



**TRELLIS SQUARE**

**Property Profile**

204 Units  
Built in 1990

Sunnyvale  
Santa Clara County

GSI \$3,761,880

California

**Property Description**

963 East El Camino Real  
Sunnyvale, CA 94087  
(408)735-8800

**Description**            174,600 Square Feet  
11.0 Acres                Pitched Composition Roof  
9 Buildings                Tan / Green  
3 Stories                    Wood  
Class B                      Garden

**Unit Mix/Rents**

<b>94% Occupancy Rate</b>		<b>as of 06/30/2010</b>			
#	BedBath	sf	\$Low	\$High	\$/sf
96	1bd 1bth	750	\$1,415	\$1,590	\$1.96
108	2bd 2bth	950	\$1,720	\$1,895	\$1.87
Averages		855	\$1,634		\$1.91

**Principals**

Raintree Partners  
28202 Cabot Road Suite 300  
Laguna Niguel, CA 92677  
Jeffery B Allen  
(949)365-5650  
Managed by: Alliance Residential Management Company

**Most Recent Transactions**

Sale Price: \$38,250,000    \$/sf: 225.27    \$/Unit: 187,500  
Sale Date: 04/13/2009    GRM:            CAP:  
Seller: Northwestern Mutual Life Insurance Company  
Lender: CBRE Multifamily Cap Inc  
Loan Date: 04/13/2009    Amount: \$29,000,000  
Notes:

**Amenity Packages**

Community Amenities  
Clubhouse, Fitness center, Spa, Playground, Swimming pool, Business Center

Unit Amenities  
Air conditioned, Dishwasher, Disposal, Fireplace, Heating (Electric), Wash/dry @ unit, Microwave, Storage, Patio/balcony, Parking (Underground)

**Comments**

Located in area of new development, near shopping. Close to Sunken Gardens golf course. Easy access to Highways 85, 101, and 280.

**Historical Rents**

