

FOR SALE

UNIVERSITY VILLAGE TOWNHOMES



INVESTMENT SALE

800 E. GRAND AVENUE, CARBONDALE, IL 62901

INVESTMENT HIGHLIGHTS:

- Student-housing community | 269 apartment units (656 beds)
- Receivership sale | Tremendous value-add investment opportunity
- Comprised of (47) two-story townhome-style buildings set on ±17 acres
- Located a half mile from the Carbondale Campus of Southern Illinois State University
- Community amenities include clubhouse with conference/study room, business center, fitness center, tanning room, lounge/kitchen, game room, and outdoor pool
- Unit amenities include locked bedroom suites, in-unit washer/dryer, hardwood floors, walk-in closets, renovated units, storage space, unlimited utilities, and furnished units available

FOR MORE INFORMATION PLEASE CONTACT:



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UNIVERSITY VILLAGE TOWNHOMES PROPERTY PHOTOS



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LOCATION OVERVIEW



TRAFFIC COUNTS	
CROSS STREETS	DAILY TRAFFIC
Grand Ave at Wall St (0.10 mi.)	11,092 VPD
Wall St at Grand Ave SB (0.23)	11,317 VPD
Wall St at Grand Ave NB (0.22)	8,497 VPD

DEMOGRAPHICS			
	3 MILES	5 MILES	10 MILES
Total Population	26,654	34,898	64,018
Daytime Employees	17,843	19,152	27,050
Average HH Income	\$45,479	\$56,427	\$59,956

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