



K A M A K A

RESPONSIBLE DEVELOPMENT  
A WASATCH COMPANY

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# AURORA APARTMENTS

BILLINGS, MONTANA

# Property Info

NAME: **Aurora Apartments** ADDRESS: **3605 Grand Ave  
Billings, MT 59102**

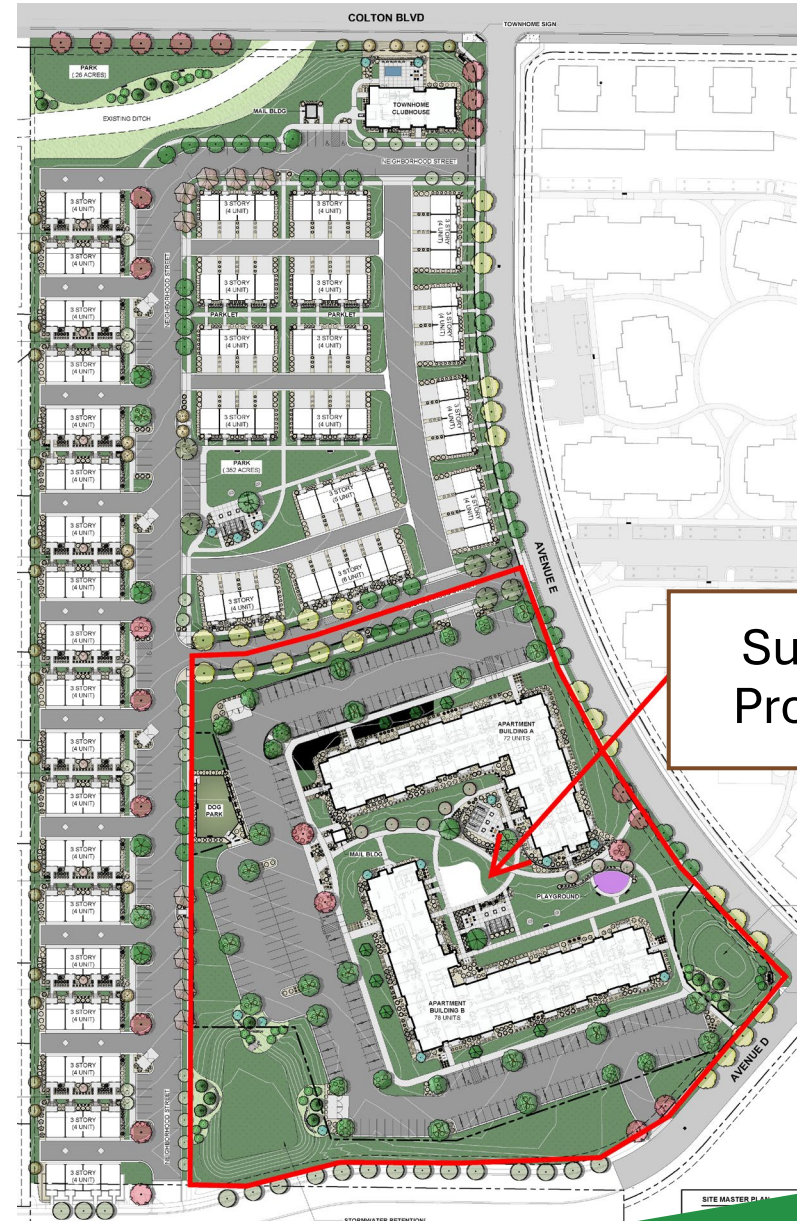
RENT RESTRICTION:  
**The Community will be deed restricted to  
60% AMI or less.**

## DEMAND SUMMARY\*

### Primary Market Area

Unit Type	Households	Income Eligible	Income Qualified
Households	51,440		
Renter Households	19,599		
Income-Eligible Renters	11,544	11,544	
Income-Qualified Renters	5,341		5,341
Frictional Vacancy	5%	577	267
<b>Eligible/Qualified Renters</b>	<b>19,599</b>	<b>12,121</b>	<b>5,608</b>
<b>Mobility Rate</b>	<b>35%</b>	<b>35%</b>	<b>35%</b>
<b>Tenure-Eligible Renters</b>	<b>6,860</b>	<b>4,242</b>	<b>1,963</b>

\*Source: ESRI/Compiled by CBRE/Affordable Market Study by CBRE dated 1.24.24.



# Property Info (cont.)

## UNIT MIX:

1 – Bed/1 – Bath (50)

2 – Bed/2 – Bath (72)

3 – Bed/2 – Bath (34)

## AMENITIES:

- Playground
- Covered parking
- In-unit washer & dryer
- Clubhouse
- Dog park access
- BBQ areas



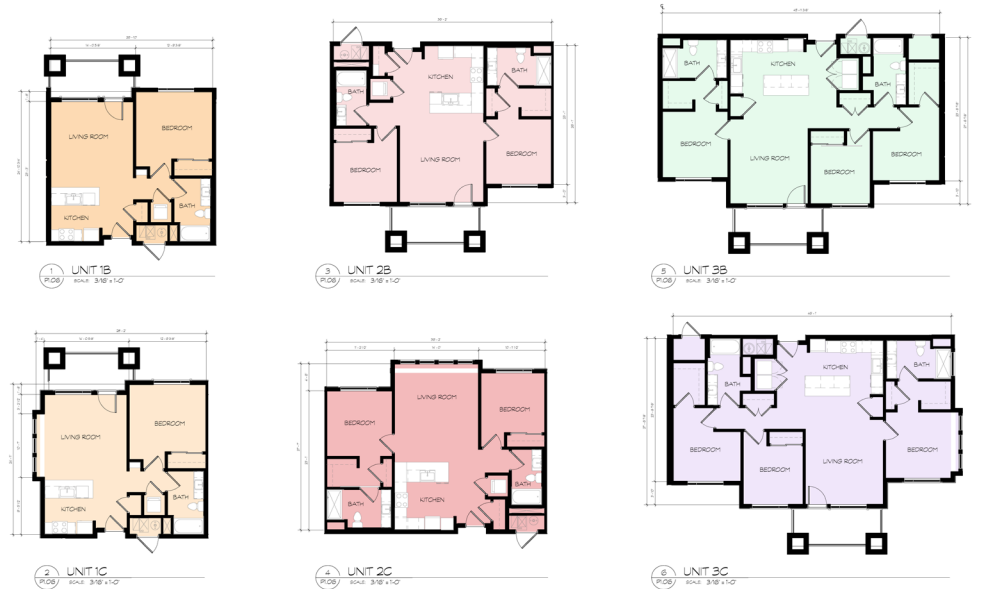
# Property Info (cont.)



NORTH ELEVATION



EAST ELEVATION





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**THANK YOU**