

## PROJECT/OWNERSHIP

CALAROGA TERRACE 234-8271  
1400 NE 2ND AVE. 97232  
OWNER:  
CALAROGA LIMITED PARTNERSHIP 234-8271  
305 NE 102ND AVE.  
PORTLAND, OR 97220  
YEAR OF ACQUISITION: 1990

## LEGAL

ADDITION: HOLLADAYS  
BLOCK: 61 MAP: 2930  
LOTS: 1-8

## PUBLIC DATA

CENSUS TRACT: BLOCK:  
URD: OR CONVENTION CENTER  
AREA: ZONING: RXd

## ASSESSMENT AND TAXATION

LAND VALUE IMPROVEMENTS TOTAL VALUE TAX EXEMPTIONS  
\$ 400,000 + \$ 6,160,000 = \$ 6,560,000 \$ 0

TAX ACCT NO. TAX YEAR DATE APPRAISED TAX EXEMPTION  
396201880 91/92 1991

## BUILDING DATA

SITE AREA: 40000 sf USAGE: HOUSING: 98 %  
BLDG AREA: 267299 sf OFFICE: 0 %  
STORIES: 16 RETAIL: 2 %  
BASEMENT: Y  
YR BUILT: 1968 STATUS: OPEN  
HISTORIC: NO CONDITION: EXCELLENT

RENOVATION: ADDED RESIDENTIAL CARE TO 4TH FLOOR.

## PUBLIC FINANCING:

TYPE: MULTIFAMILY: STUDENT:  
HOTEL/MOTEL: GROUP LIVING: X  
SRO: CONDO:  
TRNSNT LODGNG:

UNIT MIX RENTS	\$400- \$500	\$501- \$600	\$601- \$700	\$701- \$800	\$801- \$900	\$901- \$1000	\$1001- \$1100	\$1101- \$1200	\$1201- \$1300	\$1301- \$1400	\$1401- \$1500	>\$1500	N/A	TOTAL
HOTEL/MOTEL LOFTS														
STUDIO 1 BEDROOM						142					110			142 110
2 BEDROOM												21		21
3 BEDROOM														
SIZE N/A														
TOTALS	0	0	0	0	0	142	0	0	0	0	110	21	0	273

## HOUSING UNIT DATA

### RENTAL TYPE:

OPEN MARKET: X  
SECT 8/SUBS:

VACANT UNITS: 1  
AVG HOUSEHLD SIZE: 1  
HOUSEHLD W/MINORS: 0  
UNITS DOUBLED UP: 0  
AVG TIME OF OCC: 3.5 YRS  
UNIT TURNOVER: NA

SRCE: CANDY POCHERT  
DATE: 7/10/92  
MGR: CANDY POCHERT

## TENANT PROFILE

AGE  
<30 YRS: %  
31-60: 1 %  
>60 YRS: 99 %  
EMPLOYMENT  
EMPLOYED: 0 %  
IN DWNTWN: 0 %  
UNEMPLOYED: 0 %  
RETIRED: 100 %  
STUDENT: 0 %

## UTILITIES INCLUDED

WATER/SEWER: X  
GAS: X  
ELECTRICITY: X  
STEAM: X  
GARBAGE: X  
ALL:

EST COST IF  
NOT INCLUDED:  
\$NA /MNTH

## SERVICES

MAID/LINEN: X  
CONCIERGE: X  
24 HR SECURITY: X  
RES FLOOR AIDES:

## AMENITIES

LAUNDRY FACILITIES: X PARKING:  
W/D IN UNIT: ONSITE: X  
W/D HOOKUP: OFFSITE:  
FIREPLACE: SECURED: X  
FURNITURE: COVERED: X  
AIR CONDITIONING: CHARGE: X  
MICROWAVE: SPACES: 78  
DISHWASHER:  
EMERGENCY BUTTON: X DECKS:  
COMMUNITY ROOMS: X GARDEN:  
SECURED ENTRANCE: X POOL:  
ADDITIONAL STORAGE: X JACUZZI:  
BALCONIES: EXERCISE RM:

## COMMENTS

SOME AMENITIES DATA NOT COLLECTED.

LAST UPDATE: