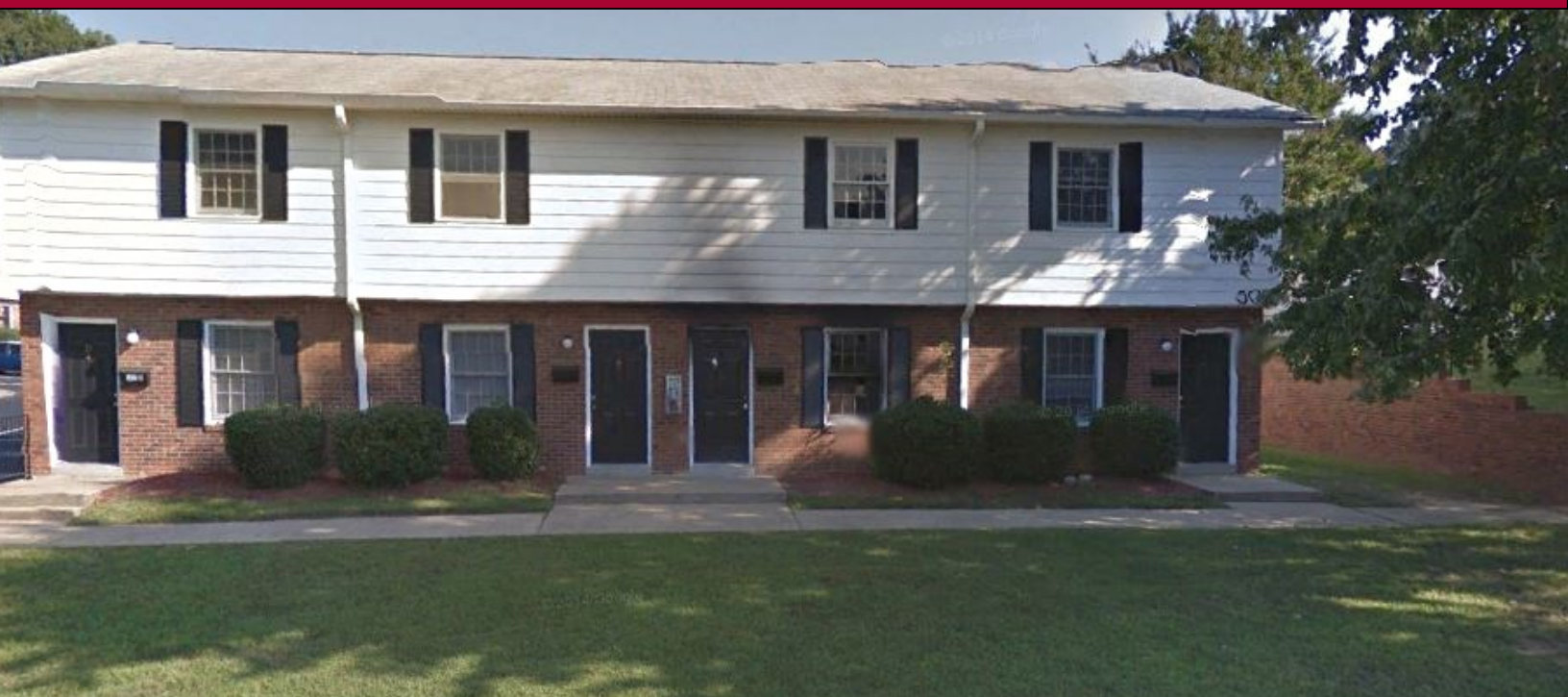




# Confidential & Exclusive Investment Offering

## FOUR SEASONS VILLAS APARTMENTS

500 SAVANNAH STREET  
GREENSBORO, NC 27406



98 units—in 16 buildings, with 80 two-bedroom/1.5 bath townhouse style and 18 one bedroom/1 bath garden style studio apartments, located near downtown Greensboro. Built in 1970 the property sits on a generous 6.97 +/- acre parcel with an additional 3.97 acre tract available to purchase for expansion.

Directions: Edgeworth to Freeman Mill Road, left on Randleman Road, right on Garrett Street, left on Savannah Street. Property is on left.

To Learn More About This Property Contact:

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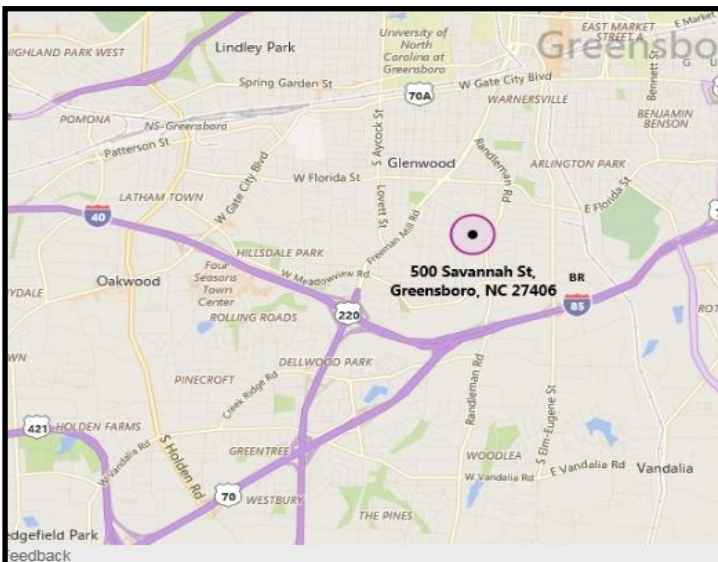
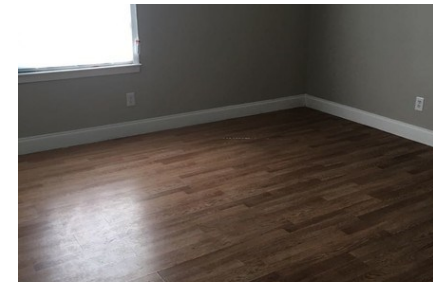
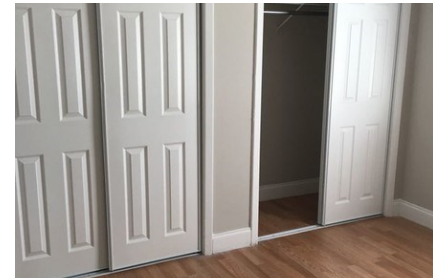
**Rick Baker, CCIM, Broker**  
rbaker@bipinc.com  
P: 336.544-8013  
M: 336.549-6083

# Four Seasons Villas Apartments

## Features

- 98 units in 16 buildings
- 80—two bedroom townhouse style (1,039 SF and 18—studio/one bedroom garden style (500 SF) units
- 6.97 +/- acres
- Brick, vinyl and Hardie board exterior
- Kitchens include stainless steel appliances, double steel sinks, and washer/dryer connections (in 2 bedroom units)
- Mini blinds, large walk-in closets and exterior patios
- Parking spaces —157
- Zoning— RM-18
- Year built—1970
- Renovations include: pool and pool deck (completed in 2016), office/clubhouse, stainless steel appliances and double stainless steel kitchen sinks, cabinets, faux wood, vinyl and carpeted flooring, new fixtures, Formica counter tops as well as some HVAC and windows that have been replaced as needed
- Baths include tile floors and walls, and fiberglass tubs and vinyl floors

# \$5,800,000



## Community Amenities

- ◆ Fenced pool and pool deck with clubhouse
- ◆ On-site office
- ◆ Neighborhood playground area
- ◆ Tree lined streets
- ◆ Ample parking
- ◆ Level site
- ◆ On site mailboxes at units
- ◆ Convenient to shopping, retail, restaurants, public parks and schools

The statements and figures herein while not guaranteed are secured from sources believed to be authoritative. This offering is subject to change of price, prior lease or sale and or withdrawal without notice. Prospects should verify all information.