



FOR IMMEDIATE RELEASE

Harbor Stone Advisors Awarded Assignment to Market 1005 N Charles

Baltimore, MD - Harbor Stone Advisors, a Mid-Atlantic leader in multifamily investment sales, has been awarded the assignment to market 1005 N Charles, 13 high value add apartments and 1 retail space in Historic Mount Vernon. Harbor Stone Advisors President, Justin Verner and Senior Advisor, Brooks Healy, are marketing the property.

1005 N Charles features a unit mix of (5) Studios, (6) 1 Br-1 Ba, (2) 2 Br-2 Ba, and (1) commercial space. The commercial space is leased through 2026 by Lilianna Catering, a luxury catering company and restaurant. Typical apartment unit features include white/black appliances, formica countertops, and hardwood floors. Current ownership has renovated four units with a scope of stainless steel appliances, backsplash, dark brown wooden cabinets, updated bathrooms, and vinyl plank flooring. They also converted a 2 Br-2 Ba unit into two separate units.

1005 N Charles is located in Midtown Baltimore within the charming, historic Mount Vernon neighborhood. Mount Vernon is known for its stunning 19th century architecture, parks, museums, cultural landmarks, Zagat-rated restaurants, and close proximity to Downtown Baltimore, the Central Business District and the Inner Harbor. The neighborhood has abundant local dining, shopping and entertainment. The subject property has a Walk Score of 98, ranking it a Walker's Paradise.

About Harbor Stone Advisors

Harbor Stone Advisors specializes in middle-market multifamily investment sales throughout the Mid-Atlantic. Advisory services include value opinions, asset dispositions and marketability analysis for private clients, owners, investors and financial organizations. For additional information, visit www.harborstoneadvisors.com

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