



## EXCLUSIVE NEW OFFERING



## CASPER LIHTC PORTFOLIO

We are pleased to present the exclusive listing of two communities known as the Casper LIHTC Portfolio. The two projects total 90 units and were both built in 2009 with low-income housing tax credits.

Cornerstone Apartments is 36 units with floorplans including two- and three-bedrooms. Every apartment home has a private entrance and an attached balcony or patio. Legacy Senior Residences is 54 units and includes spacious one- and two-bedroom floorplans specifically designed for seniors age 55+. Detached garages are available at both sites.

The buildings are directly adjacent to one another in Casper, Wyoming. The portfolio is well-located in the central/eastern part of the state, conveniently off Interstate 25. They are both within a QCT and remain fully occupied.

## QUICK FACTS

- Located in Casper, WY
- 90 Units
- 100% occupied
- 54 units: Senior 55+
- 100% LIHTC

### Combined

- Pro forma NOI: \$422K
- Pro forma GPR: \$990K