

# Main St APARTMENTS

**BANKRUPTCY  
AUCTION**

**BID DEADLINE:  
NOVEMBER 15TH**

**LIHTC (SECTION 42) MULTIFAMILY INVESTMENT OPPORTUNITY**

## PROPERTY HIGHLIGHTS

- 2350 W Main St, Littleton, CO
- 3-Story Elevatored Apartment Building
- Year Built: 1999
- 50 1 & 2 Bedroom Apartment Units
- Average Unit Size: 755 sq. ft.
- Individual AquaTherm Heater & Central Air Conditioning
- Onsite covered & uncovered parking
- On-site Laundry, mailboxes & office
- Storage Units Available

## INVESTMENT HIGHLIGHTS

- Diverse Unit Mix with Extended Rent Restrictions Through 2044
- Average Rent/Unit: \$1,207
- Average Rent/SF: \$1.60
- Occupancy: 96%
- Opportunity to Preserve Affordable Housing
- Great Market Fundamentals
- Prime Downtown Littleton Location
- Court Ordered Bankruptcy Auction subject to Court Approval—Bid Deadline November 15th



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FOR MORE INFORMATION CONTACT COLLIERS  
OF KEEN-SUMMIT OR  
VISIT OPPORTUNITY WEBSITE:

WEBSITE LINK: [MAINSTAPARTMENTS](http://MAINSTAPARTMENTS)



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