

Builder

AHV BREAKS GROUND ON ANOTHER SINGLE-FAMILY RENTAL PROJECT

Located in San Antonio, Texas, Pradera will cater to a diverse set of renters.

By [Jennifer Goodman](#)

September 14, 2017



Courtesy AHV

AHV Communities and Bristol Group have broken ground on a new single-family home rental community in the Far West submarket of [San Antonio](#), Texas. The lifestyle

community, Pradera, will deliver 250 single-family detached homes to a city which leads the nation in population and job growth. Pradera's residents will enjoy the luxury of Class-A amenities, the privacy of a single-family home, and the flexibility of a lease. Move-ins are expected to begin in the second quarter of 2018.

The project is a joint venture between Bristol Group, Inc., a San Francisco-based investment and development firm, and AHV Communities, a builder known for its single-family home rentals. ([Click here for an interview with the firm's CEO.](#)) Amenities will include a clubhouse with Wi-Fi, café style working areas, community kitchen, a luxury swimming pool area, state-of-the-art fitness center, a dog park, as well as walking and running trails.

“We are striving to bring a different kind of upscale rental living to San Antonio with Pradera, which will combine all the great things about sophisticated single-family home living with the built-in flexibility of a lease. Delivering on our mantra of providing the same standard of service you'd find in luxury apartments, it's really the best of both worlds for residents,” says Mark S. Wolf, Founder and CEO of AHV Communities.

Residents of the three- and four-bedroom community will also enjoy the privacy of the expansive standalone homes without having to deal with upkeep. A professional, onsite maintenance and management staff will oversee all landscaping, repairs, and maintenance. “There is a large segment in the rental market that prefers living in a single-family home but doesn't want to deal with the hassles of maintenance,” notes Dave Williams, the Managing Director of Bristol Group. “Millennials, baby-boomers, and everyone in between want access to well-maintained spaces outside of their homes and offices where they can both work and play; Pradera will provide incredible amenities for its residents,” Williams adds.

Each of the three- and four-bedroom homes will feature a two-car garage, front and back yards, granite countertops, energy-saving stainless steel appliances, and LED lighting.

Situated in the coveted Northside Independent School District, it is expected that the project will draw families with young children. An estimated 350,000 jobs are within a 25-minute drive of Pradera in the technology, banking, health, and military sectors, among others. Major employers include: Microsoft, Wells [Fargo](#), Frost Bank, Boeing, Valero, USAA, Methodist Hospital and QVC. “This part of San Antonio has been experiencing exponential growth across all demographics because of its strong employment opportunities and the varied attractions, amenities, and quality of life found here,” adds Wolf.