



## **Project of the Month: The United Group of Companies, Inc. and LeChase Construction break ground on \$23 million Glenmont Abbey Village**

May 11, 2015 - Upstate New York

The United Group of Companies, Inc. (United Group), a Troy, NY-based real estate development and management company, has begun construction on their newest senior community - Glenmont Abbey Village - located in Glenmont, part of the town of Bethlehem. With over 35 years of experience housing seniors, United Group will be adding another successful senior community to its portfolio.

A ceremonial groundbreaking was held in mid-March, though infrastructure improvements began last fall. LeChase Construction Services, the project's general contractor, is on track to open the community in late fall of this year.

Similar to United Group's other senior housing communities, Glenmont Abbey Village will be marketed toward active, independent adults age 55 and up. "The demographics are strong in the Glenmont area and fit our development model," said Sharon Kelley, VP of Senior Housing at United Group. "The fact that we've already leased multiple apartments before the community has been built is a strong indicator of local interest as we get ready for a fall opening."

The \$23 million project will consist of two residential buildings, each 80,360 s/f (74 units each, 148 total), a 7,110 s/f community clubhouse, and seven garage bays (48 garages total) on 13 acres. Property will include community gardens in raised beds among other features as well.

With a variety of one and two-bedroom floor plans to choose from in the 148-apartment community, active seniors will be able to find comfort and style plus a social, carefree, maintenance-free lifestyle.

Each apartment home will offer central air conditioning, a fully-applianced kitchen with maple cabinets and granite counters, crown molding in the living and dining room, a washer and dryer, large closets and storage areas, and a patio or balcony. Additionally, Glenmont Abbey Village is a pet-friendly community (and welcomes residents with two or four legs!).

An amenity-rich clubhouse will prove to be the hub of the community, offering opportunities for planned and casual socializing amongst residents, friends, and the management team. The large clubhouse will include a community room with fireplace and kitchen, fitness center, an indoor pool with locker rooms, media center, game room, hair salon, and outdoor patio. Community gardens will also be featured on the property. Residents with a green thumb and love for gardening will be encouraged to help beautify community spaces with their talents.

In addition, Glenmont Abbey Village will offer its residents an array of services and a full calendar of events and social activities through its unique Senior Umbrella Network (SUN) Program. The SUN Program is designed to foster and support independent living, create community, and to enhance the active-senior lifestyle. With activities and events planned for almost every day of the week,

residents' lives will be enriched through education, socialization, and opportunities to remain active and engaged.

"Our new residents are not only looking forward their new apartment home and clubhouse, but also the opportunities presented to meet and make new friends and stay active," said Jeff Arnold, COO of United Realty Management Corp. AMO, United Group's management division. "This is the type of lifestyle we create at all our senior communities and we've experienced great success as a result."

Located off Glenmont Rd., the community's location places residents minutes from shopping, healthcare, drugstores, restaurants, golf, and more. Major highways and roadways are also easily accessible.

United Group has been a leader in the senior housing market for over 35 years and has properties throughout New York state, as well as in the metro Atlanta and southern Florida markets. Sandalwood Village, a brand new senior community in Naples, FL, will open this month.

More information about the Glenmont Abbey Village project can be found online at [GlenmontAbbeyVillage.com](http://GlenmontAbbeyVillage.com). To learn more about United Group, please visit [ugoc.com](http://ugoc.com).

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Project team includes:

Architect - QPK Design; Building Products - Harvey Building Products; Civil Engineer - Hershberg & Hershberg; Developer - The United Group of Companies, Inc.; Door Installation - City Glass Co.; General Contractor - LeChase Construction Services; Interior Designer - Kathy Andrews Interiors; Site Work - JAT Construction Co., Inc.; and Structural Engineer - Stroud Pence & Associates.

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