Located at 4333 Arlington Boulevard in the Buckingham neighborhood of North Arlington, The Cadence will be a 5-story apartment building 100% reserved for low- and moderate-income households. There will also be 19 for-sale townhomes that will be sold at market rate by Madison Homes, Inc.

Wesley Housing received approval of the site plan in April 2018. It is composed of three existing structures: the former Arlington Red Cross office building and two detached single-family homes on Trenton Street. The site area also extends to Wesley’s existing 63-unit Whitefield Commons buildings, which will remain.

The redevelopment will include new, tree-lined sidewalks along the Arlington Boulevard service road, N. Trenton Street, and the new private drive into the community. On-site green space for the new apartment building will be focused on the interior courtyard, where a variety of plants and trees will accomplish two things: treat rain water on the property and provide opportunities for seating, socializing, and relaxing. The existing Whitefield Commons grounds will be improved with increased sidewalk circulation to the Arlington Boulevard service road, a new playground, and new trees.

The redevelopment will also include sufficient below-ground parking for the apartment residents (nearly one space per unit), while the townhomes will each have two, enclosed garage parking spaces, plus visitor parking.

The Cadence will be financed by $15M equity from Low Income Housing Tax Credits (LIHTCs) allocated by VHDA, Arlington Housing Investment Fund ($11M), and tax exempt bonds.

Construction will begin Q1 2020.