

## FACT SHEET

### Capitol Heights

- Location: Tumwater, WA
- Acquired: June 2022
- Acquisition price: \$34.1 MM
- Renovation budget: \$3.7 MM
- Renovation plan includes:
  - Interior unit renovations with market-leading finishes
  - Full renovation of the clubhouse, leasing office, and fitness center
  - Enhancing outdoor amenity spaces
  - Installation of pet-wash
  - Rebranding and repositioning plan
- Units: 115
- Built in 1990
- Number of buildings: 10
- Address: 1221 Mottman Rd SW, Tumwater, WA 98512

### Etta

- Location: Seattle, WA
- Acquired: July 2022
- Acquisition price: \$20 MM
- Renovation budget: \$1.3 MM
- Renovation plan includes:
  - Renovate indoor and outdoor community areas
  - Upgrade interior units with market-leading finishes
  - Exterior updates including installation of electric-car charging stations
  - Rebranding and repositioning plan
- Units: 80
- Built in 1989
- Number of buildings: 1
- Address: 1710 Northwest 57<sup>th</sup> St, Seattle, WA 98107

### Big Trout Lodge

- Location: Liberty Lake, WA
- Acquired: September 2022
- Renovation budget: \$5.3 MM
- Renovation plan includes:
  - Expanding and upgrading fitness center
  - Refreshed office and clubhouse
  - Upgraded pool amenities including a poolside community cabana
  - Improvements to the pet park including a pet-wash station
  - Installation of electric vehicle charging station
  - Interior unit upgrades with high-end, market-leading finishes
- Units: 297
- Built in 1999
- Number of buildings: 14
- Address: 22809 E Country Vista Dr, Liberty Lake, WA 99019.