

Development

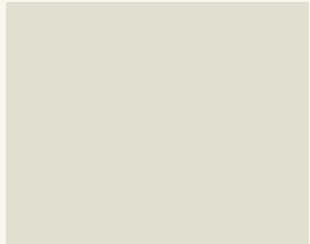
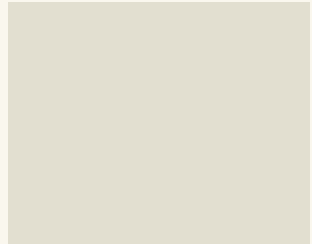


REAL ESTATE EQUITIES

Providing Housing for Quality Living

Lafayette Oaks Townhomes

Type: Townhome **Address:** 325 Cedar Str 400 Degree of Honor Bldg West St. Paul, MN 55101 **Number of Units:** 39 **Completion Date:** 2000



Project Type:
For-Sale Townhomes

Target Market:
Seniors and empty-nesters, single professionals, couples and young families.

Project Narrative:
The project consists of the construction of 39 townhome units on a 7-acre site in the south-east corner of West St. Paul. The project is an in-fill development which capitalizes on the convenience and pent-up demand of 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 22 one-level and 17 two-level townhomes. Standard features include: Walk-through "townhouse" design, attached double garage, basement, 9' vaulted ceilings, oversized windows, 6-panel doors, all appliances, and maintenance free exteriors

Services Provided:
Site Acquisition
Project Administration
Design / Construction Supervision
Project Marketing / Unit Sales

Project Data:
Total Project Cost: \$6,000,000
Type of Unit: 1- and 2-Story Townhouse Design
Number of Units: 39
Number of Buildings: 6
Total Site Area: 6.7 Acres

Unit Information:			
Unit Type:	2 Bedroom	2+ Bedroom	Project Ave.
Number of Units:	21	18	39
Average Size:	1,278 sq. ft.	1,452 sq. ft.	1,358 sq. ft.