

FOR IMMEDIATE RELEASE:
JANUARY 5, 2011

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AVANTI PROPERTIES GROUP INVESTS IN GREATER ATLANTA

NATIONAL LAND INVESTMENT FIRM PROJECTS REGION TO RESUME GROWTH

AVANTI: UNTIL THEN, WEAK MARKET WILL LEAD TO MORE INVESTMENT OPPORTUNITIES

WINTER PARK, FL – In December, Avanti Properties Group, one of the nation’s largest investment firms dedicated to land investment, development, and finance, acquired Carter Grove, a 2,600-acre master planned community located within the City of Cartersville, 25 miles north of Atlanta’s perimeter beltway.

The site, planned for 2,500 single-family residential lots and 74 acres of commercial development, is located west of Interstate 75. Prior to the economic downturn, its former owner and developer had begun development of the first phase of the site, built a pool and tennis facility, and finished over 400 lots. In addition, nearly 80 homes had been built. The Plantation Golf Club, a semi-private course, sits on land adjacent to the property.

“As Atlanta grows northward along I-75, Carter Grove and Cartersville fit well within the metropolitan area’s path of growth,” Avanti Principal Marvin Shapiro said. In addition, the City itself is both an emerging northern suburb of Atlanta and an older community rich in Georgia history. Cartersville is on the Etowah River and is close to both the 12,000-acre Lake Allatoona and Red Top Mountain State Park, major recreational destinations for Atlanta residents.

Avanti underwrote its investment in Carter Grove with the belief that the Atlanta-area real estate market ultimately will regain its vibrancy, and that demand for land will re-emerge as a result. Until then, Shapiro said, “the weak market creates an excellent opportunity for Avanti to use its equity capital to bank the site and wait for the market to recover.”

For more than 30 years, Avanti has dedicated itself to land investment, focusing on well-located sites in fast-growing metropolitan areas. Today, Avanti owns land that can accommodate over 37,000 dwelling units in its residential holdings alone. Moreover, Avanti believes that the current market will present further opportunities to pursue additional investments. Avanti continues to work with experienced local land development partners who benefit from having a strong equity partner for medium- to longer-term land development projects requiring between \$5 million and \$50 million in equity capital.

For more information on Avanti, or to discuss any specific proposals, please contact any of the following by telephone at 407-628-8488 or via email.

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