



Property Summary

The Offering
 Property..... Silverado Apartments
 Property Address 25100 Vista Murrieta Road, Murrieta, California
 Assessor's Parcel Number 949-180-001 to -003, 949-170-001 and -002
 Zoning..... Multi-Family

Site Description
 Number of Units 492
 Number of Buildings 36
 Number of Stories 3
 Year Built..... 2006
 Rentable Square Feet 466,330
 Lot Size..... 24.85 Acres
 Density 19.8 du/Acre
 Parking Spaces 1,048
 Parking Ratio 2.13 Spaces per Unit
 Landscaping..... New Trees, Shrubs, and Ground Cover
 Topography..... Level Above Street

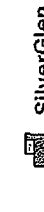
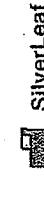
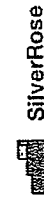
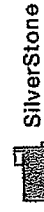
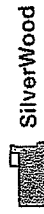
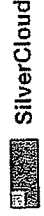
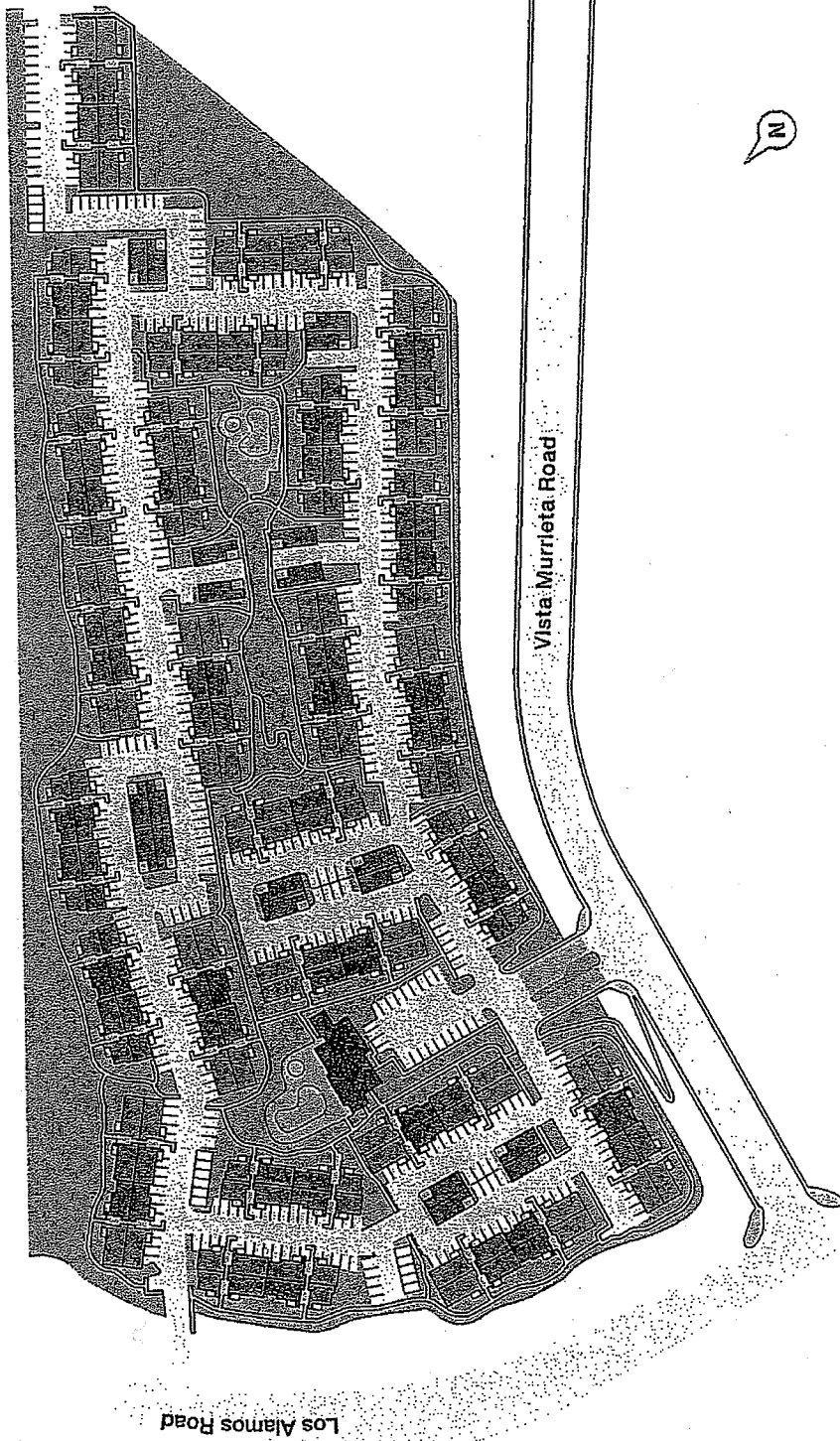
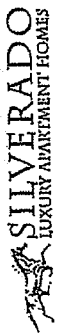
Utilities
 Water Tenant (RUBs)
 Phone Tenant
 Electric Tenant
 Gas Tenant

Construction
 Foundation Slab-on-Grade
 Framing Wood
 Exterior Stucco
 Parking Surface Asphalt, Concrete
 Roof Pitched, Concrete Tile

Mechanical
 HVAC Central
 Fire Protection Sprinklers

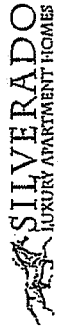
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Site Plan

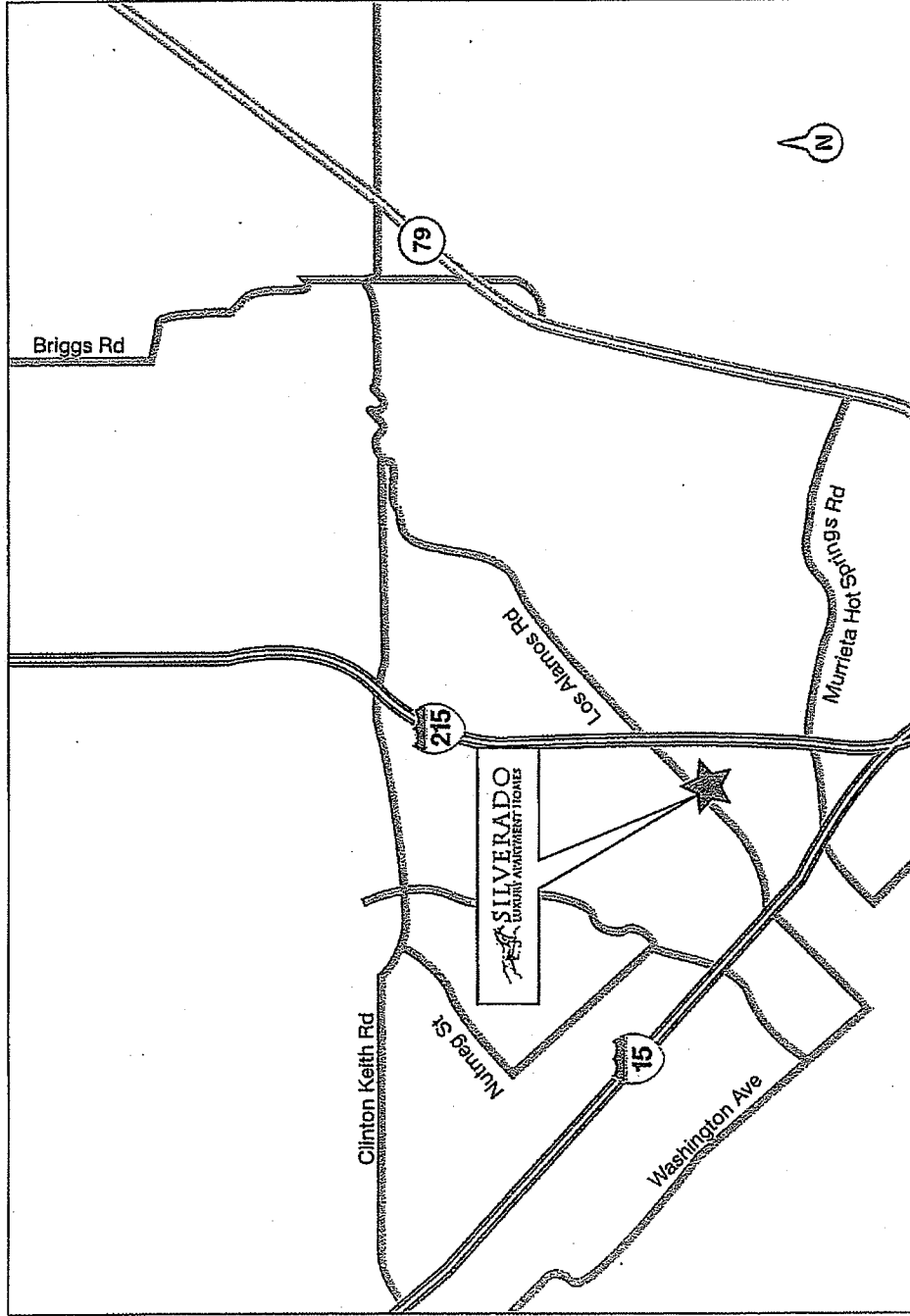


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Local Map

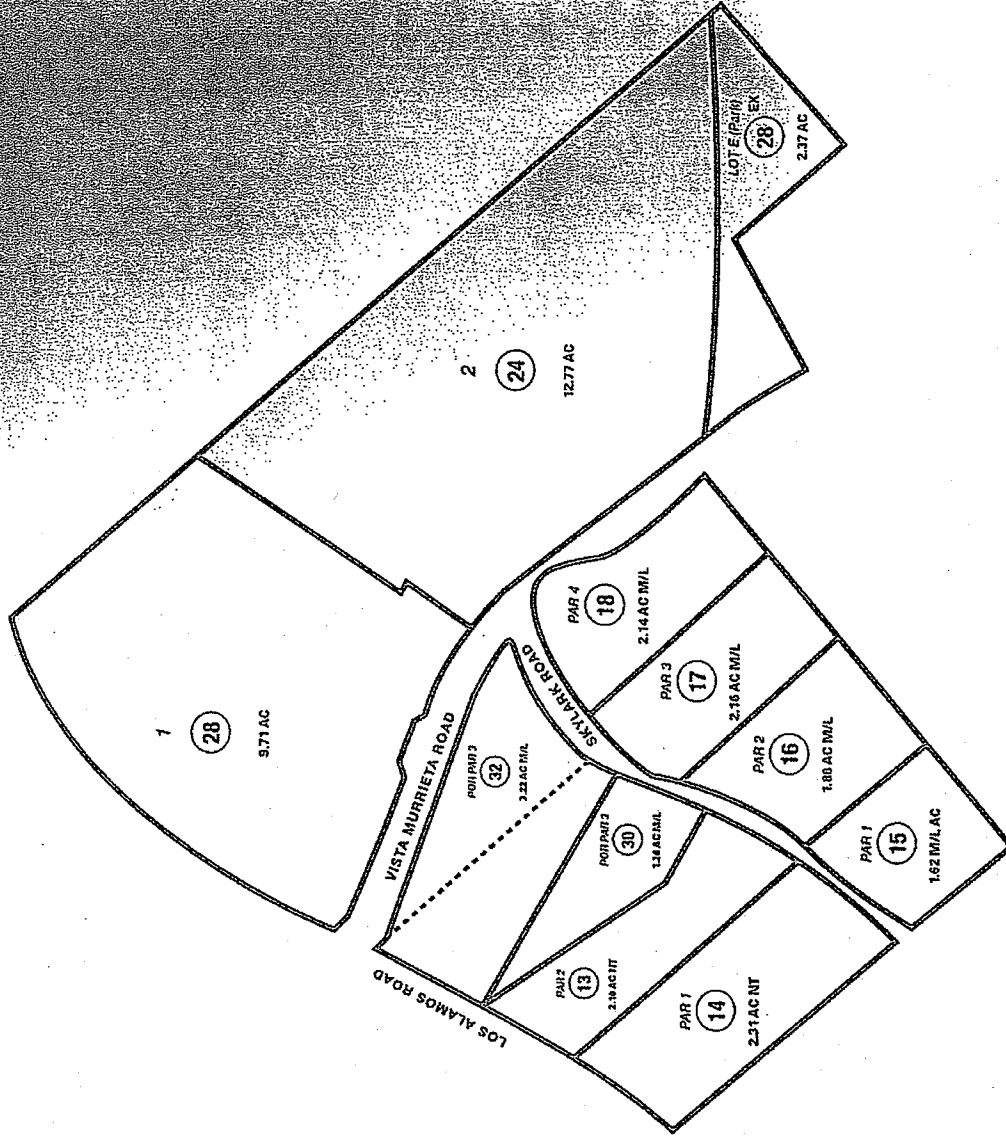


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Exhibit A
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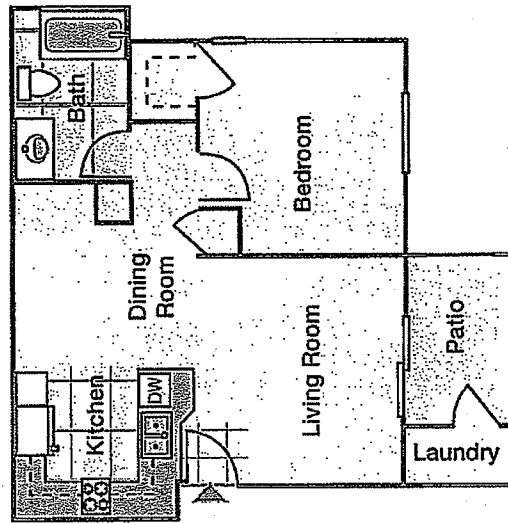
Property Description



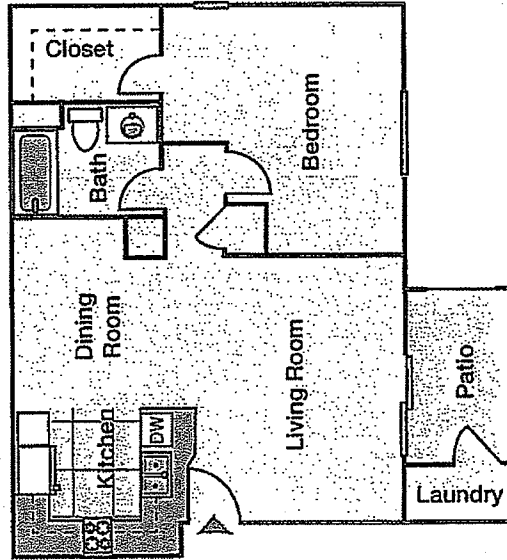
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Floor Plans



Plan A
SilverGlen
One-Bedroom/One-Bath
679 Square Feet



Plan B
SilverLeaf
One-Bedroom/One-Bath
772 Square Feet

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