

**DEVONSHIRE VILLAGE APARTMENTS
DANVILLE, IL**

PROPERTY SUMMARY

Property Location: Devonshire Village Apartments
3514 Cambridge Court
Danville, IL 61832

Number of Units: 132

Number of Buildings: 11 – 2-story apartment buildings
1 clubhouse/leasing office

Site: 10 acres (13.2 Units per Acre)
870 feet of frontage along Liberty Lane

Year Constructed: Three Phases – 1997, 1998, and 2000

Average Unit Size 1,020 Square Feet

Parking 78 individual garages (12 x 22' and 14 x 22')
Approximately 150,000 sq ft. of concrete open parking area
(parking ratio is excess of one space per unit)

Construction: Wood frame with vinyl and brick veneer exterior
Asphalt shingle roof
Concrete footers and block foundations
Large, Sliding Thermo Pane Sash Windows

Mechanical Systems: Heat: Individual gas forced air
Cooling: Individual electric central air
Hot Water: Individual gas water heaters (40 gallons)

Utilities: Electric: Illinois Power, Separately metered; paid by resident
Water/Sewer: Consumer Illinois Water, Separately metered,
paid by resident
Gas: Illinois Power, Separately metered, paid by resident

School System: Danville District #118 Schools
Liberty Elementary School
North Ridge Middle School
Danville High School

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UNIT MIX

<u>Number of Units</u>	<u>Type</u>	<u>Area (SF)</u>
10	4-1-1	740
10	4-1-1	749
10	4-1-1	757
10	4-1-1	766
28	5-2-2	1102
28	5-2-2	1120
14	5-2-2	1163
14	5-2-2	1181
4	5-2-2	1187
4	5-2-2	1200

Unit Design: Bleached oak cabinetry, six-panel doors, vinyl bathroom flooring with ceramic tile and fiberglass wainscoting, sliding thermo pane sash, decks and balconies off each unit, appliances plus laundry hook-up. Fireplaces are in two-bedroom units.

Clubhouse Design: 1,291 SF with two offices, a copy room, kitchen, mechanical area, large open vaulted 18' x 40' room for use as an additional office or reception area as well as men's and women's bathrooms which are handicap accessible.