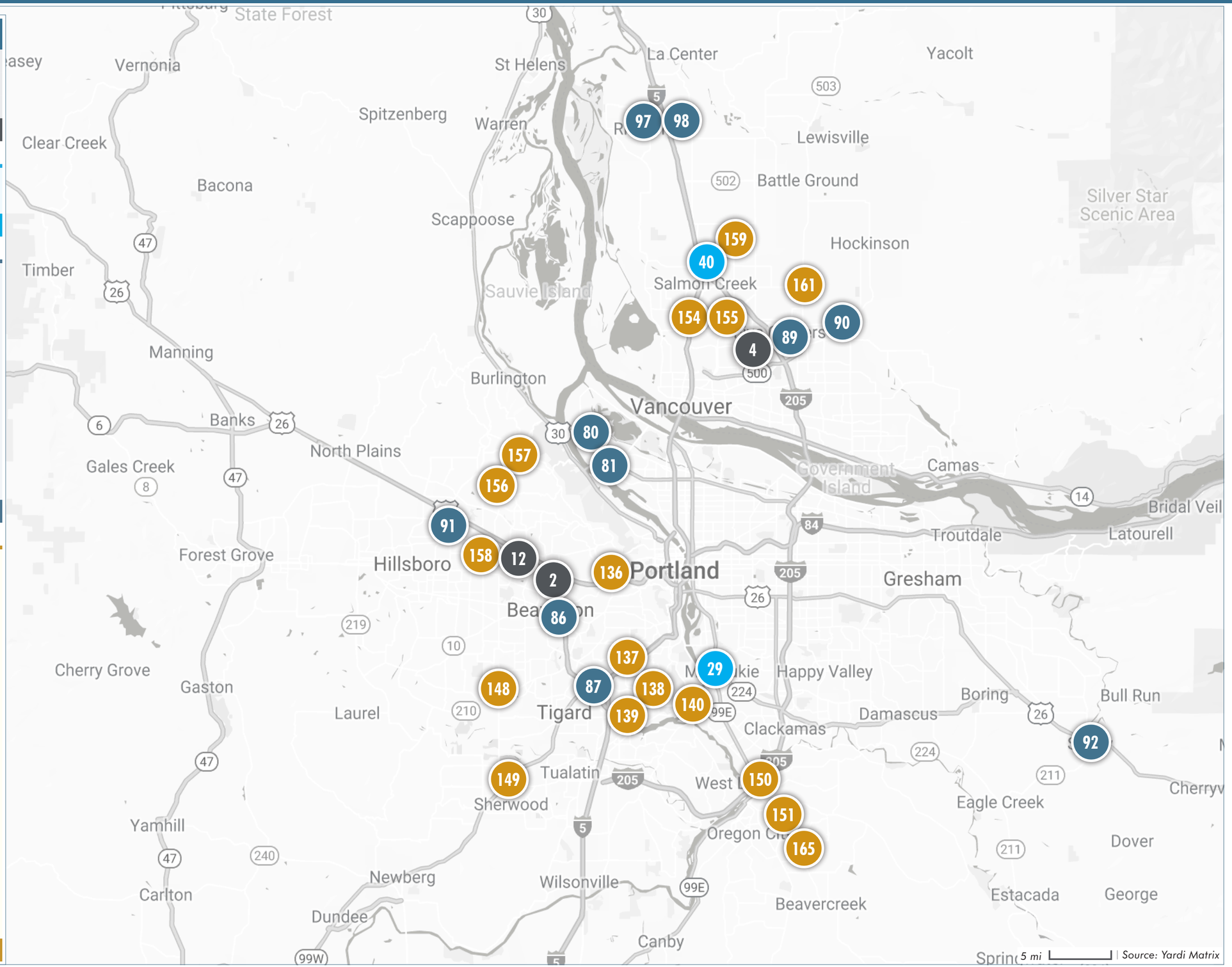
Portland New Construction & Proposed Multifamily Projects

1Q19

ID	PROPERTY	UNITS
2	Rise Central, The	230
4	Lavonne, The	75
12	Baseline 158	209
	Total Lease Up	514
29	Axletree	110
40	134th Street Lofts	124
	Total Under Construction	234
80	North Crawford	99
81	North Richmond	96
86	2nd and Lombard	172
87	SW Hunziker Street & SW Wall Street	264
89	Affinity at Vancouver	170
90	Fifth Plain Creek Station	144
91	Wilkins Street	114
92	Sandyplace	138
97	Pioneer 45	330
98	Ridgefield Crossing Mixed Use	128
	Total Planned	1,655
136	Sunset Hills	244
137	4624 SW Dickinson Street	58
138	Mercantile Village	208
139	Boones Ferry & Kruse Mixed Use	225
140	North Anchor	87
148	South Cooper Mountain Heights	340
149	Sherwood	82
150	Abernethy Place	181
151	Maplelane Road	120
154	78th Street Place	94
155	Gaither	300
156	Arbor at West Park	228
157	North Bethany Crest	276
158	Willow Creek Crossing	120
159	13816 NE Salmon Creek Avenue	106
161	10813 NE 117th Court	92
165	Villages at Beavercreek	180
	Total Prospective	2,941

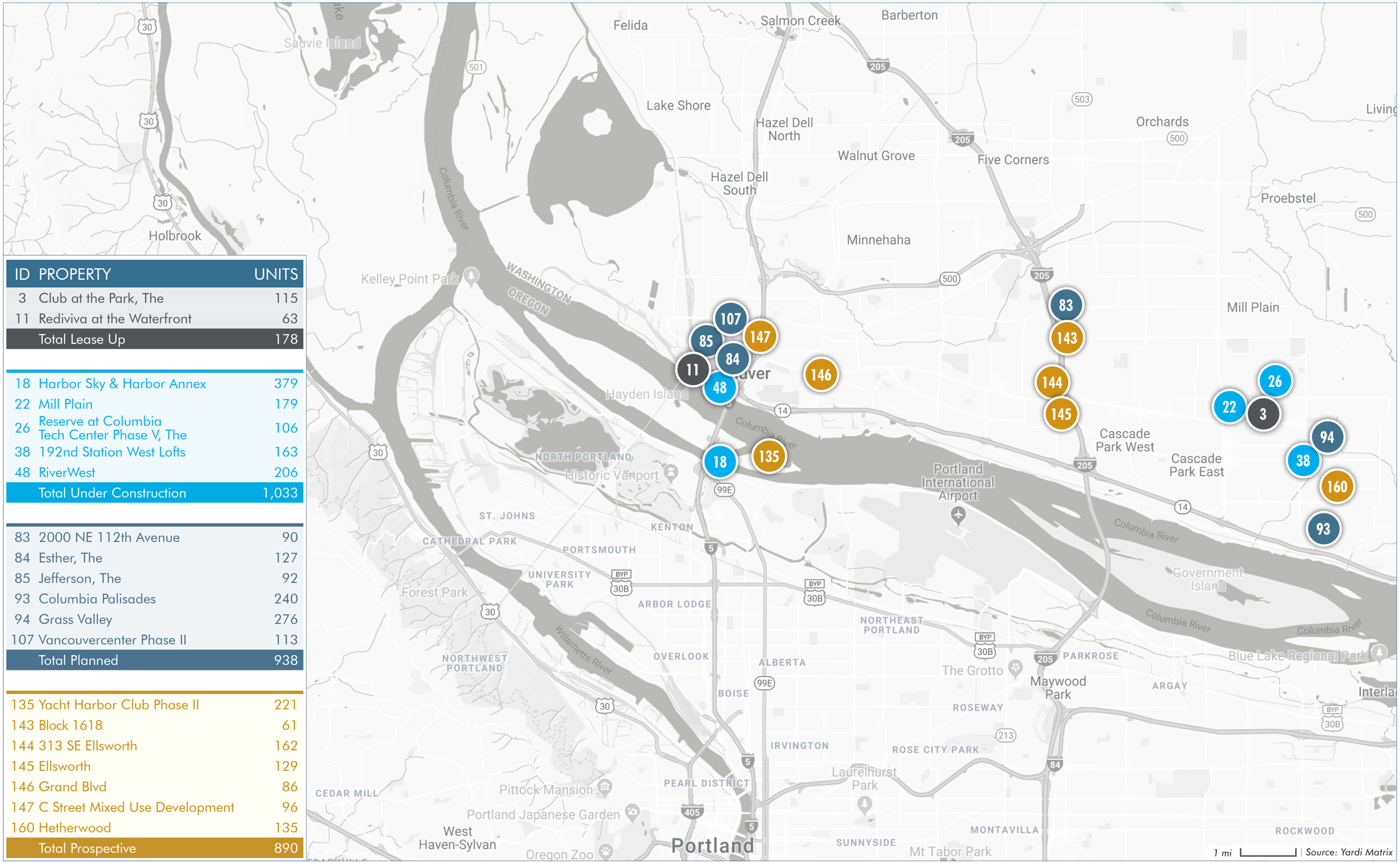


LEGEND Lease-Up Under Construction Planned Prospective

Portland New Construction & Proposed Multifamily Projects

1Q19

ID	PROPERTY	UNITS
3	Club at the Park, The	115
11	Rediviva at the Waterfront	63
	Total Lease Up	178
18	Harbor Sky & Harbor Annex	379
22	Mill Plain	179
26	Reserve at Columbia Tech Center Phase V, The	106
38	192nd Station West Lofts	163
48	RiverWest	206
	Total Under Construction	1,033
83	2000 NE 112th Avenue	90
84	Esther, The	127
85	Jefferson, The	92
93	Columbia Palisades	240
94	Grass Valley	276
107	Vancouvercenter Phase II	113
	Total Planned	938
135	Yacht Harbor Club Phase II	221
143	Block 1618	61
144	313 SE Ellsworth	162
145	Ellsworth	129
146	Grand Blvd	86
147	C Street Mixed Use Development	96
160	Hetherwood	135
	Total Prospective	890

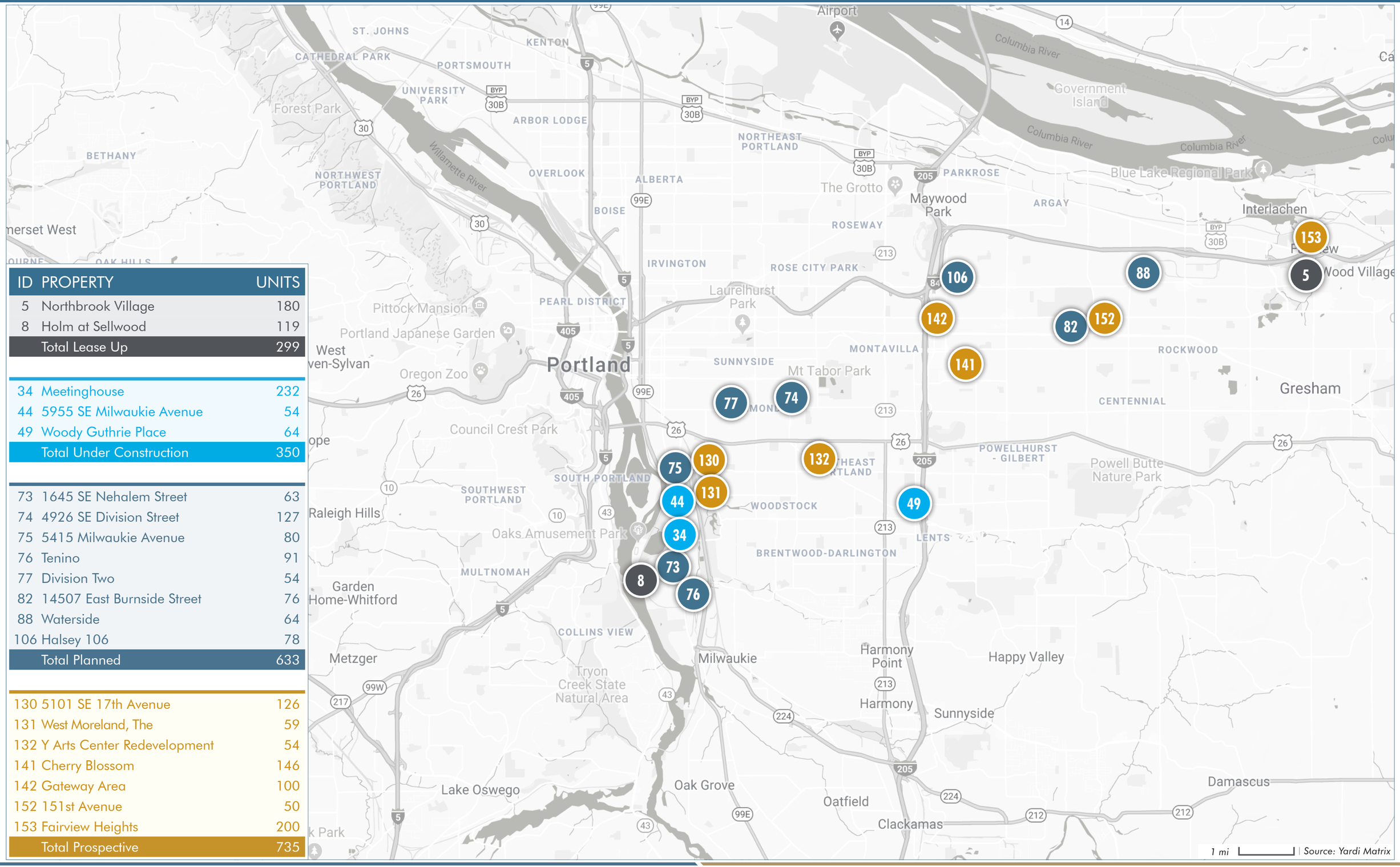


LEGEND Lease-Up Under Construction Planned Prospective

Portland New Construction & Proposed Multifamily Projects

1Q19

ID	PROPERTY	UNITS
5	Northbrook Village	180
8	Holm at Sellwood	119
	Total Lease Up	299
34	Meetinghouse	232
44	5955 SE Milwaukie Avenue	54
49	Woody Guthrie Place	64
	Total Under Construction	350
73	1645 SE Nehalem Street	63
74	4926 SE Division Street	127
75	5415 Milwaukie Avenue	80
76	Tenino	91
77	Division Two	54
82	14507 East Burnside Street	76
88	Waterside	64
106	Halsey 106	78
	Total Planned	633
130	5101 SE 17th Avenue	126
131	West Moreland, The	59
132	Y Arts Center Redevelopment	54
141	Cherry Blossom	146
142	Gateway Area	100
152	151st Avenue	50
153	Fairview Heights	200
	Total Prospective	735



LEGEND Lease-Up Under Construction Planned Prospective

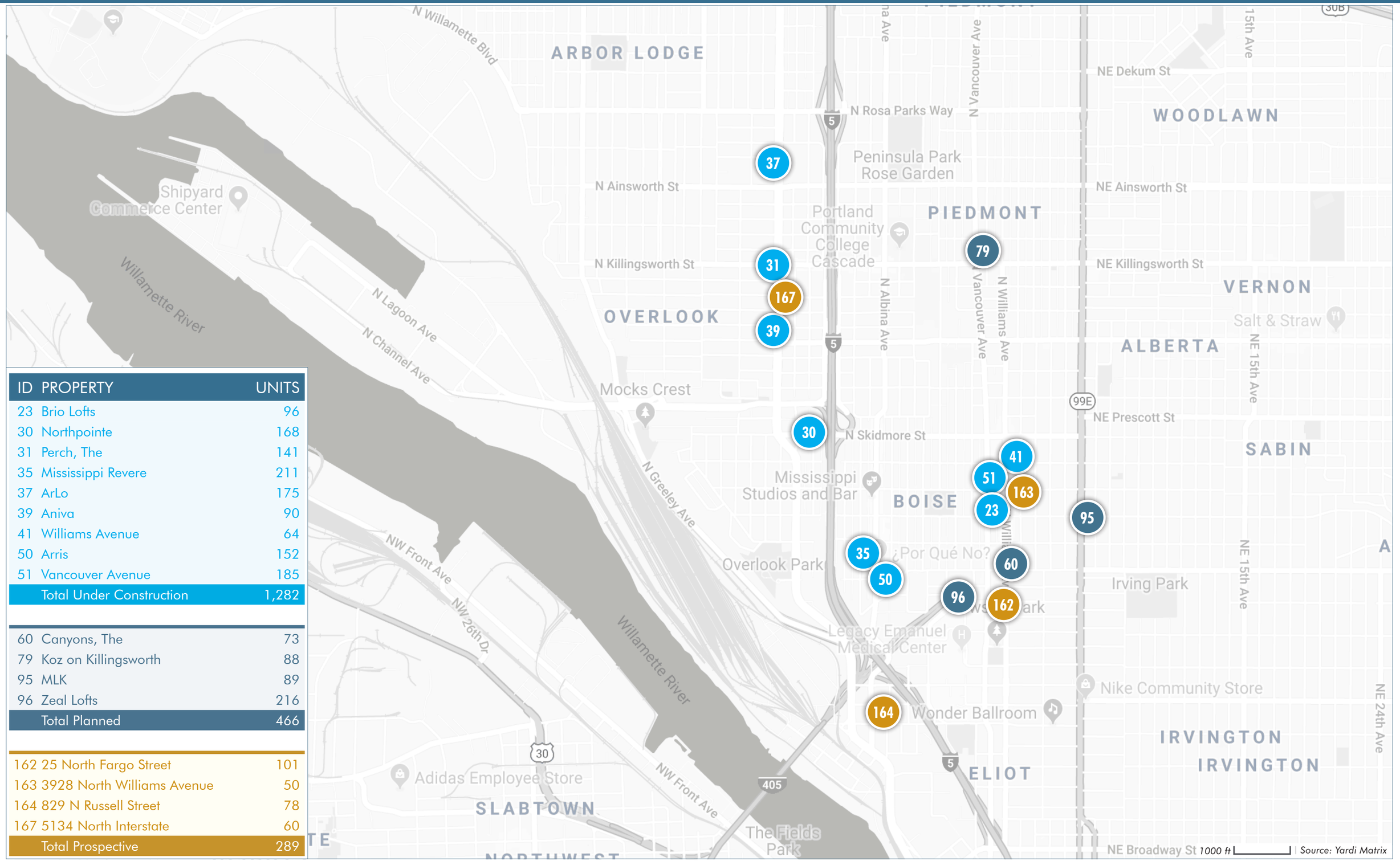
BERKADIA

a Berkshire Hathaway and Jefferies Financial Group company

Portland New Construction & Proposed Multifamily Projects

1Q19

ID	PROPERTY	UNITS
23	Brio Lofts	96
30	Northpointe	168
31	Perch, The	141
35	Mississippi Revere	211
37	ArLo	175
39	Aniva	90
41	Williams Avenue	64
50	Arris	152
51	Vancouver Avenue	185
	Total Under Construction	1,282
60	Canyons, The	73
79	Koz on Killingsworth	88
95	MLK	89
96	Zeal Lofts	216
	Total Planned	466
162	25 North Fargo Street	101
163	3928 North Williams Avenue	50
164	829 N Russell Street	78
167	5134 North Interstate	60
	Total Prospective	289

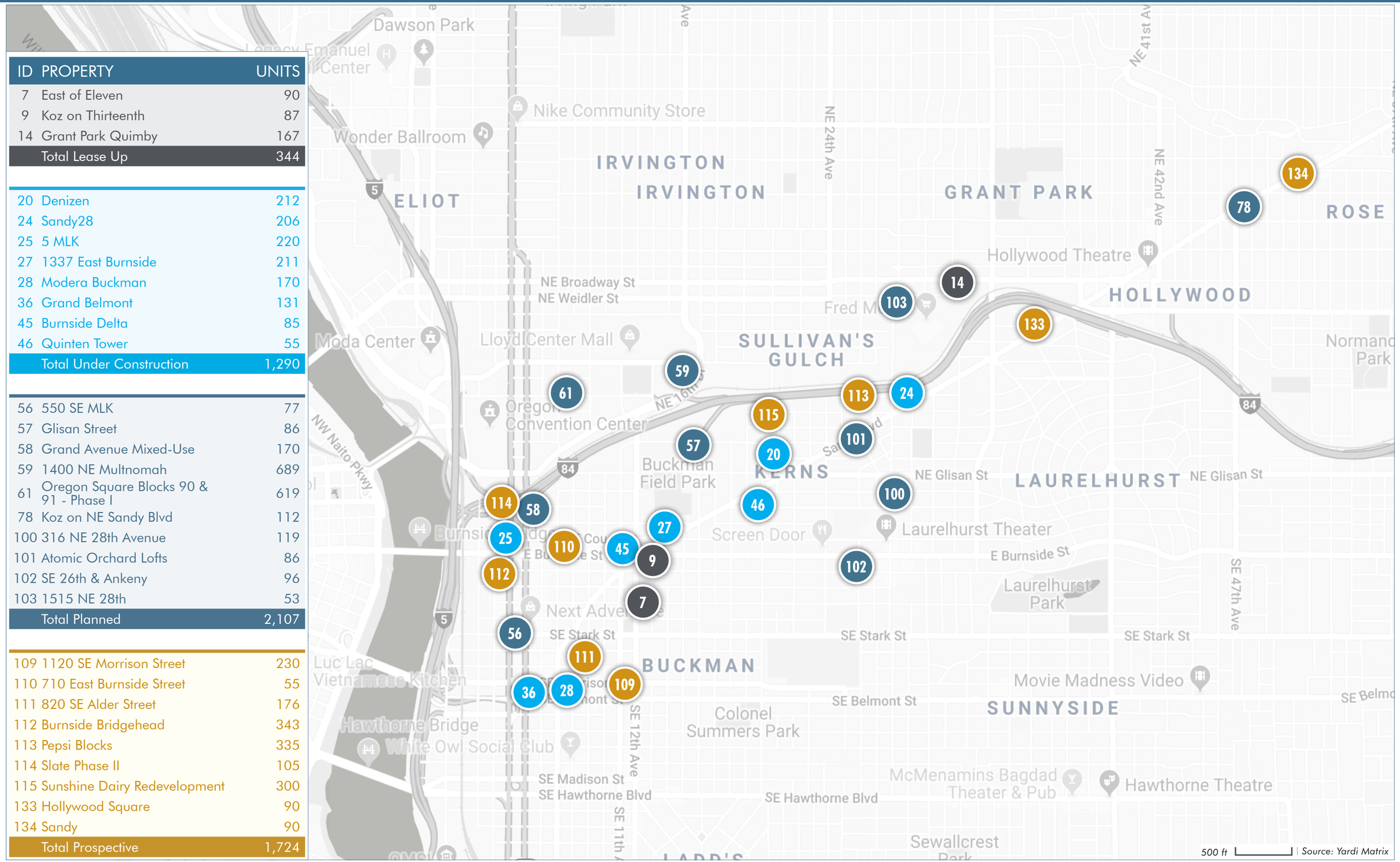


LEGEND Lease-Up | Under Construction | Planned | Prospective

Portland New Construction & Proposed Multifamily Projects

1Q19

ID	PROPERTY	UNITS
7	East of Eleven	90
9	Koz on Thirteenth	87
14	Grant Park Quimby	167
	Total Lease Up	344
20	Denizen	212
24	Sandy28	206
25	5 MLK	220
27	1337 East Burnside	211
28	Modera Buckman	170
36	Grand Belmont	131
45	Burnside Delta	85
46	Quinten Tower	55
	Total Under Construction	1,290
56	550 SE MLK	77
57	Glisan Street	86
58	Grand Avenue Mixed-Use	170
59	1400 NE Multnomah	689
61	Oregon Square Blocks 90 & 91 - Phase I	619
78	Koz on NE Sandy Blvd	112
100	316 NE 28th Avenue	119
101	Atomic Orchard Lofts	86
102	SE 26th & Ankeny	96
103	1515 NE 28th	53
	Total Planned	2,107
109	1120 SE Morrison Street	230
110	710 East Burnside Street	55
111	820 SE Alder Street	176
112	Burnside Bridgehead	343
113	Pepsi Blocks	335
114	Slate Phase II	105
115	Sunshine Dairy Redevelopment	300
133	Hollywood Square	90
134	Sandy	90
	Total Prospective	1,724



LEGEND Lease-Up | Under Construction | Planned | Prospective

Portland New Construction & Proposed Multifamily Projects

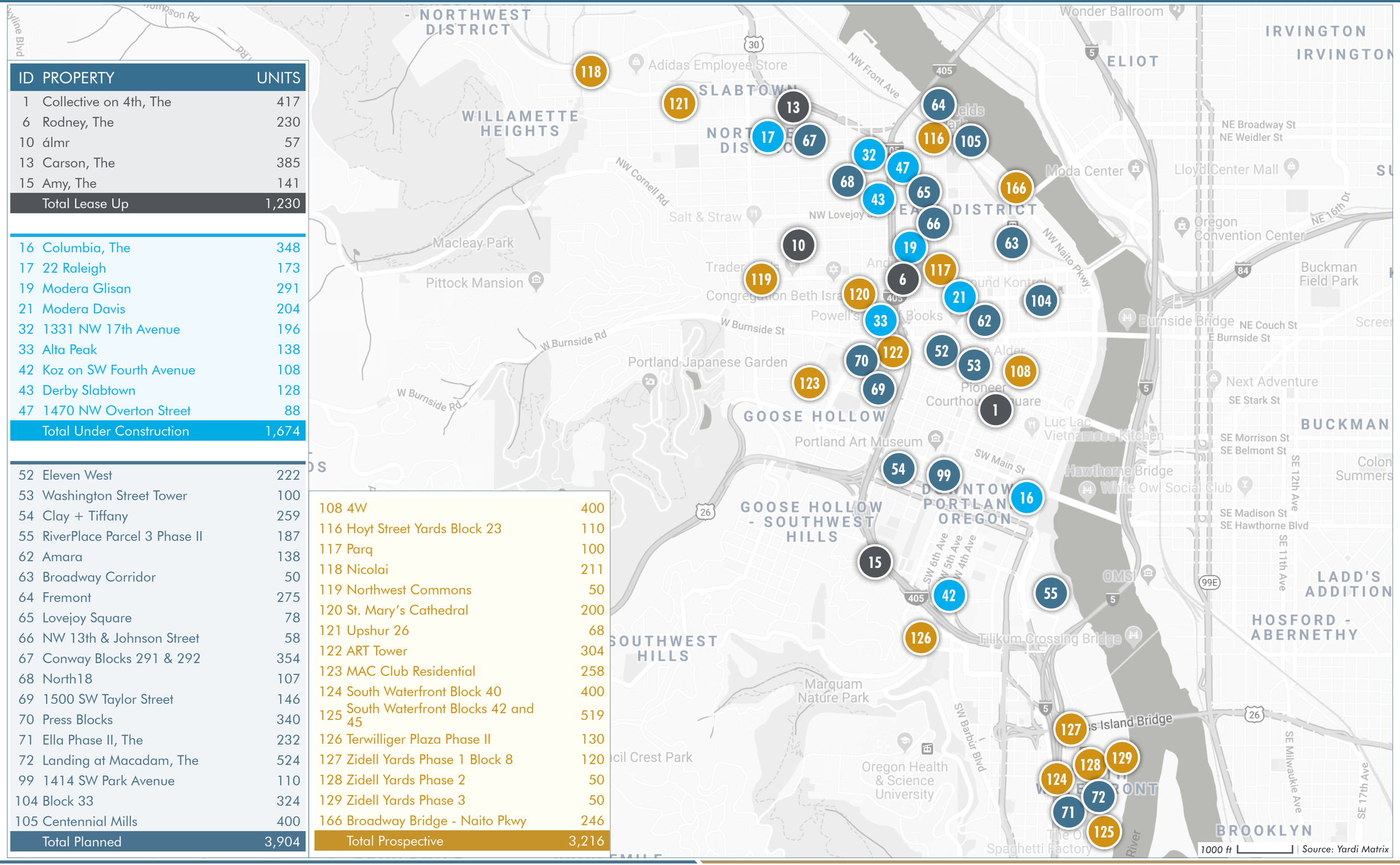
1Q19

ID	PROPERTY	UNITS
1	Collective on 4th, The	417
6	Rodney, The	230
10	álmr	57
13	Carson, The	385
15	Amy, The	141
	Total Lease Up	1,230

16	Columbia, The	348
17	22 Raleigh	173
19	Modera Glisan	291
21	Modera Davis	204
32	1331 NW 17th Avenue	196
33	Alta Peak	138
42	Koz on SW Fourth Avenue	108
43	Derby Slabtown	128
47	1470 NW Overton Street	88
	Total Under Construction	1,674

52	Eleven West	222
53	Washington Street Tower	100
54	Clay + Tiffany	259
55	RiverPlace Parcel 3 Phase II	187
62	Amara	138
63	Broadway Corridor	50
64	Fremont	275
65	Lovejoy Square	78
66	NW 13th & Johnson Street	58
67	Conway Blocks 291 & 292	354
68	North18	107
69	1500 SW Taylor Street	146
70	Press Blocks	340
71	Ella Phase II, The	232
72	Landing at Macadam, The	524
99	1414 SW Park Avenue	110
104	Block 33	324
105	Centennial Mills	400
	Total Planned	3,904

108	4W	400
116	Hoyt Street Yards Block 23	110
117	Parq	100
118	Nicolai	211
119	Northwest Commons	50
120	St. Mary's Cathedral	200
121	Upshur 26	68
122	ART Tower	304
123	MAC Club Residential	258
124	South Waterfront Block 40	400
125	South Waterfront Blocks 42 and 45	519
126	Terwilliger Plaza Phase II	130
127	Zidell Yards Phase 1 Block 8	120
128	Zidell Yards Phase 2	50
129	Zidell Yards Phase 3	50
166	Broadway Bridge - Naito Pkwy	246
	Total Prospective	3,216



LEGEND Lease-Up Under Construction Planned Prospective

BERKADIA

a Berkshire Hathaway and Jefferies Financial Group company

Portland New Construction and Proposed Multifamily Projects

BERKADIA

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	PERMIT DATE	FORECASTED COMPLETION DATE	START OF RENT-UP
1	Collective on 4th, The	522 SW Yamhill Street	Portland	OR	97204	Lease-Up	417	Downtown Portland	12/08/2017	12/31/2019	08/01/2018
2	Rise Central, The	12875 SW Crescent	Beaverton	OR	97005	Lease-Up	230	Beaverton	11/28/2017	11/30/2019	02/15/2019
3	Club at the Park, The	17775 SE Mill Plain Blvd	Vancouver	WA	98683	Lease-Up	115	Mill Plain	05/24/2018	08/31/2019	03/15/2019
4	Lavonne, The	6727 NE Vancouver Mall Drive	Vancouver	WA	98661	Lease-Up	75	Walnut Grove	08/06/2018	08/31/2019	03/15/2019
5	Northbrook Village	22100 NE Halsey Street	Fairview	OR	97204	Lease-Up	180	Gresham	05/23/2018	08/31/2019	02/01/2019
6	Rodney, The	1470 NW Glisan Street	Portland	OR	97209	Lease-Up	230	Pearl District	03/24/2017	08/31/2019	02/01/2019
7	East of Eleven	310 SE 12th Avenue	Portland	OR	97214	Lease-Up	90	Kerns/Buckman	08/01/2017	04/30/2019	02/01/2019
8	Holm at Sellwood	8220 SE 6th Avenue	Portland	OR	97202	Lease-Up	119	Brooklyn/Moreland	11/30/2017	04/30/2019	02/01/2019
9	Koz on Thirteenth	123 SE 13th Avenue	Portland	OR	97214	Lease-Up	87	Kerns/Buckman	10/15/2017	04/30/2019	01/01/2019
10	álmr	2112 NW Irving Street	Portland	OR	97210	Lease-Up	57	Hillside/Northwest	08/01/2017	04/30/2019	09/01/2018
11	Rediviva at the Waterfront	111 Parkway Place	Vancouver	WA	98660	Lease-Up	63	Downtown Vancouver	11/30/2016	04/30/2019	08/09/2018
12	Baseline 158	1050 SW 160th Avenue	Beaverton	OR	97006	Lease-Up	209	Beaverton	05/01/2017	04/30/2019	07/01/2018
13	Carson, The	2121 NW Savier Street	Portland	OR	97210	Lease-Up	385	Hillside/Northwest	01/02/2017	04/30/2019	06/05/2018
14	Grant Park Quimby	3215 NE Weidler Street	Portland	OR	97232	Lease-Up	167	Lloyd/Irvington	01/01/2017	04/30/2019	05/15/2018
15	Amy, The	2031 SW 10th Avenue	Portland	OR	97201	Lease-Up	141	Southwest Hills	11/08/2016	04/30/2019	05/11/2018
						Total Lease-Up	2,565				
16	Columbia, The	100 SW Columbia Street	Portland	OR	97201	Under Construction	348	PSU/Lovejoy	02/01/2019	12/31/2020	
17	22 Raleigh	2222 NW Raleigh Street	Portland	OR	97210	Under Construction	173	Hillside/Northwest	01/02/2019	12/31/2020	
18	Harbor Sky & Harbor Annex	1055 North Anchor Way	Portland	OR	97217	Under Construction	379	St Johns/University Park	07/03/2017	08/31/2020	
19	Modera Glisan	1400 NW Hoyt Street	Portland	OR	97209	Under Construction	291	Pearl District	04/23/2018	05/31/2020	
20	Denizen	2050 NE Hoyt Street	Portland	OR	97232	Under Construction	212	Kerns/Buckman	11/01/2017	04/30/2020	
21	Modera Davis	215 NW 10th Street	Portland	OR	97207	Under Construction	204	Pearl District	03/27/2018	04/30/2020	
22	Mill Plain	16516 SE Mill Plain Blvd	Vancouver	WA	98684	Under Construction	179	Mill Plain	09/01/2018	04/30/2020	
23	Brio Lofts	3912 North Vancouver Avenue	Portland	OR	97227	Under Construction	96	Piedmont	12/01/2018	03/31/2020	
24	Sandy28	2869 NE Sandy Blvd	Portland	OR	97232	Under Construction	206	Kerns/Buckman	02/07/2018	02/28/2020	
25	5 MLK	5 SE Martin Luther King Jr. Blvd	Portland	OR	97214	Under Construction	220	Kerns/Buckman	06/18/2018	01/31/2020	
26	Reserve at Columbia Tech Center Phase V, The	300 SE 194th Avenue	Vancouver	WA	98684	Under Construction	106	Mill Plain	11/01/2018	01/31/2020	
27	1337 East Burnside	1337 East Burnside Street	Portland	OR	97232	Under Construction	211	Kerns/Buckman	05/01/2018	12/31/2019	

Source: Yardi Matrix

Portland New Construction and Proposed Multifamily Projects

BERKADIA

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	PERMIT DATE	FORECASTED COMPLETION DATE	START OF RENT-UP
28	Modera Buckman	700 SE Belmont Street	Portland	OR	97214	Under Construction	170	Kerns/Buckman	05/15/2018	12/31/2019	
29	Axletree	2036 SE Washington Street	Milwaukie	OR	97222	Under Construction	110	Milwaukie/Gladstone	10/03/2018	12/31/2019	
30	Northpointe	1314 North Skidmore Street	Portland	OR	97217	Under Construction	168	Piedmont	06/01/2018	12/31/2019	
31	Perch, The	5325 North Interstate Avenue	Portland	OR	97217	Under Construction	141	Piedmont	04/20/2018	12/31/2019	
32	1331 NW 17th Avenue	1331 NW 17th Avenue	Portland	OR	97209	Under Construction	196	Hillside/Northwest	04/24/2018	10/31/2019	
33	Alta Peak	1638 West Burnside Street	Portland	OR	97209	Under Construction	138	Goose Hollow	07/02/2018	10/31/2019	
34	Meetinghouse	7119 SE Milwaukie Avenue	Portland	OR	97202	Under Construction	232	Brooklyn/Moreland	10/15/2017	10/31/2019	
35	Mississippi Revere	901 North Fremont Street	Portland	OR	97227	Under Construction	211	Piedmont	09/30/2017	09/30/2019	
36	Grand Belmont	514 SE Belmont Street	Portland	OR	97214	Under Construction	131	Kerns/Buckman	06/08/2018	08/31/2019	
37	ArLo	6015 North Interstate Avenue	Portland	OR	97217	Under Construction	175	St Johns/University Park	08/31/2017	08/31/2019	
38	192nd Station West Lofts	SWC SE 20th Street & SE 192nd Avenue	Camas	WA	98607	Under Construction	163	Mill Plain	04/02/2018	08/31/2019	
39	Aniva	5009 North Interstate Avenue	Portland	OR	97217	Under Construction	90	Piedmont	06/04/2018	07/31/2019	
40	134th Street Lofts	2220 NE 134th Street	Vancouver	WA	98686	Under Construction	124	Salmon Creek	09/01/2016	06/30/2019	
41	Williams Avenue	4018 North Williams Avenue	Portland	OR	97227	Under Construction	64	Piedmont	07/01/2018	06/30/2019	
42	Koz on SW Fourth Avenue	2211 SW 4th Avenue	Portland	OR	97201	Under Construction	108	PSU/Lovejoy	02/28/2018	06/30/2019	
43	Derby Slabtown	1075 NW 16th Avenue	Portland	OR	97209	Under Construction	128	Hillside/Northwest	10/02/2017	06/30/2019	
44	5955 SE Milwaukie Avenue	5955 SE Milwaukie Avenue	Portland	OR	97202	Under Construction	54	Brooklyn/Moreland	06/01/2018	06/30/2019	
45	Burnside Delta	22 SE 11th Avenue	Portland	OR	97214	Under Construction	85	Kerns/Buckman	01/01/2018	05/31/2019	
46	Quinten Tower	1950 NE Everett Street	Portland	OR	97232	Under Construction	55	Kerns/Buckman	10/28/2017	04/30/2019	
47	1470 NW Overton Street	1470 NW Overton Street	Portland	OR	97209	Under Construction	88	Pearl District	01/01/2018	04/30/2019	
48	RiverWest	700 Waterfront Way	Vancouver	WA	98660	Under Construction	206	Downtown Vancouver	05/16/2016	04/30/2019	
49	Woody Guthrie Place	5800 SE 91st Avenue	Portland	OR	97266	Under Construction	64	Brentwood/Darlington	11/01/2017	04/30/2019	
50	Arris	810 North Fremont Street	Portland	OR	97227	Under Construction	152	Piedmont	01/02/2017	04/30/2019	
51	Vancouver Avenue	3956 North Vancouver Avenue	Portland	OR	97227	Under Construction	185	Piedmont	02/03/2017	04/30/2019	
						Total Under Construction	5,863				
52	Eleven West	1116 SW Washington Street	Portland	OR	97205	Planned	222	Downtown Portland			
53	Washington Street Tower	900 SW Washington Street	Portland	OR	97205	Planned	100	Downtown Portland			
54	Clay + Tiffany	1110 SW Clay Street	Portland	OR	97201	Planned	259	PSU/Lovejoy			

Source: Yardi Matrix

Portland New Construction and Proposed Multifamily Projects

BERKADIA

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	PERMIT DATE	FORECASTED COMPLETION DATE	START OF RENT-UP
55	RiverPlace Parcel 3 Phase II	2045 SW River Pkwy	Portland	OR	97201	Planned	187	PSU/Lovejoy			
56	550 SE MLK	550 SE Martin Luther King Jr Blvd	Portland	OR	97214	Planned	77	Kerns/Buckman			
57	Glisan Street	1500 NE Irving Street	Portland	OR	97232	Planned	86	Kerns/Buckman			
58	Grand Avenue Mixed-Use	203 NE Grand Avenue	Portland	OR	97232	Planned	170	Kerns/Buckman			
59	1400 NE Multnomah	1400 NE Multnomah Street	Portland	OR	97232	Planned	689	Lloyd/Irvington			
60	Canyons, The	3450 North Williams Avenue	Portland	OR	97227	Planned	73	Lloyd/Irvington			
61	Oregon Square Blocks 90 & 91 - Phase I	710 NE Holladay Street	Portland	OR	97232	Planned	619	Lloyd/Irvington			
62	Amara	815 West Burnside Street	Portland	OR	97209	Planned	138	Pearl District			
63	Broadway Corridor	NW Broadway & NW Hoyt Street	Portland	OR	97209	Planned	50	Pearl District			
64	Fremont	1650 NW Naito Pkwy	Portland	OR	97209	Planned	275	Pearl District			
65	Lovejoy Square	930 NW 14th Avenue	Portland	OR	97209	Planned	78	Pearl District			
66	NW 13th & Johnson Street	1319 NW Johnson Street	Portland	OR	97209	Planned	58	Pearl District			
67	Conway Blocks 291 & 292	1417 NW 20th Avenue	Portland	OR	97209	Planned	354	Hillside/Northwest			
68	North18	1126 NW 18th Avenue	Portland	OR	97209	Planned	107	Hillside/Northwest			
69	1500 SW Taylor Street	1500 SW Taylor Street	Portland	OR	97205	Planned	146	Goose Hollow			
70	Press Blocks	1621 SW Taylor Street	Portland	OR	97205	Planned	340	Goose Hollow			
71	Ella Phase II, The	3838 SW Macadam Avenue	Portland	OR	97239	Planned	232	Southwest Hills			
72	Landing at Macadam, The	SW Lane Street & SW River Pkwy	Portland	OR	97239	Planned	524	Southwest Hills			
73	1645 SE Nehalem Street	1645 SE Nehalem Street	Portland	OR	97202	Planned	63	Brooklyn/Moreland			
74	4926 SE Division Street	4926 SE Division Street	Portland	OR	97206	Planned	127	Brooklyn/Moreland			
75	5415 Milwaukie Avenue	5415 SE Milwaukie Avenue	Portland	OR	97202	Planned	80	Brooklyn/Moreland			
76	Tenino	1717 SE Tenino Street	Portland	OR	97202	Planned	91	Brooklyn/Moreland			
77	Division Two	3249 SE Division Street	Portland	OR	97202	Planned	54	Laurelhurst			
78	Koz on NE Sandy Blvd	4728 NE Sandy Blvd	Portland	OR	97213	Planned	112	Madison South			
79	Koz on Killingsworth	105 North Killingsworth Street	Portland	OR	97217	Planned	88	St Johns/University Park			
80	North Crawford	8301 North Crawford Street	Portland	OR	97203	Planned	99	St Johns/University Park			
81	North Richmond	6620 North Richmond Avenue	Portland	OR	97203	Planned	96	St Johns/University Park			
82	14507 East Burnside Street	14507 East Burnside Street	Portland	OR	97233	Planned	76	Hazelwood			

Source: Yardi Matrix

Portland New Construction and Proposed Multifamily Projects

BERKADIA

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	PERMIT DATE	FORECASTED COMPLETION DATE	START OF RENT-UP
83	2000 NE 112th Avenue	2000 NE 112th Avenue	Vancouver	WA	98684	Planned	90	Mill Plain			
84	Esther, The	NWC West 6th Street & Esther Street	Vancouver	WA	98660	Planned	127	Downtown Vancouver			
85	Jefferson, The	807 Jefferson Street	Vancouver	WA	98660	Planned	92	Downtown Vancouver			
86	2nd and Lombard	4775 SW Lombard Avenue	Beaverton	OR	97005	Planned	172	Beaverton			
87	SW Hunziker Street & SW Wall Street	SW Hunziker Street & SW Wall Street	Metzger	OR	97223	Planned	264	Tigard			
88	Waterside	16533 NE Halsey Street	Portland	OR	97230	Planned	64	Wilkes			
89	Affinity at Vancouver	NE 110th Avenue & NE 51st Street	Vancouver	WA	98682	Planned	170	Orchards			
90	Fifth Plain Creek Station	15306 NE 4th Plain Blvd	Vancouver	WA	98682	Planned	144	Orchards			
91	Wilkins Street	1009 NW 206th Avenue	Hillsboro	OR	97006	Planned	114	Tanasbourne			
92	Sandyplace	38100 Sandy Heights Street	Sandy	OR	97055	Planned	138	Sandy			
93	Columbia Palisades	SE 192nd Avenue & SE Brady Road	Vancouver	WA	98607	Planned	240	Creswell Heights			
94	Grass Valley	NW 38th Avenue & NW Fisher Creek Drive	Camas	WA	98607	Planned	276	Creswell Heights			
95	MLK	3802 NE Martin Luther King Jr Blvd	Portland	OR	97212	Planned	89	Piedmont			
96	Zeal Lofts	3185 North Vancouver Avenue	Portland	OR	97227	Planned	216	Piedmont			
97	Pioneer 45	37 South 45th Avenue	Ridgefield	WA	98642	Planned	330	Outlying Clark County			
98	Ridgefield Crossing Mixed Use	6994 South 5th Street	Ridgefield	WA	98642	Planned	128	Outlying Clark County			
99	1414 SW Park Avenue	1414 SW Park Avenue	Portland	OR	97201	Planned	110	PSU/Lovejoy			
100	316 NE 28th Avenue	316 NE 28th Avenue	Portland	OR	97232	Planned	119	Kerns/Buckman			
101	Atomic Orchard Lofts	2510 NE Sandy Blvd	Portland	OR	97232	Planned	86	Kerns/Buckman			
102	SE 26th & Ankeny	2580 SE Ankeny Street	Portland	OR	97214	Planned	96	Kerns/Buckman			
103	1515 NE 28th	1515 NE 28th Avenue	Portland	OR	97232	Planned	53	Lloyd/Irvington			
104	Block 33	NW 4th Avenue & NW Davis Street	Portland	OR	97209	Planned	324	Pearl District			
105	Centennial Mills	1362 NW Naito Pkwy	Portland	OR	97209	Planned	400	Pearl District			
106	Halsey 106	NE 106th Avenue & NE Halsey Street	Portland	OR	97720	Planned	78	Hazelwood			
107	Vancouvercenter Phase II	NWC West 6th Street & Washington Street	Vancouver	WA	98660	Planned	113	Downtown Vancouver			
						Total Planned	9,703				

Source: Yardi Matrix

Portland New Construction and Proposed Multifamily Projects

BERKADIA

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	PERMIT DATE	FORECASTED COMPLETION DATE	START OF RENT-UP
108	4W	419 SW Washington Street	Portland	OR	97204	Prospective	400	Downtown Portland			
109	1120 SE Morrison Street	1120 SE Morrison Street	Portland	OR	97214	Prospective	230	Kerns/Buckman			
110	710 East Burnside Street	710 East Burnside Street	Portland	OR	97214	Prospective	55	Kerns/Buckman			
111	820 SE Alder Street	820 SE Alder Street	Portland	OR	97214	Prospective	176	Kerns/Buckman			
112	Burnside Bridgehead	139 SE Martin Luther King Jr Blvd	Portland	OR	97214	Prospective	343	Kerns/Buckman			
113	Pepsi Blocks	2505 NE Pacific Street	Portland	OR	97232	Prospective	335	Kerns/Buckman			
114	Slate Phase II	SEC NE 3rd Avenue & NE Davis Street	Portland	OR	97232	Prospective	105	Kerns/Buckman			
115	Sunshine Dairy Redevelopment	801 NE 21st Avenue	Portland	OR	97232	Prospective	300	Kerns/Buckman			
116	Hoyt Street Yards Block 23	NW 12th Avenue & NW Quimby Street	Portland	OR	97209	Prospective	110	Pearl District			
117	Parq	350 NW 12th Avenue	Portland	OR	97209	Prospective	100	Pearl District			
118	Nicolai	2135 NW 29th Avenue	Portland	OR	97210	Prospective	211	Hillside/Northwest			
119	Northwest Commons	404 NW 23rd Avenue	Portland	OR	97210	Prospective	50	Hillside/Northwest			
120	St. Mary's Cathedral	1716 NW Davis Street	Portland	OR	97209	Prospective	200	Hillside/Northwest			
121	Upshur 26	2580 NW Upshur Street	Portland	OR	97210	Prospective	68	Hillside/Northwest			
122	ART Tower	1515 SW Morrison Street	Portland	OR	97205	Prospective	304	Goose Hollow			
123	MAC Club Residential	1112 SW 20th Avenue	Portland	OR	97205	Prospective	258	Goose Hollow			
124	South Waterfront Block 40	3714 SW Macadam Avenue	Portland	OR	97239	Prospective	400	Southwest Hills			
125	South Waterfront Blocks 42 and 45	SW Abernethy Street & SW River Pkwy	Portland	OR	97239	Prospective	519	Southwest Hills			
126	Terwilliger Plaza Phase II	2519 SW 5th Avenue	Portland	OR	97201	Prospective	130	Southwest Hills			
127	Zidell Yards Phase 1 Block 8	3201 SW Moody Avenue	Portland	OR	97239	Prospective	120	Southwest Hills			
128	Zidell Yards Phase 2	SW Bond Avenue & SW Gaines Street	Portland	OR	97239	Prospective	50	Southwest Hills			
129	Zidell Yards Phase 3	SW Bond Avenue & SW Gaines Street	Portland	OR	97239	Prospective	50	Southwest Hills			
130	5101 SE 17th Avenue	5101 SE 17th Avenue	Portland	OR	97202	Prospective	126	Brooklyn/Moreland			
131	West Moreland, The	5209 SE 18th Avenue	Portland	OR	97202	Prospective	59	Brooklyn/Moreland			
132	Y Arts Center Redevelopment	6036 SE Foster Road	Portland	OR	97206	Prospective	54	Brooklyn/Moreland			
133	Hollywood Square	NEC NE 35th Blvd & NE Sandy Blvd	Portland	OR	97232	Prospective	90	Laurelhurst			
134	Sandy	5036 NE Sandy Blvd	Portland	OR	97213	Prospective	90	Madison South			
135	Yacht Harbor Club Phase II	11505 NE Yacht Harbor Drive	Portland	OR	97217	Prospective	221	St Johns/University Park			

Source: Yardi Matrix

Portland New Construction and Proposed Multifamily Projects

BERKADIA

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	PERMIT DATE	FORECASTED COMPLETION DATE	START OF RENT-UP
136	Sunset Hills	6400 SW Canyon Court	Portland	OR	97221	Prospective	244	West Haven			
137	4624 SW Dickinson Street	4624 SW Dickinson Street	Portland	OR	97219	Prospective	58	Westlake			
138	Mercantile Village	4015 Mercantile Drive	Lake Oswego	OR	97035	Prospective	208	Westlake			
139	Boones Ferry & Kruse Mixed Use	Boones Ferry Road & Kruse Way	Lake Oswego	OR	97035	Prospective	225	Lake Oswego			
140	North Anchor	NEC 1st Street & B Avenue	Lake Oswego	OR	97034	Prospective	87	Lake Oswego			
141	Cherry Blossom	10840 SE Salmon Street	Portland	OR	97216	Prospective	146	Hazelwood			
142	Gateway Area	244 NE 99th Avenue	Portland	OR	97220	Prospective	100	Hazelwood			
143	Block 1618	1618 NE 112th Avenue	Vancouver	WA	98684	Prospective	61	Mill Plain			
144	313 SE Ellsworth	313 SE Ellsworth Road	Vancouver	WA	98664	Prospective	162	McLoughlin			
145	Ellsworth	SE 5th Street & SE Ellsworth Road	Vancouver	WA	98664	Prospective	129	McLoughlin			
146	Grand Blvd	2715 East 6th Street	Vancouver	WA	98661	Prospective	86	Fort Vancouver			
147	C Street Mixed Use Development	East 17th Street & C Street	Vancouver	WA	98660	Prospective	96	Downtown Vancouver			
148	South Cooper Mountain Heights	NEC SW 175th Avenue & SW Scholls Ferry Road	Beaverton	OR	97007	Prospective	340	Greenway			
149	Sherwood	16390 SW Langer Drive	Sherwood	OR	97140	Prospective	82	Tualatin			
150	Abernethy Place	1729 Washington Street	Oregon City	OR	97045	Prospective	181	Oregon City			
151	Maplelane Road	South Beavercreek Road & South Maplelane Road	Oregon City	OR	97045	Prospective	120	Oregon City			
152	151st Avenue	23 NE 151st Avenue	Portland	OR	97230	Prospective	50	Wilkes			
153	Fairview Heights	NE 223rd Avenue & NE Sandy Blvd	Fairview	OR	97204	Prospective	200	Fairview			
154	78th Street Place	NE 25th Avenue & NE 78th Street	Hazel Dell South	WA	98665	Prospective	94	Hazel Dell			
155	Gaither	3611 NE 78th Street	Vancouver	WA	98665	Prospective	300	Hazel Dell			
156	Arbor at West Park	16415 NW Brugger Road	Portland	OR	97229	Prospective	228	Rock Creek			
157	North Bethany Crest	NWC NW Brugger Road & NW Kaiser Road	Bethany	OR	97229	Prospective	276	Rock Creek			
158	Willow Creek Crossing	18535 SW Baseline Road	Hillsboro	OR	97006	Prospective	120	Tanasbourne			
159	13816 NE Salmon Creek Avenue	13816 NE Salmon Creek Avenue	Vancouver	WA	98686	Prospective	106	Salmon Creek			
160	Hetherwood	20312 SE 40th Street	Camas	WA	98607	Prospective	135	Creswell Heights			
161	10813 NE 117th Court	10813 NE 117th Avenue	Vancouver	WA	98662	Prospective	92	Battle Ground			
162	25 North Fargo Street	25 North Fargo Street	Portland	OR	97227	Prospective	101	Piedmont			
163	3928 North Williams Avenue	3928 North Williams Avenue	Portland	OR	97227	Prospective	50	Piedmont			

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Portland New Construction and Proposed Multifamily Projects

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ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	PERMIT DATE	FORECASTED COMPLETION DATE	START OF RENT-UP
164	829 N Russell Street	829 North Russell Street	Portland	OR	97227	Prospective	78	Piedmont			
165	Villages at Beavercreek	19896 South Beavercreek Road	Oregon City	OR	97045	Prospective	180	Outlying Clackamas County			
166	Broadway Bridge - Naito Pkwy	1201 NW Naito Pkwy	Portland	OR	97209	Prospective	246	Pearl District			
167	5134 North Interstate	5134 North Interstate Avenue	Portland	OR	97217	Prospective	60	Piedmont			
						Total Prospective	9,795				
						TOTAL PORTLAND	**27,926**				

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Source: Yardi Matrix