

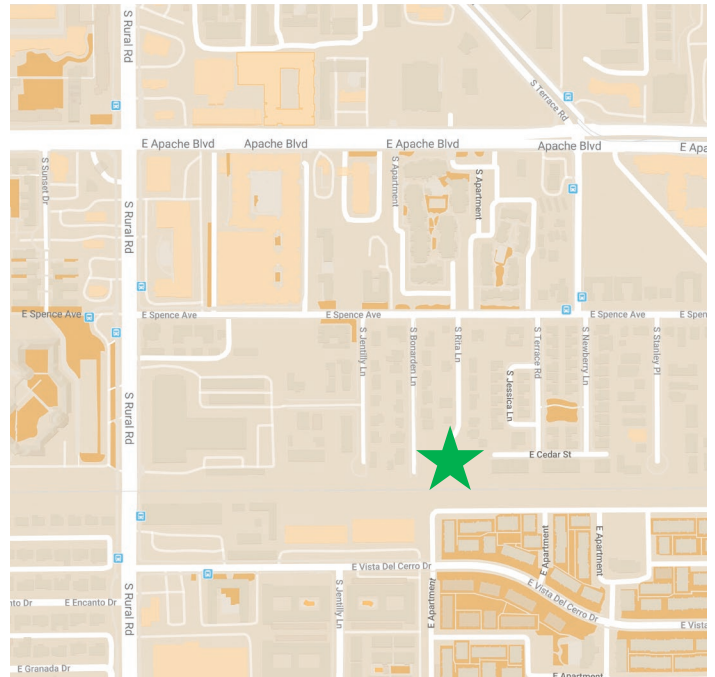


MICRO ESTATES TEMPE

small houses, big living



Homes Surround Central Courtyard



Located at 1444 South Rita Lane, Tempe 85281

Tempe MicroEstates are thirteen small houses that maximize the benefits of homeownership. This innovative community lets you:

Maximize your money. Affordable purchase price through the Newtown Community Land Trust, low HOA and land lease fees totaling just \$135 per month, and minimal utility costs thanks to energy-efficient design.

Maximize your time. Small homes and quality materials keep maintenance needs low.

Maximize your travel options. Pedestrian and bike-friendly location; on-site parking for cars; close to light rail, Valley Metro bus system, Orbit, and the Tempe Streetcar.

Maximize your eco-friendliness. Low heating and cooling needs; low-waste, low-energy construction

including locally-manufactured materials; ENERGY STAR® certification; edible and native plant gardens; rainwater harvesting and grey-water reclamation; laundry facilities include space for line drying.

Maximize your quality of life. Right in the heart of Tempe; secure community for safety; stand-alone homes with shared community space balance privacy with neighborliness; architectural designs are elegant and functional; gardens provide fresh food and native desert landscaping creates beautiful spaces.

LEARN MORE AT TEMPEMICROESTATES.ORG



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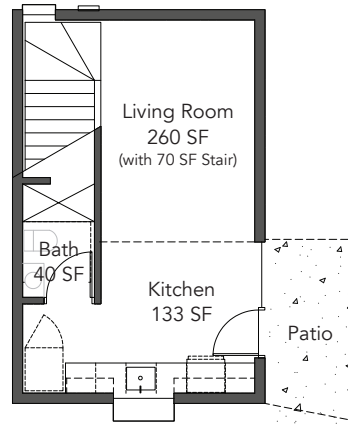


COURTYARD VIEW

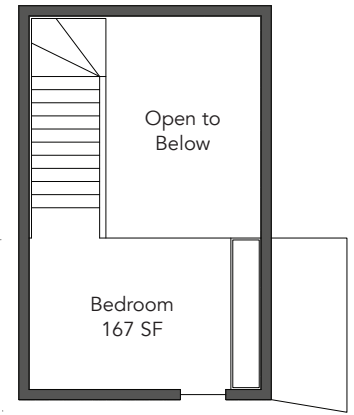


SIDE ENTRANCE

Color-Coordinated Home with Side Entry



FIRST FLOOR



SECOND FLOOR

Total Area of Home is 600 Square Feet

MicroEstates Community Features

Thirteen private homes around a shared Community Building, with:

- Secure mailboxes
- Laundry facilities
- Tool library
- Book and game library
- Indoor and outdoor gathering spaces
- Community kitchen for sharing meals or hosting events
- Innovative, low-water use landscaping combines community gardens with native plants
- On-site parking, bike racks, and easy access to transit
- Community Land Trust: resident-owned homes on community-owned land

Each House Features

- 600 square feet of living space
- One loft bedroom
- One full-size bathroom
- Kitchen and living room
- Full-size appliances
- Plus a private patio

Affordable Homeownership

Tempe Micro Estates are priced at an affordable below-market rate. For those earning under 120% Area Median Income, homes are \$210,000. For those earning less than 80% AMI, homes are priced as low as \$170,000, depending on income, subsidy availability, credit-worthiness, and other factors.

[Accepting Applications Now: tempemicroestates.org](http://tempemicroestates.org)

Tempe MicroEstates is a project of Newtown CDC, a Tempe-based 501(c)(3) nonprofit organization. Our mission is to increase the supply of permanently affordable housing while developing and supporting homebuyers through innovative programs and partnerships. Visit our website or contact our office to learn how our HUD-approved housing counseling can help you get ready to be a homebuyer. Services offered in English and Spanish.



Community Development Corporation | Community Land Trust | HUD Approved Counseling Agency
newtowncdc.org 480.517.1589 phone TTY 877.243.2823 English 866.217.3362 Spanish

