

KHAIR COMMUNITY CENTER CAMPUS

- ✓ **Long-term vision: a 10-acre integrated Khair campus**
- ✓ **This acquisition is a foundational piece and a part of the full puzzle**
- ✓ **The opportunity: 1058 Egypt Rd, Oaks, PA**
 - Off-market transaction for \$475,000
 - Property type: Retail-Restaurant
 - Lot size ~1 acre
 - Building size 1,056 sq ft
- ✓ **Why this Property:**
 - Essential campus puzzle piece
 - Time-sensitive opportunity
 - High-impact, income-producing asset
 - Strong local demand & mission alignment
 - Multi-use potential
 - Expanding the local Muslim Footprint
- ✓ **Why Now**
 - Seller seeking expedited closing
 - Rare off-market availability
 - Long-term scarcity of adjacent land
 - Real Estate value growth of local area

✓ How It Works (Endowment Model)



- ✓ **Governance & Stewardship**
 - Annual Reporting and Transparency
 - Clear Endowment Policies
 - Endowment Committee Oversight

- ✓ **Call to Action**
 - Support the Khair Endowment
 - Champion & Articulate the Greater Khair Vision
 - Build something that lasts generations

