Arbor Heights
Main entrance: Columbia Pike & S. Greenbrier
Leasing office: 5203 8th Road South
Arlington, VA 22204

Description
Built in the 1940s and located at the western end of the Columbia Pike corridor. 198 affordable apartments in eight garden style buildings spread over 8.5 acres. Acquired in late 2011 and extensively renovated in 2012-2013. Interior renovation included new kitchens, fixtures, finishes, upgraded baths and new laundry facilities. Exterior improvements included new roofs, windows, improved lighting and a playground.

Apartment Composition
198 Affordable Apartments (including 4 ADA accessible units)

65 One-bedrooms  
133 Two-bedrooms

Amenities
New playground  
Easy access to public transportation

Financing
$ 13 million  
4% Low-Income Housing Tax Credit Equity
28 million  
Tax-exempt bonds
13 million  
Arlington County loan
2 million  
Deferred Development Fee
1 million  
AHC equity
$ 57 million  
Total Development Cost

Partners
Arlington County
Bozzuto Construction
Arlington Industrial Development Authority
Raymond James
Seller
Virginia Commerce Bank
Zavos Architects

Developed and Owned by AHC Inc.
Managed by AHC Management LLC