



THE LEGGETT (SILVER SPRING)

Mixed-Income, Multi-Use, Multi-Generational Community

- ▷ Elizabeth Square, located in downtown Silver Spring, is a multi-generational, mixed-income, mixed-use project featuring residential coupled with a state-of-the-art recreation facility and other community amenities. This project is being approached in three phases, the second of which is **The Leggett**. Formerly Elizabeth House III, **The Leggett** is a 267-unit, 16-story high-rise development for seniors aged 62 and older. This development includes 106 RAD replacement units set aside for current Elizabeth House residents making 30% AMI. The balance of the units serves residents at and above 60% AMI

(See the breakdown of units by AMI below). **The Leggett** combines affordable housing with public health amenities to create a sustainable and vibrant living environment.

A key feature of the property is the 120,000 sq. ft. county-owned South County Regional Recreation and Aquatics Center that is situated beneath the residential areas.

This center offers public aquatic and recreational amenities that will invigorate the entire Silver Spring community and demonstrate how HOC's partnership with the county is re-imagining affordable housing.

▷ SPECIAL FEATURES:

- Eight-lane competition pool
- Multi-purpose therapy pool/spa
- Fitness area equipped with gymnasium, weight room, etc.
- Movement and dance studios
- Multipurpose activity rooms
- Public use and social spaces
- Culinary arts kitchen (**Operated by Montgomery County's Recreation Department**)
- Holy Cross Hospital affiliated Wellness Center
- Extension of the Capital Crescent Trail



THE
Leggett

▷ BY THE NUMBERS: *THE LEGGETT*

- **Year Built / Date of Completion:** Completed Feb. 2023
- **Number of Units:** 267
- **Net Increase in Area Housing:** 107 units
- **Number of Affordable Units:** 267
 - **30% AMI:** 106 units
 - **60% AMI:** 14 units
 - **80% AMI:** 118 units
 - **Market Rate:** 29 units

