

OCTOBER 2018 NATIONAL INVENTORY



CALIFORNIA

3.89 AC		\$1,525,000	Zoned and improved development site in the Coachella Valley. This 3.89 acres of vacant land is near the most successful retail and commercial center in the Valley. Owner is willing to provide sufficient time to get approvals for a serious buyer. The site has existing and paid for curb & street improvements as well as great street frontage, access to freeways and is near medical centers. #E1094
32 Beds	ARF	\$2,400,000	One of the better maintained ARF's you will find, great cash flow, stable performance year over year. This facility is also part of the Augmented Services Program adding additional profitability. F1045
29 Units	AL	\$4,000,000	Located in the affluent area of Marin County, California. This 49-bed facility is situated in a beautiful residential setting close to parks, clinics, shopping and supporting services. The purpose built floor plan serves the senior life style in a secure, pleasant, friendly and caring environment. #H1037
20+ Beds	AL MC	\$5,500,000	Offered at a 10% cap rate! This Central California coast AL/MC facility was built in 2010 and consistently operates over 97% occupancy. With ample room for expansion, this gorgeous facility will go fast! MI024 UNDER CONTRACT!
24 Units	MC	\$10,300,000	Extraordinary memory care opportunity! Meticulously maintained stand-alone memory care facility in an exceptional, coastal, class "A" market. Stable year over year financial performance with upside remaining in rates and occupancy. #FF1000A
60 Units	AL MC	13,300,000	Excellent opportunity to purchase a newer, single-level Assisted Living and Memory Care facility in the Sacramento Valley. #H1048
83 Units	AL MC	\$13,800,000	Located in an average to upscale residential community in Riverside County, this is the perfect opportunity to purchase a newer, single-level Assisted Living and Memory Care facility. #E1036

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120+ Units	AL	\$20,000,000	Attractive, investment grade value add deal , priced at the base real estate value. This is an outstanding opportunity for a new owner with the right skill sets to realize significant cash flow and valuation growth. #E1093A
56 Units	MC	\$20,500,000	This well respected and admired memory care facility in Southern California is in a class A market, excellent cash flow, beautifully maintained, newer construction, picturesque multi-acre lot. #F1043 OFFER PENDING!

PACIFIC NORTHWEST

95 Units	IL AL	\$1,000,000	Value add opportunity! This mature facility is located in a rural part of Oregon with 76 units of IL and 19 units of RCF for a total of 95 units. Needs some updating. #K1043 NEW LISTING!
53 Units	AL	\$3,000,000	This is an amazing opportunity to acquire a 53-unit Assisted Living Facility in a growing area with excellent access to medical facilities and supporting services. The beautiful campus is situated on well manicured park like grounds and the thoughtful facility design incorporates many common areas for the residents to enjoy. #K1042
60 Units	AL	\$6,600,000	Strong occupancy and stable cash flows. This Oregon assisted Living community is located in a mixed-use neighborhood. #K1046 OFFER PENDING!

MIDWEST

108 Units	AL	\$7,900,000	New construction , assumable HUD financing, licensed and Medicaid Certified, all competing facilities in immediate market are 90%+ occupied. Joint venture offers okay. #Q1004 MAKE OFFER!
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