Westminster Housing Society Inc.

**Housing Partner:** Westminster Housing Society Inc.  
**Building Type:** conversion of a rental complex  
**Investment Priority:** low income families and seniors

**Project Description:**
- **Location:** 762 Broadway, Winnipeg, Manitoba  
- **Number of Households:** 4 households  
- **Total Estimated Project Cost:** $363,000  
- **Federal/Provincial Contribution:** $300,000 funding through HOMEWorks! Rental and Cooperative Housing Programs

**Additional Information:**
- This investment is for the acquisition and rehabilitation of a rental complex at 762 Broadway Avenue, located in the Wolseley neighbourhood (bordering the West Broadway neighbourhood).  
- Westminster Housing Society Inc. (WHS) is converting the existing complex into 4 apartments consisting of 1 three-bedroom unit, 2 one-bedroom units, and 1 bachelor unit.  
- Total costs are estimated to be $363,000, which includes $72,000 for acquisition.  
- Funding in the amount of $300,000 has been approved under HOMEWorks! Rental and Cooperative Housing Program.  
- WHS has received $40,000 from the City of Winnipeg and estimates receiving $8,000 from the Winnipeg Foundation. WHS has contributed approximately $15,000 in equity. To ensure rents are affordable, no financing is included or desired.  
- One unit will be set aside for a Winnipeg Regional Health Authority recommended tenant. The main floor, 3-bedroom unit is highly needed for a family and the community has expressed this as a prioritized need.  
- Rents are below the current Median Market Rents and will be $600 for the main-floor, three-bedroom unit, $350 for each one-bedroom unit on the second-floor and $300 for the bachelor unit on the third floor.  
- WHS rental units are professionally managed by S.A.M. (Management) Inc.

**Status:** Estimated completion date is June 15, 2010, with tenants expected to move in beginning July 1, 2010.