

MOULTON PLAZA

FAMILY & SENIOR HOUSING

Sunnyvale, CA



Moulton Plaza is MidPen Housing's first effort to utilize and redevelop a portion of one of our earliest properties, Homestead Park, a senior and family complex built in 1973. The 66-unit multifamily development is named after a beloved founding board member, Robert Moulton. The property was developed to help reduce a critical shortage of affordable housing in the City of Sunnyvale and designed to accommodate the preservation of a 50-year-old magnolia tree.

Moulton Plaza consists of three buildings with a community building, two- and three-bedroom townhouse units, one-bedroom apartments as well as offices for onsite property management and service staff.



The property offers a variety of amenities for residents, including a community room with kitchen, computer center, laundry room, a centralized plaza courtyard with seating areas and planters, barbeque areas, and play areas.

The neighborhood surrounding Moulton Plaza offers convenient transit services, two shopping centers with supermarkets, elementary and high schools, city parks and employment centers.

Developer	MidPen Housing Corp.		
Property Management	MidPen Property Management Corp.		
Development Type	2006 new construction: two- and three-story townhomes and apartments		
Construction Type	Wood frame on concrete podium over underground parking		
Site Area:	1.66 acres		
Density:	40 units / acre		
Parking Ratio:	1.9 : 1 – 123 spaces		
Development Profile	Type	No.	Size Units (sf)
	1 BR	30	682
	2 BR	26	801
	3 BR	10	1245
	TOTAL	66	
Amenities	Private patios and decks; extra storage; community room with kitchen; computer center; onsite services; tot lots; laundry facility; courtyard plaza with built-in planters		
Services Offered	Afterschool programs Job readiness programs Financial literacy courses Computer training Food and nutrition courses Connection to community resources		
Resident Profile	Households earning up to 60% of the Area Median Income. Some units receive project-based Section 8 certificates		
Funders	<ul style="list-style-type: none"> • AEGON USA Realty Advisors, Inc. • CalHFA • City of Sunnyvale • Wells Fargo • Housing Trust of Santa Clara County 		
Architect	James Guthrie & Associates		
Contractor	JH Fitzmaurice		

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