



# INVESTOR PORTFOLIO OPPORTUNITIES



Vesper is a completed 41-story residential tower in the heart of downtown Austin, with active leasing already underway. A limited collection of residences is now available for purchase with leases already in place, offering immediate income from day one.

Investors can purchase individual residences or assemble a portfolio, depending on budget and strategy. On-site property management services are already in place, and buyers can choose to continue those services. Each home is part of a professionally managed building positioned in the center of Austin's Rainey St. District.

UNIT #	FLOOR PLAN	BED	BATH	SCHEME	Exposure	UNIT SF	List Price	Leased Rate	\$/SF
1201	B7	2	2	Desert Calm	NW	1240	\$919,000	\$4,000	\$3.23
1203	B1	2	2	Desert Calm	N	941	\$649,000	\$3,100	\$3.29
1508	A1	1	1	Industrial Rainey	S	667	\$439,000	\$2,000	\$3.00
1606	B6	2	2	Desert Calm	SE	1224	\$865,000	\$4,195	\$3.43
1608	A1	1	1	Desert Calm	S	667	\$439,000	\$2,210	\$3.31
1708	A1	1	1	Mid Century	S	667	\$445,000	\$2,200	\$3.30
1908	A1	1	1	Industrial Rainey	S	667	\$455,000	\$2,225	\$3.34
2002	A3	1	1	Desert Calm	N	697	\$499,000	\$2,550	\$3.66
2408	A1	1	1	Desert Calm	S	667	\$475,000	\$2,595	\$3.89
3004	A10	1	1	Desert Calm	NE	892	\$685,000	\$3,300	\$3.70
<b>Total</b>						<b>8329</b>	<b>\$5,870,000.00</b>	<b>\$28,375.00</b>	<b>\$3.41</b>

## Contact Sales:

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Showroom: 84 East Avenue, Suite 4004

## Quick Facts:

Excellent option for a 1031 exchange.  
Cost of leasing permits included.