

Development

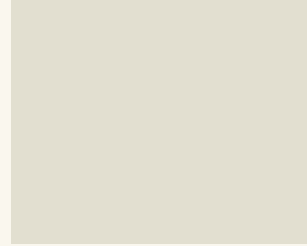
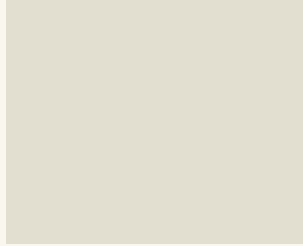


Gateway Townhomes

Type: Townhome

Address: 5714 4th St NE
Fridley, MN 55432

Number of Units: 28 **Completion Date:** 2002



Project Type:

For-Sale Townhomes

Target Market:

First time home buyers, empty-nesters, single professionals, couples, and young families.

Project Narrative:

The project consists of the construction of 28 for sale townhome units on a 4.53-acre site in the southern corner of Fridley. The project is an in-fill development which capitalizes on the convenience and pent-up demand for a fully developed first ring suburb. The goal of the project is to create a human-scaled "neighborhood" with a mix of offerings which appeal to the target market population. The project offers a mix of 28 three-story tuckunder garage townhomes. Standard features include: Walk-through "townhouse" design, attached double garage, expansion space in the basement, oversized vinyl windows, oak woodwork, all appliances, and maintenance free exteriors.

Services Provided:

Property Acquisition
Project Administration
Design / Construction Supervision
Project Marketing / Unit Sales

Project Data:

Total Project Cost: \$4,976,000
Type of Unit: Three-Story Townhouse Design
Number of Units: 28
Number of Buildings: 8
Total Site Area: 4.53 Acres

Unit Information:

Unit Type: 2 Bedroom
Number of Units: 28
Average Size: 1,440 sq. ft.