LANDMARK PROPERTIES

CROSSHARBOR CAPITAL PARTNERS®

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For Immediate Release

# Landmark Properties, in Partnership with CrossHarbor Capital, Begins Construction on The Mark Eugene

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*Nation's Top Student Housing Developer Expands Presence in Oregon with the 1,002-Bed Residential Community Adjacent to The University of Oregon*

**Athens, Ga. (July 1, 2026)** – Landmark Properties, a fully-integrated real estate investment firm specializing in the development, construction, acquisition, and operation of high-quality residential communities, in partnership with CrossHarbor Capital, a multi-strategy commercial real estate investor, has acquired a 2.62-acre site in Eugene, Oregon, where it plans to develop The Mark Eugene, a five-story, 1,002-bed student housing community at 1290 Alder Street, just 0.1 miles from the University of Oregon.


"Landmark is excited to begin development on The Mark at the best off-campus location in Eugene," said Jason Doornbos, Chief Development Officer at Landmark Properties. "With best-in-class amenities and intentional unit designs that foster connection and academic success, this community will be a perfect fit for students looking for an exceptional living experience adjacent to campus."

"A site of this scale, located steps from campus, is genuinely rare, and creates an opportunity to deliver a market-leading community for University of Oregon students," said Tom Stevens, Partner and Portfolio Manager at CrossHarbor Capital. "We're excited to be partnering with Landmark Properties, and look forward to continuing to grow our portfolio of well-located, high-quality student housing communities."

The development will offer 272 units and 1,002 beds in a mix of studios and one to five bedrooms. Apartments come fully furnished, are wired for high-speed internet and cable, and feature in-unit laundry. Residents will enjoy modern stainless steel appliances and finishes, such as hardwood-style laminate floors, quartz countertops, wood trim, and large cabinets, as well as bed-bath parity.

With nearly 37,000 square feet of intentionally curated amenity space, The Mark will set a new benchmark for the Eugene market. Outside, the property will feature a resort-style pool and spa with cabanas, clubhouse, outdoor grilling, fire pit, and seating areas, a dog park, and multiple outdoor landscaped courtyards. Interior amenities include a fitness center, sports simulator, wellness suite with sauna and cold plunge, a study lounge with café, gaming lounge, and bike storage.

The Mark Eugene will have 5,785 square feet of ground-floor retail space within the parking deck located at 13th and Hilyard, which is included as part of the property acquisition. Parking for residents will also be available with the deck. The building is within walking distance to campus and a number of retail, dining, and nightlife options.

The five-story building will be designed by ESG Architecture & Design, with Landmark Construction, the in-house construction arm of Landmark Properties, serving as general contractor. KPFF Consulting Engineers is the project's civil engineer. JLL Capital Markets brokered the land sale to Landmark Properties and coordinated construction financing, with the financing team led by Mike Brady, Stephen VanLeer, Sam Tarter, and Charlie Watson, and Tom Kirschbraun leading the land sale. This project represents the first of a two-phase development that will ultimately deliver a total of 2,275 beds to the Eugene market, with phase two to be developed separately by Landmark Properties. Construction will begin immediately, and delivery is anticipated for the 2028-2029 academic year.

Landmark Properties entered the Eugene market in 2024 with the delivery of The Standard at Eugene, a 703-bed student housing development at 475 E. Broadway.

**About Landmark Properties**
Headquartered in Athens, Ga., with offices in Atlanta, New York, and London, Landmark Properties is a fully integrated real estate investment management firm specializing in the development, construction, acquisition, and operation of high-quality residential communities. With over $15 billion in AUM, Landmark's portfolio includes over 115 residential communities across the United States with 74,000 beds under management. Additionally, Landmark benefits from an active development pipeline with over 50 student and multifamily projects under construction or near-term start with an estimated value of over $10 billion. For more information, visit www.landmarkproperties.com

**About CrossHarbor**
Founded in 1993, CrossHarbor Capital Partners is a real estate investment manager offering a multi-strategy investment platform providing investors with broad access to opportunities across property types, geographies, and the capital structure. With a $34+ billion investment track record, the firm

currently has $11.3 billion in assets under management in investment programs spanning the risk-return spectrum. Through its nation-wide, relationship-driven origination platform, disciplined investment approach, and experienced team of professionals, CrossHarbor seeks to generate consistent, risk-adjusted performance while focusing on capital preservation. CrossHarbor is based in Boston with offices in Chicago, Los Angeles, and Big Sky. For more information, please visit www.CrossHarborCapital.com.

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