

Low/Moderate Income Housing

PROJECT/OWNERSHIP

TERRACE COURT APARTMENTS
815 SE WASHINGTON STREET

97214

OWNER:

WARREN MCMONIES SR. (MAIL: METZGER-PARKER CO)

249-7777

13011 NE ROSE PARKWAY

PORTLAND

OR 97230

YEAR OF ACQUISITION: 1986

LEGAL

ADDITION: EAST PORTLAND

BLOCK: 181

MAP: 3131

LOTS: 2-7

PUBLIC DATA

CENSUS TRACT: BLOCK:

URD: CENTRAL EASTSIDE

AREA: ZONING: EXd

ASSESSMENT AND TAXATION

LAND VALUE	IMPROVEMENTS	TOTAL VALUE	TAX EXEMPTIONS
\$ 135,200	+ \$ 409,900	= \$ 545,100	\$ 0

TAX ACCT NO.	TAX YEAR	DATE APPRAISED	TAX EXEMPTION
226511510	91/92		

BUILDING DATA

SITE AREA:	18000 sf	USAGE:	HOUSING:	100 %
BLDG AREA:	25216 sf		OFFICE:	0 %
STORIES:	2		RETAIL:	0 %
BASEMENT:	Y			
YR BUILT:	1926	STATUS:	OPEN	
HISTORIC:		CONDITION:	GOOD	

RENOVATION:

PUBLIC FINANCING:

TYPE: MULTIFAMILY: X
HOTEL/MOTEL:
SRO:
TRANSNT LODGNG:

STUDENT:
GROUP LIVING:
CONDO:

UNIT MIX RENTS															HOUSING UNIT DATA	
\$100-	\$151-	\$201-	\$251-	\$301-	\$351-	\$401-	\$451-	\$501-	\$551-	\$601-	\$650+	N/A	TOTAL	RENTAL TYPE:		
														OPEN MARKET: X SECT 8/SUBS:		
HOTEL/MOTEL ROOMING UNIT														VACANT UNITS: 0 AVG HOUSEHLD SIZE: 1 HOUSEHLD W/MINORS: 0 UNITS DOUBLED UP: 0 AVG TIME OF OCC: 8 YRS. UNIT TURNOVER: NA		
STUDIO 1 BEDROOM	5	47											52	SRCE: EVELLYN HUI-HUI DATE: 7/13/92 MGR: EVELLYN HUI-HUI		
2 BEDROOM 3 BEDROOM																
SIZE N/A																
TOTALS	0	5	47	0	0	0	0	0	0	0	0	0	52			
TENANT PROFILE		UTILITIES INCLUDED					SERVICES					AMENITIES				
AGE		WATER/SEWER: X					MAID/LINEN:					LAUNDRY FACILITIES: X				
<30 YRS: 4 %		GAS:					MEALS:					SINK IN ROOM: X				
31-60: 77 %		ELECTRICITY:					24 HR DESK COVERAGE:					MICROWAVE/STOVE: OFFSITE:				
>60 YRS: 19 %		STEAM: X					RES FLOOR AIDES:					FRIDGE IN ROOM: SECURED:				
EMPLOYMENT		GARBAGE: X					COUNSELING SERVICES:					FURNITURE: COVERED: X				
		ALL:					MEDICAL SERVICES:					COMMUNITY ROOM: CHARGE: X				
EMPLOYED: 81 %		EST COST IF					GROUP ACTIVITIES:					EMRGNCY CALL BUTTON: SPACES: 22				
IN DWNTWN: %		NOT INCLUDED:										PHONE IN ROOM:				
UNEMPLOYED: 0 %		\$10 /MNTN										PHONE ON EACH FLOOR: BATHROOMS:				
RETIRED: 19 %												SECURED ENTRANCE: X PRIVATE:				
STUDENT: 0 %												COMMUNITY KITCHEN: SHARED:				
												ADDITIONAL STORAGE:				

COMMENTS

LAST UPDATE: