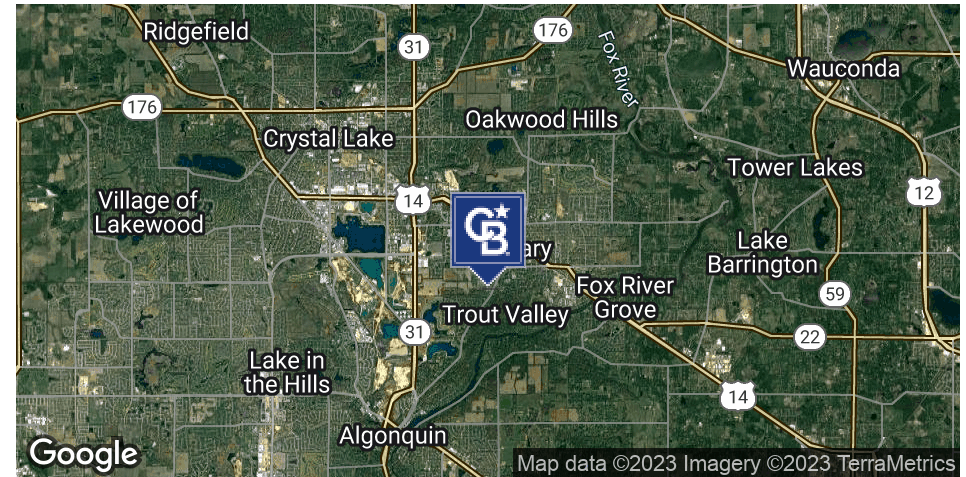


SALE

NEWLY CONSTRUCTED I HABER POINTE LUXURY APARTMENTS I 24 UNITS

401 Haber Rd Cary, IL 60013



OFFERING SUMMARY

Sale Price:	\$5,000,000
Building Size:	24,177 SF
Number of Units:	24
Parking Spaces:	43
Cap Rate:	6.5%
NOI:	\$324,839
Year Built:	2023
Zoning:	R-2
Market:	Chicago

PROPERTY OVERVIEW

Coldwell Banker Commercial & Premier Commercial Realty have been exclusively chosen to market the newly constructed Haber Luxury Apartment Building in Cary, IL. This twenty four (24) unit apartment complex has a unit mix of fourteen (14) 1Bd-1Bath units, six (6) 2Bd-2Bath units & four (4) 2Bd-1Bath units which range anywhere from 595 SF to 706 SF for the one bedroom units and the two bedroom units range from 847 SF to 1098 SF. All units feature a full size in-home washer and dryer, private balcony or patio, white shaker style cabinetry, wood vinyl plank flooring, framed bathroom mirrors, quartz countertops, nest smart thermostat & smart locks. Also offered to tenants is the common area game room/private room work area which offers complimentary coffee, 24/7 package room, outdoor patio with gas grill, and management and maintenance staff. Add value component to this deal. Listing agent will explain in more details

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**COLDWELL BANKER
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REALTY**

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NEWLY CONSTRUCTED | HABER POINTE LUXURY APARTMENTS | 24 UNITS

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LOCATION DESCRIPTION

The property is positioned right off Cary Algonquin Road, which is about a mile south of Route 14 (Northwest Highway).

Haber Pointe Luxury Apartments offers comfortable, convenient living in a beautiful setting near a variety of shopping, dining, and entertainment options. The property is also within walking distance to the Metra train station, making it a great lifestyle option for commuters to nearby cities such as Chicago.

The Village of Cary, with a population 17,826 (2020 census),. The village is located in picturesque McHenry County and is approximately 45 miles from downtown Chicago and 30 miles from Chicago O'Hare International Airport. Easy access to the City of Chicago by way of the Metra train that passes through the heart of downtown Cary makes the village an ideal residential and business location



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