



INVEST

SELL

RENT

BUY

Baltimore Maryland Metro

INVESTMENT REAL ESTATE



Our company was established in 2004

by Craig Reich, a Maryland native who was born and raised in Baltimore. The focus of the company was buying, renovating and reselling homes. Within a few years we became the largest home renovation company in Maryland. As the company continued to grow, it expanded into a full service real estate investment company that buys, renovates and resells homes, buys, renovates and leases rentals, and includes a retail real estate team that serves buyers & sellers throughout the Metro area.

Our Core Values:

Passion | Community | Integrity | Empowerment

With over 3,000 homes bought, renovated and sold under our belts, we have developed a network of resources and relationships that we use to buy homes inexpensively. This allows us to do everything else at a very high level. It allows us to operate a rental portfolio of nearly 300 rental properties throughout the Baltimore Metro market, personally owned and operated by CR of Maryland.



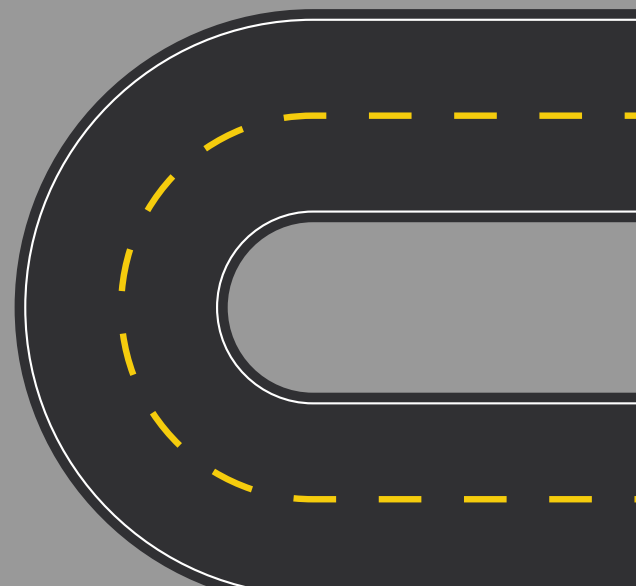
Maryland is centrally located in the heart of the eastern seaboard. The area thrives with easy access to and through for nearly 1/3 of the U.S. population.

Thriving Chesapeake Bay is a port for the World – The port of Baltimore is the nation’s leading roll-on/roll-off port. It is served by two Class I freight rail lines, and offers immediate access to I-95 and I-70, the major thorough fares to points north, south and west.

Access by air is equally easy. Besides Maryland’s own BWI Thurgood Marshall Airport, three other major airports are just a short drive away, in neighboring Philadelphia, Northern Virginia and Washington, D.C. And the Baltimore-Washington area is the nation’s fourth-largest market.

The Baltimore Metro Region consists of the independent city of Baltimore and five counties in Maryland. The market is located between Philadelphia and Washington, D.C.

For purposes of this analysis, and includes the Counties of Baltimore, Carroll, Harford, Anne Arundel, and Howard.





Maryland's economy has grown rapidly in the last 6 years due to the passing of new legislation with a concerted effort to be business friendly.

Key industries include:



Bio & Health Life Sciences



IT & Cyber Security



Advanced Manufacturing



Military & Federal



Aerospace & Defense



Financial Services



Energy & Sustainability



Maryland is known for excellence in education.

School System

- Maryland ranks 2nd overall in the U.S. based on educational attainment, school quality, and achievement gaps.
- Maryland's public K-12 school system ranks eighth in the nation based on 25 quality and safety metrics.

Higher Education

Johns Hopkins University

- Ranks 10th in the U.S. News and World Report rankings for Best Colleges.
- Ranks first among U.S. colleges and universities in total National Institutes of Health awards, including grants and contracts for research, development, training and fellowships (\$674.6 million).
- Ranks first among academic institutions in the nation in research and development expenditures, totaling \$2.56 billion in FY 2017. The university also ranks first in federally funded research (\$2.18 billion).

University of Maryland College Park

- Ranks 15th in the world following subjects:
atmospheric science, environmental engineering, remote sensing, communications, business administration, management, and library and information sciences.





Nonfarm payrolls in the Baltimore Metro region increased in each of the past 8 years, led by gains in the professional and business services and in the education and health services sectors.

During the 12 months ending May 2018, nonfarm payrolls increased by 5,600 jobs, or 1.1 percent, to 1.41 million jobs. During the 3-year forecast period, nonfarm payrolls are expected to grow at an average annual pace of 1.1 percent annually.

1st in percentage of employed PhDs and engineers

1st highest concentration of workers in STEM occupations
(U.S. Bureau of Labor Statistics, 2018)

2nd Most Educated State
(WalletHub, 2018)

5th Most Innovative State
(Bloomberg, 2019)

15 of 20 U.S. aerospace & defense companies call MD home

70 of 100 top defense contractors are located in MD



- Maryland is home to four Fortune 500 Companies including Lockheed Martin, Marriott International, Discovery Communications and Host Hotels and Resorts.
- Maryland is home to more than 10 military bases across multiple branches of the U.S military.
- Maryland is eighth in a ranking of America's Best States to Live In. *(24/7 Wall Street, 2018)*
- Maryland is the fourth safest state to raise children. *(SafeHome.org, 2018)*
- Baltimore maintains its first place position among the "Best American Cities for Women in Business," which is based on the percentage of women-owned businesses, executive jobs held by women, gender wage gap, and buying power of women. *(ShareFile.com, 2018)*
- Baltimore places fifth in a ranking of the "Top 10 Rising Cities for Startups" based on costs, education levels, college presence, entrepreneurship rates, working-age population growth and venture capital investment. *(Forbes, 2018)*

Local Brands. International Presence.



JOHNS HOPKINS
MEDICINE



Domino
SUGAR



amazon





The overall rental vacancy rate is estimated at 4.3 percent, down from 7.2 percent in 2010.

During the 3-year forecast period, demand is expected for 2,500 newmarket-rate rental units.





Take ownership of a property that cash flows!

Keep in mind, we do all the work for you.

You buy a cash flowing investment.

- 1.** We find the property and buy it.
- 2.** We renovate it. We find tenants.
- 3.** Our experienced Property Management Partner manages it, collects monthly rent and sends the rent to you.

**Call today to
start the conversation!
(443) 798-2281**

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