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FEATURES OF INVESTING IN INFRASTRUCTURE FACILITIES OF RESIDENTIAL APARTMENT COMPLEXES

The article is an applied nature and touches upon topical issues of investing and organizing parking spaces in modern multi-apartment residential complexes. The severity of the problem with the shortage of parking spaces for residents and guests of apartment buildings forces developers and management companies to look for rational alternatives to outdoor parking and underground parking in order to maintain market share and continue development.

Rational and efficient use of free space in residential apartment complexes is not only a matter of convenience and safety, but also an important component of the comfort and attractiveness of these facilities for potential home buyers, and therefore a matter of the developer's competitiveness.

The article attempts to estimate the number of parking spaces using the example of an existing multi-apartment residential complex in Simferopol, provided for by its construction project, in accordance with statistical data and current legislation. In the future, two alternative projects for increasing parking space on a paid basis are considered: the creation of a mechanized parking lot on the territory of the residential complex and a traditional parking lot near the residential complex. During the review of these projects, the most important stages of their planning and implementation are described, a detailed analysis of income and expenses is carried out, the main performance indicators for each project are calculated and appropriate conclusions are drawn.

The results of the article are of practical importance and can be used when making decisions about the need to increase parking spaces in existing multi-apartment residential complexes on the initiative of the developer, management company or tenants, taking into account real conditions.

Keywords: mechanized rotary parking, multi-apartment residential complex, parking, parking space, capital investments, efficiency.

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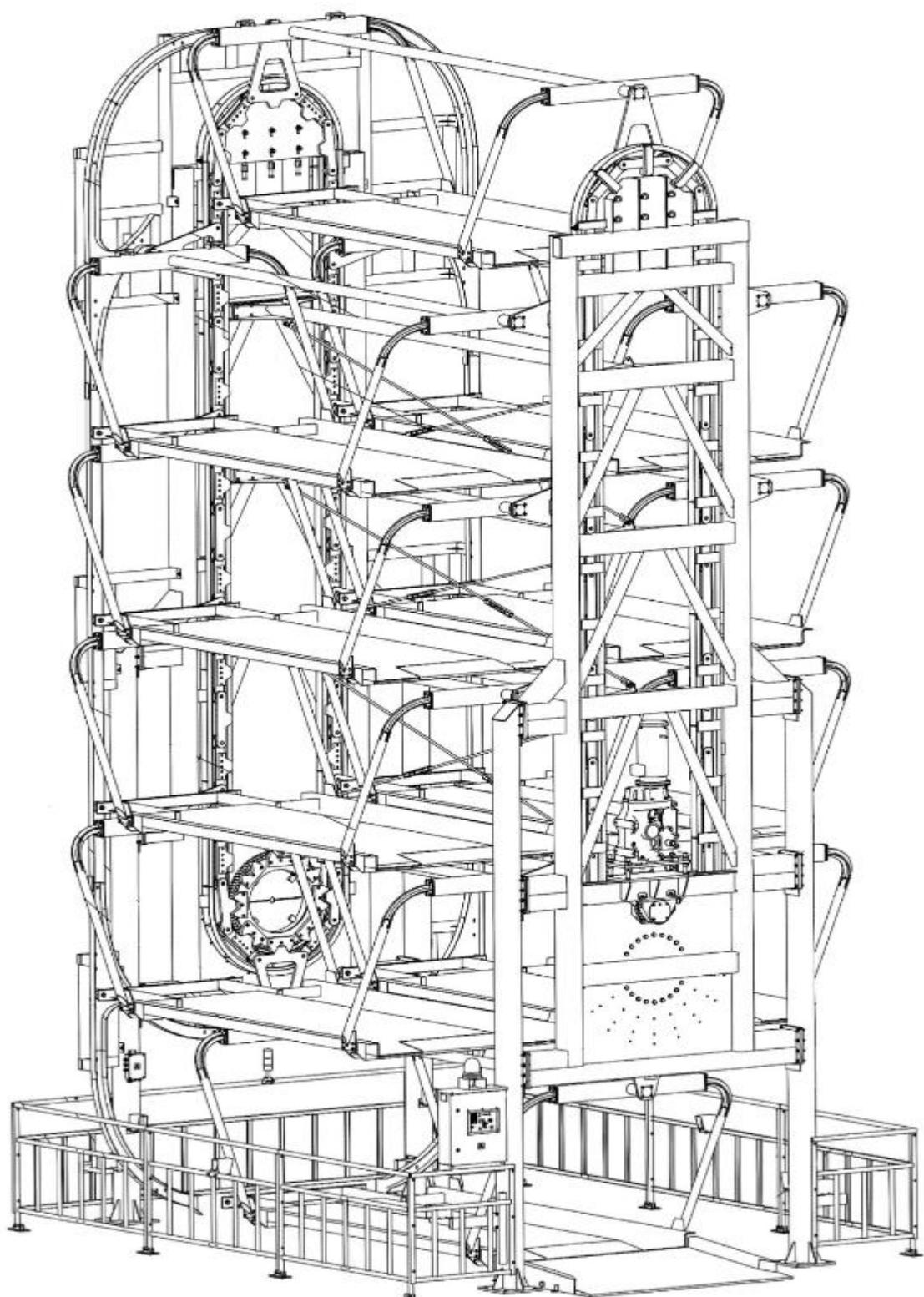
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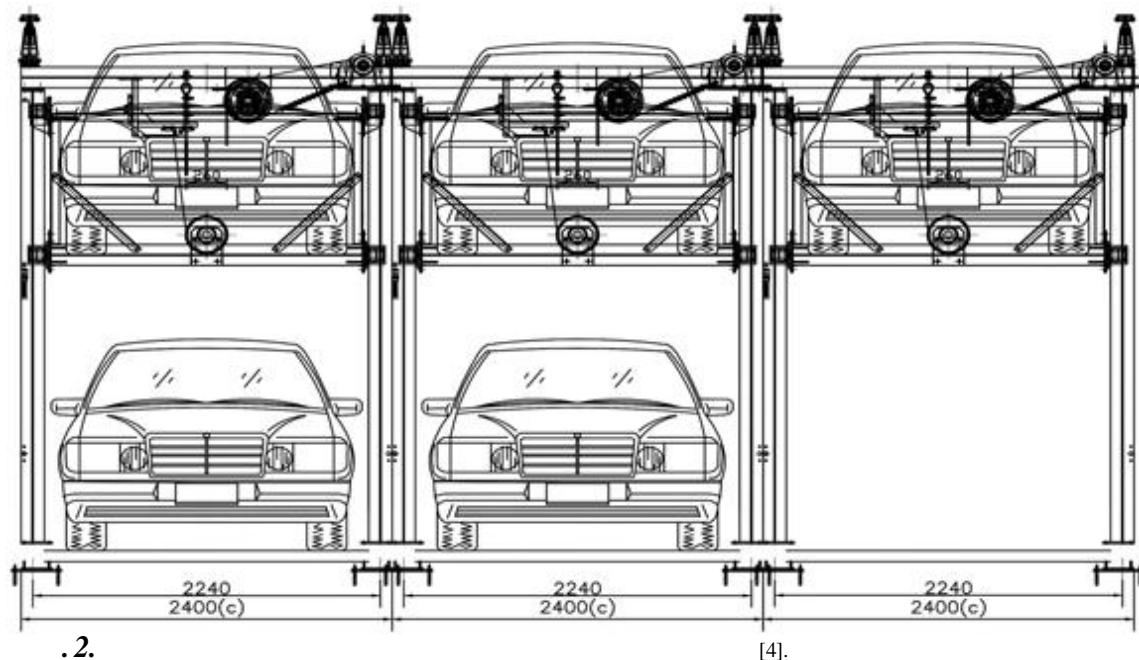
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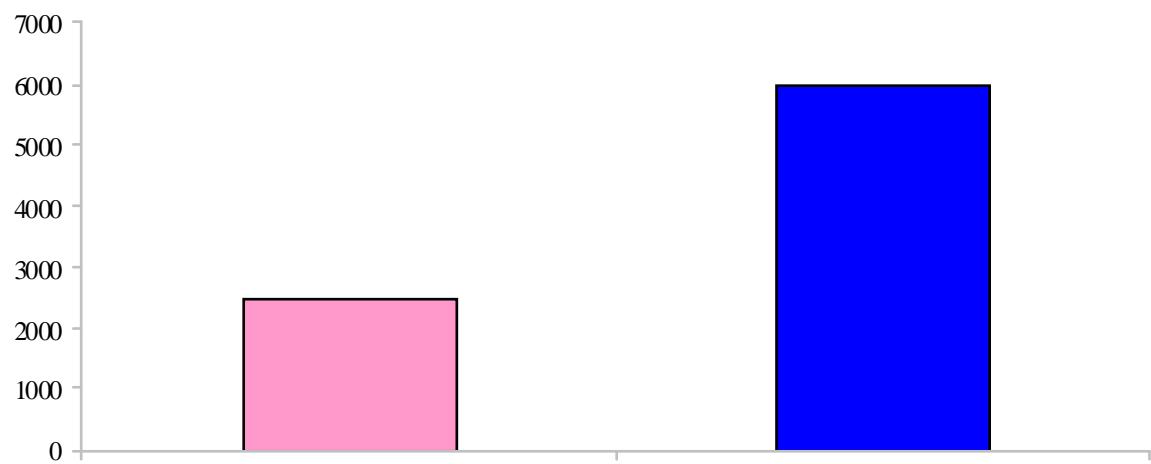
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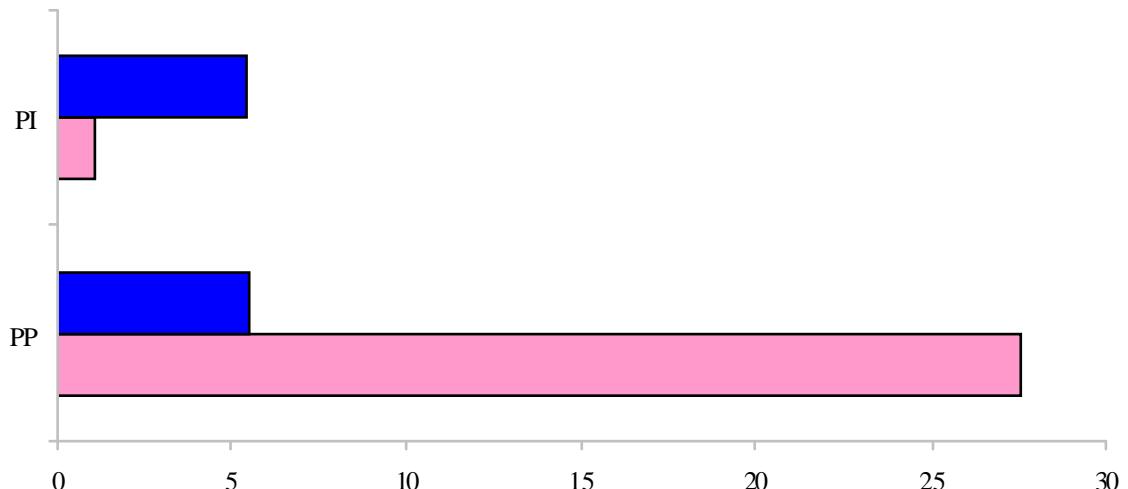
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