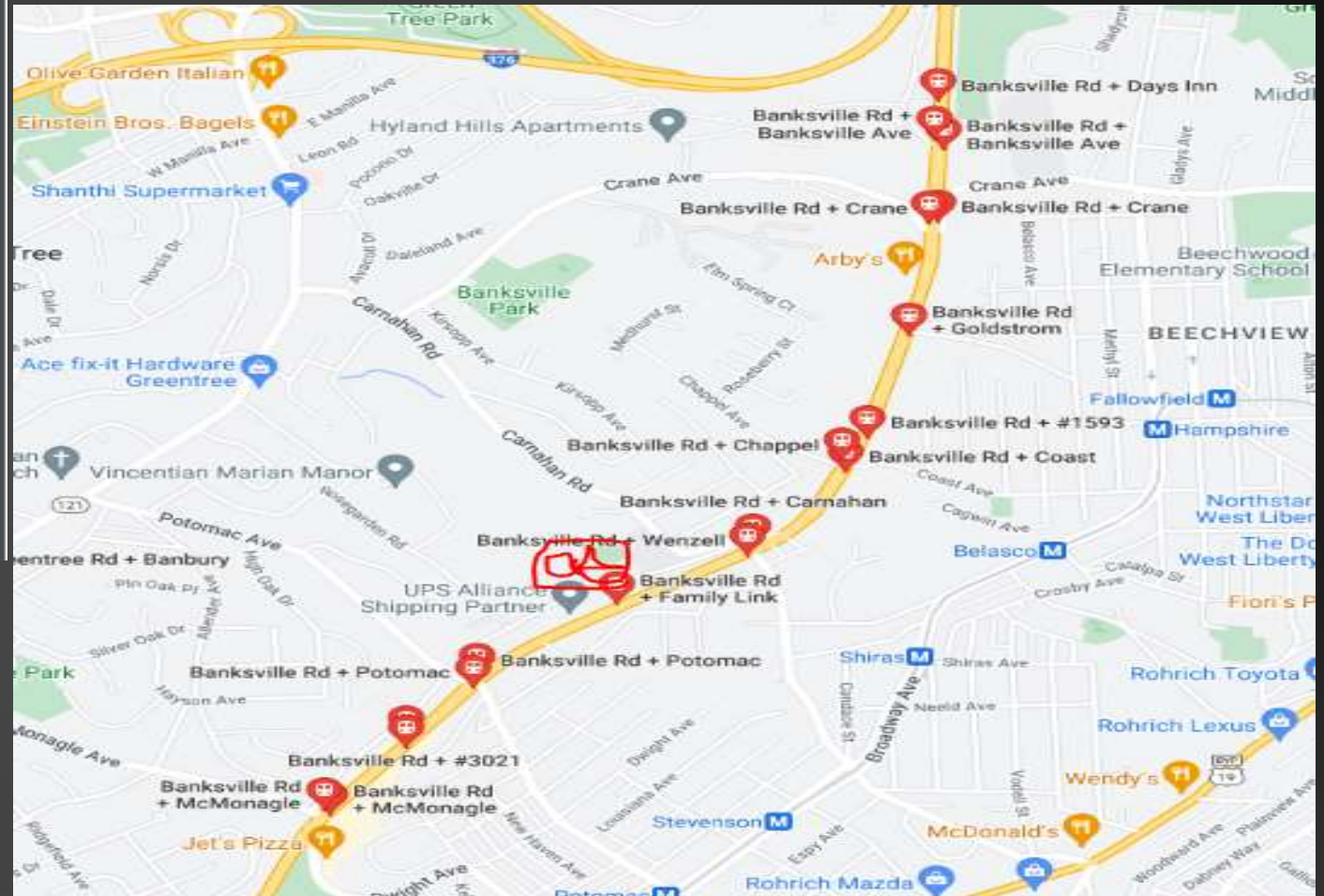
✓ 38 From Green Tree

---Right on Potomac and a short walk to the end of the street

✓ 41 From Bower Hill

---Right on Banksville Rd and a short walk

• POPULAR BUS ROUTE





• T (Red Line)

Connects from North Shore – Downtown- Beechview
 - Castle Shannon – South Hills Village

RED LINE- SOUTH HILLS VILLAGE VIA BEECHVIEW	
MONDAY THROUGH FRIDAY SERVICE	
To Downtown Pittsburgh - Northshore	To Beechview - Castle Shannon - South Hills Village
Upper Saint Clair South Hills Village (Park and Ride)	North Shore Allegheny Station
Bethel Park Washington Junction (Park and Ride)	Downtown Wood St Station Outbound Platform
Castle Shannon Overbrook Junction	Station Square Outbound Platform
Castle Shannon (Park and Ride)	South Hills Junction Outbound Platform
Mount Lebanon Mt. Lebanon Station (Park and Ride)	Beechview Fallowfield Station
Dormont Dormont Junction (Park and Ride)	Dormont Potomac Station (Park and Ride)
Potomac Station (Park and Ride)	Dormont Dormont Junction (Park and Ride)
Beechview Fallowfield Station	Mount Lebanon Mt. Lebanon Station (Park and Ride)
South Hills Junction Inbound Platform	Castle Shannon Castle Shannon (Park and Ride)
Station Square Inbound Platform	Castle Shannon Overbrook Junction
Downtown Wood St Station Inbound Platform	Bethel Park Washington Junction (Park and Ride)
North Shore Allegheny Station	Upper Saint Clair South Hills Village (Park and Ride)
4:09 4:21	5:00 5:15
4:15 4:27	5:08 5:22
4:18 4:29	5:14 5:28
4:19 4:31	5:17 5:32
4:23 4:38	5:22 5:37
4:25 4:40	5:27 5:42
4:28 4:43	5:32 5:47
4:33 4:48	5:37 5:52
4:39 4:54	5:42 5:57
4:43 4:58	
4:48 5:03	
4:57 5:12	

- **EMPLOYMENT OPPORTUNITIES**

Skilled and non-skilled jobs in the area

WHY CONSIDER THIS LOCATION

- Most rooms are ready to be occupied.
- Internet access / office setup
- Basic kitchen setup
- Outdoor recreational area away from the crowd
- Large space available for community room setup
- Already a secured location with indoor garage
- On bus And the trolley route

WHAT WE CAN DO IN NEXT FEW MONTHS

- ✓ Fully functional kitchen, with Oven, gas stoves, air fryer, toaster, and Coffee Maker
- ✓ Kids Play area with slides, mini swings, jungle gyms etc.
- ✓ Upgraded community Room with Televisions, Comfortable Sofa, Reading area.
- ✓ Counselor Service /Office
- ✓ Additional Computers and Printers in larger office space
- ✓ Add closet space in rooms

THANK YOU FOR LISTENING

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