

The Trees At Madison

5101 Hackberry Ln, Sacramento, CA, 95841



Listing Price
\$16,995,000



Cap Rate
5.57%



of Units
80

FINANCIAL

Listing Price	\$16,995,000
Down Payment	44% / \$7,495,000
NOI	\$946,794
Cap Rate	5.57%
Total Return	5.51%
Price/SF	\$330.90
Rent/SF	\$2.59
Price/Unit	\$212,438

OPERATIONAL

Rentable SF	51,360 SF
# of Units	80
Lot Size	3.95 Acres (172,062 SF)
Occupancy	96%
Year Built	1970

