



For Immediate Release...

Florida Real Estate (Commercial Sales)

January 30, 2003

Seminole County Apartment Building Sells for \$1,250,000

Rollingwood Apartments located in Casselberry, Florida has sold for \$1,250,000 or \$31,250 per unit. The 40 unit Rollingwood was built in 1979 with a mix of efficiencies, one and two bedroom units. The 576 average unit size reflects a sales price of \$54.25 per square foot. The Seller was SE Residential East LLC and the Buyer was Florida Housing Affordability, Inc.

Gerald Smith of Smith Equities Corporation (SEC) was the broker in this transaction. Paul Guyet of Smith Equities Corporation arranged 80% financing at a fixed rate of 5.97% for this purchase.

For More Information,

Call: Gerald Smith at (407) 422-0704 ext 101 Email gs@amecs.com

or

Paul M. Guyet at (407) 422-0704 ext 105 Email pmg@amecs.com

Note: To view all of the apartment sales in Metro Orlando since January 1998, please go to Smith Equities Corporation's Home Page at:

<http://www.amecs.com>

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"Multifamily Solutions with a Commitment to Excellence"™



For more information, please contact: Gerald Smith or Paul Guyet **Smith Equities Corporation** Tel: (407) 422-0704

Rollingwood

986 Rollingwood Loop
Casselberry, FL 32707

Seminole County

40 Units/1979 Construction

SALE PRICE (1/03):	\$1,250,000
Per Unit:	\$31,250
Average Per SF	\$54.25
Average Unit Size:	576 SF
Ave. Base Rents: (2002)	\$508/mth

Comments: Sold By Smith Equities Corporation. See other apartment sales on our Home Page at <http://www.amecs.com>

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