



Join a Network for
Building Black Wealth with
REAL ESTATE

Join The BNIC Network LLC
as we rebuild the
Blackest city in America...



Why invest in Detroit?

1. **Affordability:** Detroit's real estate market remains one of the most affordable in the United States. This affordability attracts both first-time homebuyers and investors, providing a low barrier to entry compared to other major metropolitan areas. Investing here allows for higher potential returns on investment due to lower initial costs, making it an attractive option for those looking to maximize their real estate budget. ([Steadily Landlord Insurance](#)).
2. **Rising Property Values:** There has been a consistent upward trend in property values, with the median sale price showing a year-over-year increase of 7.1% as of March 31, 2024. This indicates a resilient market with growing equity for homeowners and investors. The steady appreciation in property values suggests a robust market that can provide significant capital gains for long-term investors. ([S&P Corelogic Case-Shiller](#)).
3. **Strong Rental Demand:** Detroit's rental market is thriving due to the influx of professionals attracted by the city's revitalization and growing job opportunities in sectors like technology and healthcare. This demand has led to increased occupancy rates and rental prices, presenting lucrative opportunities for buy-and-hold real estate investors. The strong rental demand ensures a steady cash flow and lower vacancy rates, which are critical for the success of rental property investments. ([Detroit REIC](#)).
4. **Revitalization and Economic Growth:** Detroit has been undergoing significant revitalization efforts, which have transformed the city into a vibrant hub for business and culture. These efforts have led to a population increase in 2023 for the first time in 66 years, making Detroit the 26th most populous city in the United States! This resurgence enhances property values and overall market vitality, offering more opportunities for economic engagement and investment. ([CBS News](#)).
5. **Pro-Investor Policies:** The city has implemented several pro-investor policies, including tax incentives and favorable zoning laws, which enhance the attractiveness of Detroit's real estate market. These policies are designed to foster investment and support the city's economic growth, making Detroit a favorable environment for long-term real estate investment. Such supportive policies not only lower the risk but also boost the profitability of investments in the Detroit real estate sector. ([Norada Real Estate Investments](#)).



Join The BNIC Network and the Renaissance of Detroit Real Estate



Connect with us today to learn how you can contribute to and benefit from Detroit's growth. Whether you're a first-time investor or looking to expand your portfolio, we're here to guide you every step of the way.

- Typical investment is **\$50,000** for us to create a turnkey rental investment property for you that generates \$7,500/year in Net Operating Income (we manage all aspects of the real estate deal). That's a 15% cap rate for the investor if they keep it. Or sell that property for around \$75,000 to an out-of-state investor who's looking for cash flow from a turnkey rental property that gives them a 10% cap rate.
- Don't have \$50,000? We have fractional ownership starting at **\$500** that pays out quarterly and provides the investor with a truly passive investment (we manage everything) that pays out around 8% annually (that's not including any future appreciation).

Contact us to discover investment opportunities!

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