

Balfour Acquires Third Multifamily Community in Phoenix

Balfour Pacific Capital Inc. is pleased to announce that it has closed and received delivery of all 58 units comprising the third and final entry-level community in its multifamily portfolio investment in South Mountain (Phoenix), Arizona. The acquisition of the residential development, branded as “Stone View on Central – a Balfour Community”, was completed on November 17, 2023.



The South Mountain portfolio, which was developed and delivered in phases from Q4 2022 to Q4 2023, comprises three newly constructed, infill residential communities totaling 161 individually titled / platted entry-level town homes and duplexes. Stone View on Central consists of two-, three- and four-bedroom units. As with the previous communities delivered, it is situated in the South Mountain submarket, only seven miles from downtown Phoenix and in proximity to mass transit, major interstate highways and the Sky Harbor International Airport.

Balfour entered into a forward purchase of the portfolio in May 2022 in partnership with Stone View Holdings, a real estate investment and operating platform with a track record of successful transactions in Arizona. Bruce Rudichuk, Balfour’s Managing Director, Multifamily, comments on the execution of the project under Balfour’s residential division. “All three of our community developments in South Mountain were on budget and delivered within our expected timeline. Leasing continues to be brisk in a submarket with great fundamentals. We are pleased to partner with Stone View, who has delivered quality entry-level housing product and expertise. We look forward to pursuing other multifamily residential assets in 2024.”

About Balfour Pacific

Balfour Pacific Capital Inc. is a private equity real estate firm focused on value-added investments in North America. Should you wish to learn more about Balfour Pacific, please visit our website, www.balfourpacific.com.

The information in this document is not definitive investment advice, should not be relied on as such, and should not be viewed as a recommendation to invest. This document is not an offer or solicitation to buy or sell interests in any Balfour Pacific Real Estate (“BPRE”) fund (or any other BPRE fund vehicle).

The information in this document should be considered current only as of the date of its release. This document is intended solely as an update of activity at Balfour Pacific. You must not copy, send, forward, distribute or publish this document, or any part of it, without Balfour Pacific’s prior written consent. If you have received this document in error please notify the system manager and Balfour Pacific and refrain from disclosing, copying, distributing or taking any action in reliance on the contents of the document.

Notice to investors in the European Economic Area (“EEA”): This document does not constitute an offer of interests in any BPRE fund to investors domiciled or with a registered office in the EEA. No BPRE fund, their general partners or any of their respective affiliates intend to engage in any marketing (as defined in the Alternative Investment Fund Managers Directive) in the EEA with respect to interests in BPRE funds. Receipt of this document by an EEA investor is solely in response to a request for information about BPRE or Balfour Pacific, which was initiated by such investor. Any other receipt of this email is in error and the recipient thereof shall immediately return to BPRE or Balfour Pacific, or destroy, this document without any use, dissemination, distribution or copying of the information set forth in this document.