



20090303 - Photography © John Bare

Heritage Oaks Senior Apartments is a LEED Platinum Certified 50-unit apartment community for low income seniors age 55 and older in Oakdale, CA. This urban-infill community features both one- and two-bedroom floor plans in two 2- and 3-story Craftsman-inspired buildings, which are affordable to working seniors that earn 30 to 60 percent of the area median income in Stanislaus County, as defined by the U.S. Department of Housing and Urban Development. Rents range from \$483 to \$787 per month, depending upon income. The residential community provides Active Adult style amenities, including a community center with a Great Room, hobby and craft studios, theater, game room, gourmet kitchen, fitness center, technology center and learning center. Outdoor amenities include a patio area with a BBQ center, relaxing fountain and outdoor lounging areas.

Heritage Oaks

Client

Central Valley Coalition for Affordable Housing & Adroit Development, Inc.

Location

Oakdale, CA

Use

Affordable Senior Apartments

Facts

- Density - 33 DU/AC
- Unit Plan Sizes - 652-908 SF
- Number of Units - 50 DU
- Site Area - 1.52 AC
- Parking - 43 Spaces
- LEED Platinum Certified



Awards

- 2013 Professional Builder Design Awards
 - Silver Winner

- 2013 Gold Nugget Awards
 - Two Award of Merits

- 2013 Multifamily Executive Awards
 - Editors Choice
 - Finalist

- 2013 NAHB Best of 50+ Housing Awards
 - Innovation Award
 - Gold Award
 - Silver Award



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