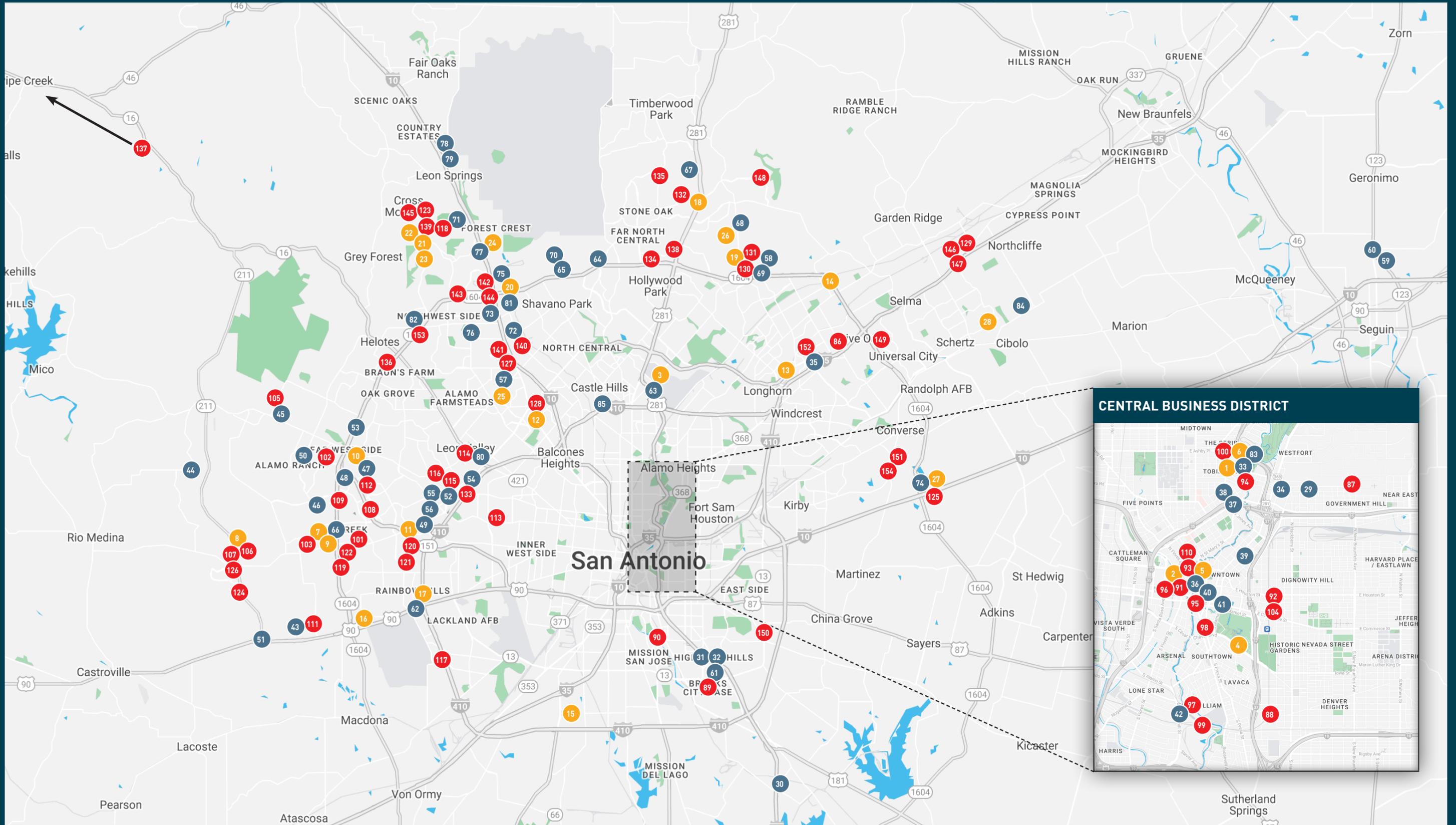


SAN ANTONIO | New Construction & Proposed Multifamily Projects



LEGEND:

● Lease-up	8,259
● Under Construction	16,049
● Proposed	17,800
Total	42,108

SOUTH TEXAS SALES TEAM

Kelly Witherspoon
Senior Managing Director
512.226.8706
kelly.witherspoon@berkadia.com

Mike Miller
Managing Director
210.377.1535
mike.miller@berkadia.com

Justin Cole
Managing Director
512.226.8711
justin.cole@berkadia.com

Will Caruth
Senior Director
210.377.2768
will.caruth@berkadia.com

Cody Courtney
Director
210.377.1219
cody.courtney@berkadia.com

November 2023



250 W Nottingham, Suite 120
San Antonio, TX 78209

SAN ANTONIO | New Construction & Proposed Multifamily Projects



ID	PROPERTY NAME	ADDRESS	CITY	ZIP	DEVELOPER	CONSTRUCTION STATUS	TOTAL UNITS	SUBMARKET	REGION	1ST UNIT DATE
1	Tobin Estate Ph. II	3310 Oakwell Ct.	San Antonio	78218	Rosewood Corporation	Lease-Up	311	Alamo Heights / The Quarry	Northeast San Antonio	Sep-23
2	7600 Broadway	7600 Broadway St.	San Antonio	78209	Embrey Properties	Lease-Up	216	Alamo Heights / The Quarry	Northeast San Antonio	Feb-23
3	Allora Alamo Heights	9318 Jones Maltsberger Rd.	San Antonio	78216	Trammell Crow Residential	Lease-Up	351	Alamo Heights / The Quarry	North San Antonio	Nov-23
4	Victoria Commons	100 Labor St.	San Antonio	78210	San Antonio Housing Authority	Lease-Up	213	Downtown / Southtown / Brackenridge	Central San Antonio	Aug-23
5	Travis Building	405 N. St. Mary's St.	San Antonio	78210	Harris Bay	Lease-Up	63	Downtown / Southtown / Brackenridge	Central San Antonio	Mar-23
6	Tin Top Flats at The Creamery	847 E. Ashby Place	San Antonio	78212	Embrey Properties	Lease-Up	338	Downtown / Southtown / Brackenridge	North Central San Antonio	Apr-23
7	Sienna at Westover Hills	11869 Potranco Rd.	San Antonio	78245	Novaterra Capital	Lease-Up	306	Hwy 151 / Sea World	Far West San Antonio	May-23
8	Redbird Ridge	14625 Potranco Rd.	San Antonio	78253	White - Conlee Builders	Lease-up	342	Hwy 151 / Sea World	Far West San Antonio	May-23
9	Tacara at Dove Creek	189 Empresario Dr.	San Antonio	78245	Casey Development	Lease-Up	321	Hwy 151 / Sea World	Far West San Antonio	Jan-23
10	Caliza Ridge	5219 Rogers Rd.	San Antonio	78251	Thompson Realty Capital	Lease-Up	335	Hwy 151 / Sea World	Far West San Antonio	Feb-24
11	Prose at Vista West	9219 Vista West Dr.	San Antonio	78245	Alliance Residential	Lease-Up	348	Hwy 151 / Sea World	Far West San Antonio	Aug-23
12	Botanica Oak Hills	7716 Louis Pasteur Dr.	San Antonio	78229	Urbanist	Lease-Up	96	Medical Center / USAA / Leon Valley	Northwest San Antonio	Aug-23
13	Caroline Longhorn Quarry (PFC)	5206 Wurzbach Pkwy.	San Antonio	78233	Morgan Group	Lease-Up	355	Nacogdoches Rd / Perrin Beitel Rd	Northeast San Antonio	Mar-23
14	Ascend at 1604	6730 N. Loop 1604 E.	San Antonio	78247	DHI Communities	Lease-Up	424	Nacogdoches Rd / Perrin Beitel Rd	Northeast San Antonio	Oct-22
15	Palomino Flats	1459 W. Villaret Blvd.	San Antonio	78224	VGA Development	Lease-Up	108	Port San Antonio / I-35 S	South Central San Antonio	Aug-23
16	Melissa Ranch	4500 W. Pue Rd.	San Antonio	78245	White - Conlee Builders	Lease-Up	314	Port San Antonio / I-35 S	Far West San Antonio	Oct-22
17	Tuscany Villa Enclave (BTR)	8423 Villa Arrona	San Antonio	78227	The Istana Group	Lease-Up	360	Port San Antonio / I-35 S	Southwest San Antonio	Jul-23
18	Durrington Ridge	21915 N. US Hwy 281	San Antonio	78258	Abacus Capital Group	Lease-Up	398	Thousand Oaks / Stone Oak / 281 North	Far North Central San Antonio	Dec-22
19	TruNorth at Bulverde Ph. II & III	17715 Overlook Loop	San Antonio	78247	PASSCO Real Estate	Lease-Up	662	Thousand Oaks / Stone Oak / 281 North	North San Antonio	Feb-23
20	Prose North West	15323 Vance Jackson Rd.	San Antonio	78249	Alliance Residential	Lease-Up	360	UTSA / Bandera Rd / Vance Jackson	Northwest San Antonio	Oct-23
21	Vue at Sonoma Verde	18531 Kyle Seale Pkwy.	San Antonio	78255	MRC Frisco	Lease-Up	228	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	Jun-23
22	Arbolada	19479 Babcock Rd.	San Antonio	78023	Stewart Development	Lease-Up	318	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	Mar-23
23	Vista Colina	17811 Kyle Seale Pkwy.	San Antonio	78255	RRG Developers	Lease-Up	208	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	Mar-23
24	Wisteria Ridge	19035 Talavera Ridge	San Antonio	78257	Abacus Capital Group	Lease-Up	298	UTSA / Bandera Rd / Vance Jackson	Northwest San Antonio	Aug-23
25	Frame at Med Center (BTR)	5435 Redwing Dr.	San Antonio	78240	AHV Communities	Lease-Up	174	UTSA / Bandera Rd / Vance Jackson	Northwest San Antonio	Mar-23
26	Alamar (SFR)	4003 Alamar Ridge	San Antonio	78247	GB Development	Lease-Up	284	Windcrest / Universal City	North Central San Antonio	Aug-23
27	Paloma Ph. I (SFR)	4938 W. Vasquez Cir.	San Antonio	78109	RightQuest	Lease-Up	264	Windcrest / Universal City	Far Northeast San Antonio	Sep-23
28	Grand at Cibolo	245 W. Borgfield Rd.	San Antonio	78108	CLX Ventures	Lease-Up	264	Windcrest / Universal City	Far Northeast San Antonio	Oct-23
							TOTAL LEASE-UP	8,259		
29	Residences at Grayson Heights (Pine at Carson)	923 E. Carson	San Antonio	78208	Paradigm Management	Under Construction	281	Alamo Heights / The Quarry	Northeast San Antonio	Mar-24
30	Southton	14050 Southton Rd.	San Antonio	78112	Falkin Platnick Realty Group	Under Construction	239	Brooks AFB / I-10E	South Central San Antonio	Jun-24
31	Heritage Oaks at Brooks City Base Ph. I & II (BTR)	216 Claggett St.	San Antonio	78235	Preston Hollow	Under Construction	450	Brooks AFB / I-10E	Southeast San Antonio	Jun-24
32	Los Cielos at Brooks	3000 Josue Sanchez	San Antonio	78235	Preston Hollow	Under Construction	500	Brooks AFB / I-10E	South Central San Antonio	Jun-24
33	Elmira (The Quincy)	1118 E. Elmira St.	San Antonio	78212	Oxbow Development Group	Under Construction	263	Downtown / Southtown / Brackenridge	Central San Antonio	Dec-24
34	Encore Grayson	1203 Austin St.	San Antonio	78208	Encore Enterprises	Under Construction	386	Downtown / Southtown / Brackenridge	Central San Antonio	Dec-23
35	AHV Toepperwein Site	13003 Toepperwein Rd.	San Antonio	78233	AHV Communities	Under Construction	330	Downtown / Southtown / Brackenridge	Northeast San Antonio	Jan-24
36	Floodgate	143 E. Commerce St.	San Antonio	78205	Keller Henderson	Under Construction	63	Downtown / Southtown / Brackenridge	Central San Antonio	Dec-23
37	St. Mary's Highline	1606 N. St. Mary's St.	San Antonio	78215	Urban Genesis	Under Construction	63	Downtown / Southtown / Brackenridge	Central San Antonio	Dec-24
38	Elmira Highline	1811 N. St. Mary's St.	San Antonio	78212	Urban Genesis	Under Construction	61	Downtown / Southtown / Brackenridge	Central San Antonio	Feb-25
39	300 Main	305 Soledad St.	San Antonio	78205	Weston Urban	Under Construction	354	Downtown / Southtown / Brackenridge	Central San Antonio	May-24
40	Former Tower of Life Building	310 S. St. Mary's St.	San Antonio	78205	Alamo Capital Advisors	Under Construction	234	Downtown / Southtown / Brackenridge	Central San Antonio	Jan-24
41	Hemisfair (PFC)	600 E. Market St.	San Antonio	78205	Post Lake Capital Partners	Under Construction	200	Downtown / Southtown / Brackenridge	Central San Antonio	Jun-24
42	Probandt Street Project	402 Probandt St.	San Antonio	78204	OHT Partners	Under Construction	310	Downtown / Southtown / Brackenridge	Central San Antonio	Dec-25
43	Garden at Meridian Ph. II	12423 Pleiades	San Antonio	78245	Westdale Asset Management	Under Construction	110	Hwy 151 / Sea World	Far West San Antonio	May-23
44	Residences at Landon Ridge	14522 Landon Ridge	San Antonio	78253	Atlantic Pacific Communities	Under Construction	376	Hwy 151 / Sea World	Far West San Antonio	Jan-24
45	Urbana at Juniper Point	2084 Alamo Pkwy.	San Antonio	78253	Urban Moment	Under Construction	248	Hwy 151 / Sea World	Far West San Antonio	Nov-23
46	Westpointe Oaks	2619 Cottonwood Way	San Antonio	78253	White - Conlee Builders	Under Construction	340	Hwy 151 / Sea World	Far West San Antonio	Jul-24
47	Park at Westover Hills	4103 Rogers Rd.	San Antonio	78251	GenCap Partners	Under Construction	372	Hwy 151 / Sea World	Far West San Antonio	May-24
48	Abacus Westover Hills	4950 Wiseman Blvd.	San Antonio	78251	Heiser Development	Under Construction	340	Hwy 151 / Sea World	Far West San Antonio	Apr-24
49	Citadel Urban	503 Richland Hills Dr.	San Antonio	78245	Cambridge Development	Under Construction	182	Hwy 151 / Sea World	Far West San Antonio	Dec-23
50	Atlantica at Alamo Ranch	5415 Alamo Pkwy.	San Antonio	78253	Sovereign Properties	Under Construction	375	Hwy 151 / Sea World	Far West San Antonio	Dec-23
51	Artesia at Medina Valley	6304 Masterson Rd.	San Antonio	78252	Brownstone Ventures	Under Construction	288	Hwy 151 / Sea World	Southwest San Antonio	Jan-24
52	Legacy Creekside II	7210 Potranco Rd	San Antonio	78251	White - Conlee Builders	Under Construction	338	Hwy 151 / Sea World	Far West San Antonio	Jan-24
53	Creekside Commons	7310 Culebra Commons	San Antonio	78250	Vaquero Ventures	Under Construction	246	Hwy 151 / Sea World	Far West San Antonio	Jun-24
54	Eckhart Crossing	7730 Woodchase Dr.	San Antonio	78240	MSM Concepts	Under Construction	140	Hwy 151 / Sea World	Northwest San Antonio	Aug-24
55	Culebra Road Property	7950 Pipers Creek St.	San Antonio	78251	Braintree Properties	Under Construction	252	Hwy 151 / Sea World	Far West San Antonio	Feb-24
56	Vicina	W. Military Dr. & Potranco Rd.	San Antonio	78251	Vicina SA	Under Construction	120	Hwy 151 / Sea World	Far West San Antonio	Jan-24
57	Alamo Residences at Spurs Lane	2 Spurs Ln.	San Antonio	78240	Alamo Equity	Under Construction	120	Medical Center / USAA / Leon Valley	Northwest San Antonio	Nov-23
58	Caliza at the Loop	4510 N. Loop 1604 E.	San Antonio	78247	Rangewater Real Estate	Under Construction	154	Nacogdoches Rd / Perrin Beitel Rd	Northeast San Antonio	Nov-23
59	Caldwell	3101 Palm Springs	San Antonio	78155	Rockspring Development	Under Construction	258	New Braunfels / Seguin	Far Northeast San Antonio	Oct-24
60	The Virginia (The Reserve)	3501 N. Austin St	San Antonio	78155	Periscope Capital Investments	Under Construction	198	New Braunfels / Seguin	Far Northeast San Antonio	Oct-24
61	Caroline at Brooks	7910 S. New Braunfels Ave.	San Antonio	78235	Morgan Group	Under Construction	373	Port San Antonio / I-35 S	Southeast San Antonio	Sep-24

SAN ANTONIO | New Construction & Proposed Multifamily Projects



ID	PROPERTY NAME	ADDRESS	CITY	ZIP	DEVELOPER	CONSTRUCTION STATUS	TOTAL UNITS	SUBMARKET	REGION	1ST UNIT DATE
62	Lake Vista	8503 Lake Vista	San Antonio	78227	Istana Group	Under Construction	264	Port San Antonio / I-35 S	Southwest San Antonio	Dec-23
63	Allora Kinder Ranch	1239 E. Borgfeld Rd.	San Antonio	78260	Trammell Crow Residential	Under Construction	324	Thousand Oaks / Stone Oak / 281 North	Far North Central San Antonio	Jan-24
64	The Greyson	1734 N. Loop 1604 W.	San Antonio	78248	Carbon Companies	Under Construction	291	Thousand Oaks / Stone Oak / 281 North	North San Antonio	Mar-24
65	Caroline at Rogers Ranch (PFC)	17475 Happys Round	San Antonio	78249	Morgan Group	Under Construction	351	Thousand Oaks / Stone Oak / 281 North	North San Antonio	Dec-23
66	Potranco Commons (PFC)	202 N. Loop 1604 W.	San Antonio	78245	Lynd Development	Under Construction	360	Thousand Oaks / Stone Oak / 281 North	Far West San Antonio	Dec-23
67	Park at Stone Oak	20727 Stone Oak Pkwy.	San Antonio	78258	GenCap Partners	Under Construction	332	Thousand Oaks / Stone Oak / 281 North	Far North Central San Antonio	Jan-24
68	Bulverde Oaks	3515 Canyon Pkwy.	San Antonio	78259	Vero Sade	Under Construction	444	Thousand Oaks / Stone Oak / 281 North	North San Antonio	Feb-24
69	Trac 15	4710 N. Loop 1604 E.	San Antonio	78247	US Living	Under Construction	444	Thousand Oaks / Stone Oak / 281 North	Northwest San Antonio	Mar-24
70	Ridgeline Flats	N. Loop 1604 W. & Shavano Ranch	San Antonio	78257	Morgan Group	Under Construction	350	Thousand Oaks / Stone Oak / 281 North	North San Antonio	Sep-23
71	Freestone Cresta Bella	7410 Heuermann Rd.	San Antonio	78256	Freestone Development	Under Construction	296	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	Jun-23
72	The Savoy	12631 Vance Jackson Rd.	San Antonio	78230	Koontz Corporation	Under Construction	300	UTSA / Bandera Rd / Vance Jackson	Northwest San Antonio	Aug-24
73	Lyric at the Merc	14015 University Pass	San Antonio	78249	Cardinal Multifamily	Under Construction	300	UTSA / Bandera Rd / Vance Jackson	Northwest San Antonio	Dec-23
74	Lookout Road Townhomes	15407 Lookout Rd.	San Antonio	78154	Athena Domain	Under Construction	82	UTSA / Bandera Rd / Vance Jackson	Far North Central San Antonio	Sep-24
75	Landmark Grandview Ph. II	15506 Interplace Rd.	San Antonio	78249	OHT Partners	Under Construction	323	UTSA / Bandera Rd / Vance Jackson	Northwest San Antonio	Dec-23
76	Ranch Creek	16532 S.H. 16 N.	San Antonio	78023	Sirizzotti Family	Under Construction	297	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	Aug-24
77	Cortecin at Eilan	18111 La Canterra Terrace	San Antonio	78256	Criterion Development	Under Construction	293	UTSA / Bandera Rd / Vance Jackson	Northwest San Antonio	Feb-24
78	Oasis at Stone Oak	23609 Canyon Golf Rd.	San Antonio	78260	Urban Genesis	Under Construction	283	UTSA / Bandera Rd / Vance Jackson	Far North Central San Antonio	Dec-24
79	Botanica Dominion	24802 Aue Rd.	San Antonio	78257	Urbanist	Under Construction	278	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	Dec-23
80	Istana at Wurzbach	4462 Wurzbach Rd.	San Antonio	78238	Achieve Investment Group	Under Construction	324	UTSA / Bandera Rd / Vance Jackson	West San Antonio	Aug-24
81	Tacara at Steubing Heights	6439 De Zavala Rd.	San Antonio	78249	Casey Development	Under Construction	292	UTSA / Bandera Rd / Vance Jackson	Northwest San Antonio	Nov-24
82	Birdsong at Sonoma (BTR)	8642 Oakland Rd.	San Antonio	78023	Fulton Property Group	Under Construction	350	UTSA / Bandera Rd / Vance Jackson	Northwest San Antonio	Jan-24
83	The Josephine (PFC)	210 W. Josephine St.	San Antonio	78212	Lynd Development	Under Construction	253	Windcrest / Universal City	Northeast San Antonio	May-23
84	Cibolo Commons	315 Cibolo Commons	San Antonio	78108	US Living	Under Construction	288	Windcrest / Universal City	Far Northeast San Antonio	May-24
85	Alta Rolling Oaks	6710 N. Loop 1604 E.	San Antonio	78247	Wood Partners	Under Construction	366	Windcrest / Universal City	Northeast San Antonio	Jan-24
TOTAL UNDER CONSTRUCTION							16,049			
86	Tobin Estate Ph. III	3310 Oakwell Ct.	San Antonio	78218	Rosewood Corporation	Proposed	355	Alamo Heights / The Quarry	Northeast San Antonio	-
87	Grayson Heights	1400 Quitman St.	San Antonio	78208	T&J Ventures	Proposed	320	Brooks AFB / I-10E	Southeast San Antonio	-
88	Essex Modern Living	51 Essex St.	San Antonio	78210	Harris Bay	Proposed	248	Brooks AFB / I-10E	Southeast San Antonio	-
89	Morgan Brooks Ph. II	8223 Inner Circle Dr.	San Antonio	78235	Morgan Group	Proposed	324	Brooks AFB / I-10E	South Central San Antonio	-
90	San Jose Village	Roosevelt Ave. & E. Southcross Blvd.	San Antonio	78214	Lifshutz Companies	Proposed	360	Brooks AFB / I-10E	South Central San Antonio	-
91	Evoque at Southwinds	SWC Chive / Donop	San Antonio	78223	Bitterblue Investments	Proposed	154	Brooks AFB / I-10E	South Central San Antonio	-
92	Lewellen (Oxbow at Josephine)	102 E. Josephine St.	San Antonio	78212	Oxbow Development Group	Proposed	250	Downtown / Southtown / Brackenridge	Central San Antonio	-
93	Former Milam Building	115 E. Travis St.	San Antonio	78205	Weston Urban	Proposed	100	Downtown / Southtown / Brackenridge	Central San Antonio	-
94	Mira	1216 E. Elmira St.	San Antonio	78212	Oxbow Development Group	Proposed	299	Downtown / Southtown / Brackenridge	Central San Antonio	-
95	St. Mary's Tower (Villita Tower)	126 Villita St.	San Antonio	78205	Newstream Capital	Proposed	250	Downtown / Southtown / Brackenridge	Central San Antonio	-
96	The Continental	322 W. Commerce St.	San Antonio	78205	Weston Urban	Proposed	290	Downtown / Southtown / Brackenridge	Central San Antonio	-
97	Southtown Flats	410 Probandt St.	San Antonio	78204	AREA Real Estate	Proposed	200	Downtown / Southtown / Brackenridge	Central San Antonio	-
98	Durango Residences	421 S. Presa St.	San Antonio	78205	Laney Development Group	Proposed	89	Downtown / Southtown / Brackenridge	Central San Antonio	-
99	Lone Star District	600 Lone Star Blvd.	San Antonio	78204	Gray Street Partners	Proposed	250	Downtown / Southtown / Brackenridge	Central San Antonio	-
100	SoJo Highline	E. Locust & N. St. Mary's St.	San Antonio	78212	Urban Genesis	Proposed	54	Downtown / Southtown / Brackenridge	Central San Antonio	-
101	JLM Potranco Commons	10322 Potranco Rd.	San Antonio	78245	JLM Financial Investments	Proposed	257	Hwy 151 / Sea World	Far West San Antonio	-
102	Twin Creeks at Alamo Ranch Ph. II	11464 Alamo Ranch Pkwy.	San Antonio	78253	Eenhoorn	Proposed	250	Hwy 151 / Sea World	Far West San Antonio	-
103	West Potranco 16 Multifamily	12157 Potranco Rd.	San Antonio	78253	Marcus Organization	Proposed	264	Hwy 151 / Sea World	Far West San Antonio	-
104	Cherry X Commerce	1220 E. Commerce St.	San Antonio	78205	Vaquero Ventures	Proposed	351	Hwy 151 / Sea World	Far West San Antonio	-
105	Palladium Old FM 471	13016 Culebra Rd.	San Antonio	78253	Palladium	Proposed	288	Hwy 151 / Sea World	Far West San Antonio	-
106	Tribeca Creek	1360 Stevens Pkwy.	San Antonio	78245	LEV Investments	Proposed	148	Hwy 151 / Sea World	Far West San Antonio	-
107	Ascend on Potranco	14690 Potranco Rd.	San Antonio	78245	DHI Communities	Proposed	226	Hwy 151 / Sea World	Far West San Antonio	-
108	Escala Ranch	1831 Escala Pkwy	San Antonio	78251	Impact Developers	Proposed	266	Hwy 151 / Sea World	Far West San Antonio	-
109	GreenGate Village	2010 N. Loop 1604 W.	San Antonio	78251	Impact Developers	Proposed	318	Hwy 151 / Sea World	Far West San Antonio	-
110	The Paramount	500 N. Main Ave.	San Antonio	78205	Universal Services Group	Proposed	218	Hwy 151 / Sea World	Far West San Antonio	-
111	Potranco Creek Ph. I	5117 Grosenbacher Rd.	San Antonio	78245	SAMA Developers	Proposed	136	Hwy 151 / Sea World	Far West San Antonio	-
112	Royalton at Westover Hills	5415 Rogers Rd.	San Antonio	78251	SWBC Real Estate	Proposed	369	Hwy 151 / Sea World	Far West San Antonio	-
113	Pavilion Culebra	5606 Culebra Rd.	San Antonio	78228	Tirol Housing	Proposed	199	Hwy 151 / Sea World	West San Antonio	-
114	Aldea	6426 Crystal Run	San Antonio	78238	Ithaca Investments	Proposed	272	Hwy 151 / Sea World	Far West San Antonio	-
115	Legacy at Ingram Park East	7127 Ingram Rd.	San Antonio	78251	Landmark Companies	Proposed	296	Hwy 151 / Sea World	Far West San Antonio	-
116	Legacy at Ingram Park West	7127 Ingram Rd.	San Antonio	78251	Landmark Companies	Proposed	426	Hwy 151 / Sea World	Far West San Antonio	-
117	Ascend on Juno Landing	7542 Juno Landing	San Antonio	78252	DHI Communities	Proposed	247	Hwy 151 / Sea World	Southwest San Antonio	-
118	Retreat at Cross Mountain Ph. II	8011 Heuermann Rd	San Antonio	78256	Grey Forest Development	Proposed	152	Hwy 151 / Sea World	Far West San Antonio	-
119	Vantage at Wolf Hollow	890 W. Loop 1604 S.	San Antonio	78245	Vantage Communities	Proposed	288	Hwy 151 / Sea World	Far West San Antonio	-
120	Tacara at Lakeside	8970 Lakeside Pkwy.	San Antonio	78245	Casey Development	Proposed	360	Hwy 151 / Sea World	Far West San Antonio	-
121	Garden Brook	9002 Garden Brook	San Antonio	78227	Kobrinsky Group	Proposed	113	Hwy 151 / Sea World	Far West San Antonio	-
122	Bungalows at Wolf Hollow	NEC Falcon Wolf / Loop 1604	San Antonio	78245	Concord Properties	Proposed	196	Hwy 151 / Sea World	Far West San Antonio	-

SAN ANTONIO | New Construction & Proposed Multifamily Projects

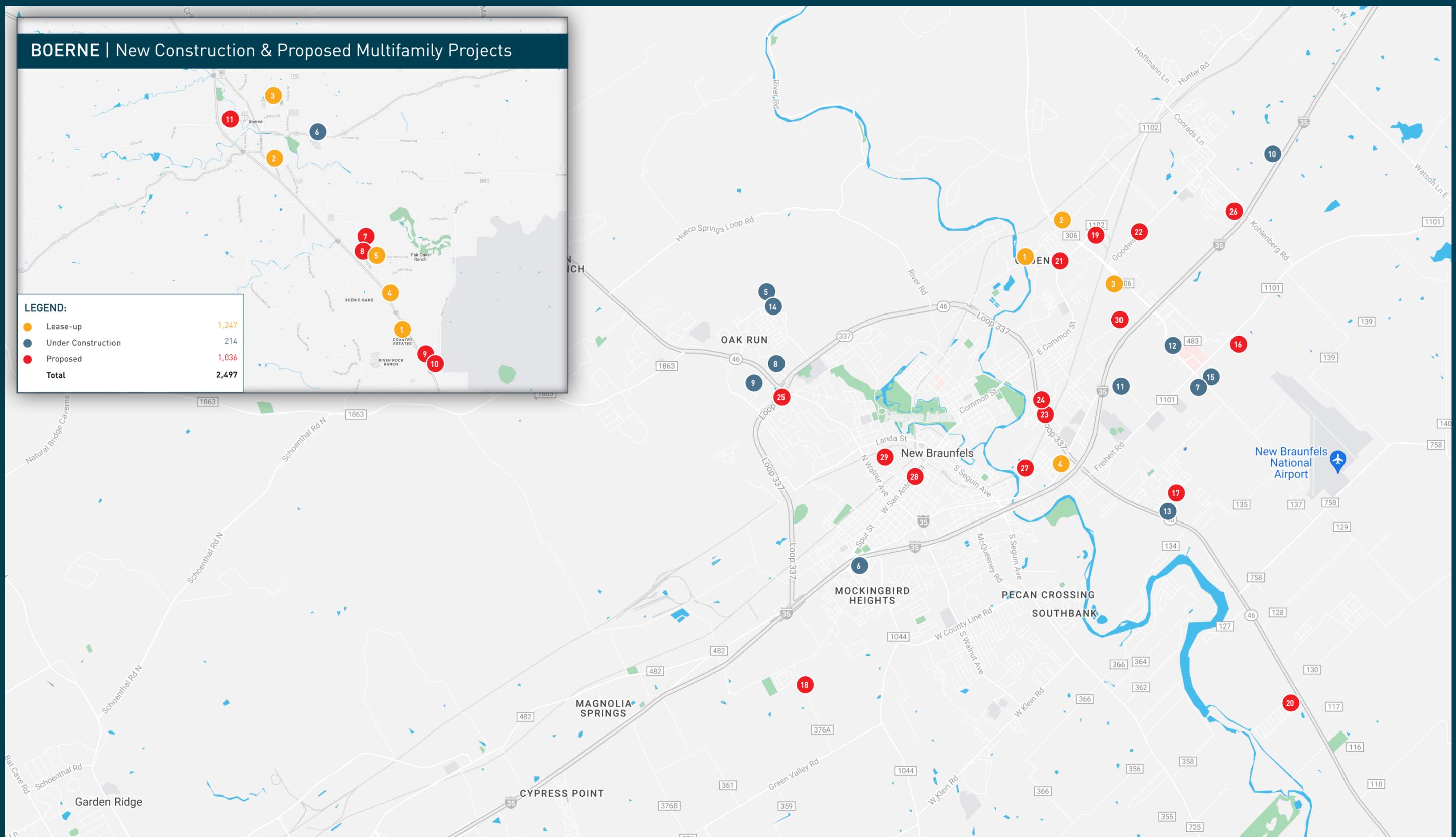
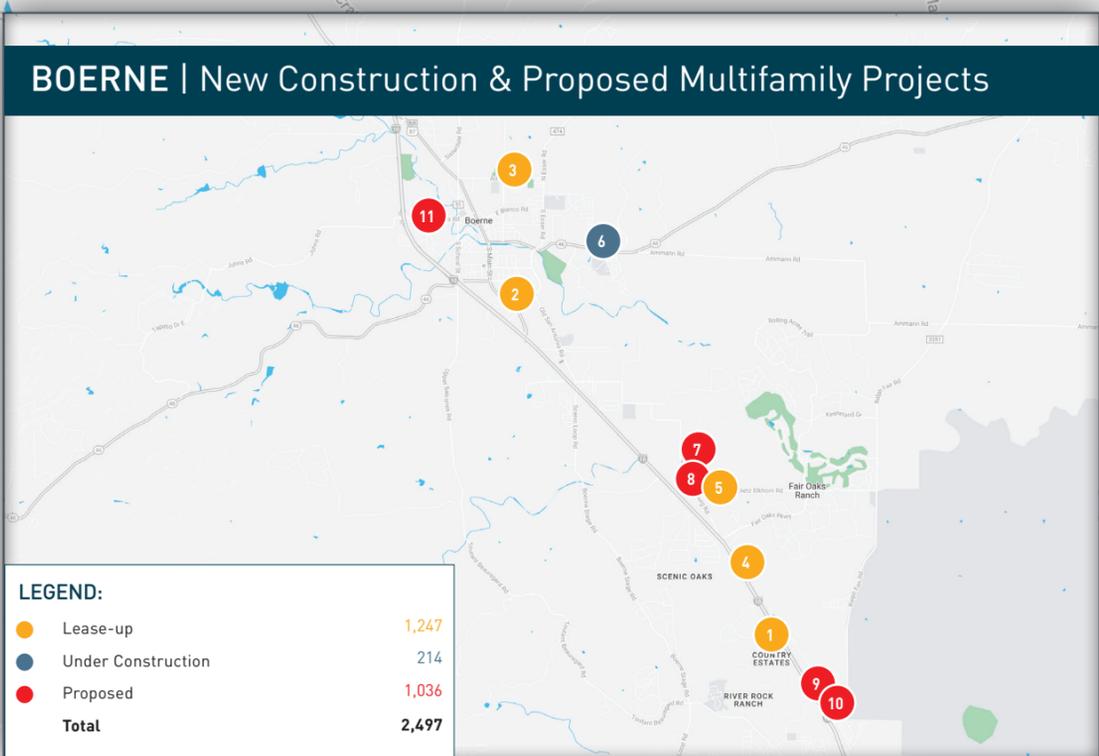


ID	PROPERTY NAME	ADDRESS	CITY	ZIP	DEVELOPER	CONSTRUCTION STATUS	TOTAL UNITS	SUBMARKET	REGION	1ST UNIT DATE
123	Retreat at Cross Mountain Ph. II	NWC Babcock / Kyle Seale	San Antonio	78256	Grey Forest Development	Proposed	152	Hwy 151 / Sea World	Far Northwest San Antonio	-
124	Ladera	SWC 211 / Grosenbacher	San Antonio	78245	CIRI	Proposed	300	Hwy 151 / Sea World	Far West San Antonio	-
125	Paloma Ph. II	Vasquez Cir.	San Antonio	78109	RightQuest	Proposed	208	Hwy 151 / Sea World	Southeast San Antonio	-
126	Two11 at Potranco	Zeta Dr.	San Antonio	78245	Cross Development	Proposed	270	Hwy 151 / Sea World	Far West San Antonio	-
127	Botanica Oakland Estates	10690 Southwell Rd.	San Antonio	78240	Urbanist	Proposed	68	Medical Center / USAA / Leon Valley	Northwest San Antonio	-
128	Botanica Oak Hills Ph. II	3802 Midhorizon Dr.	San Antonio	78229	Urbanist	Proposed	192	Medical Center / USAA / Leon Valley	Northwest San Antonio	-
129	Schertz Station	18505 Ripps - Kreuzler	San Antonio	78154	Embrey Properties	Proposed	159	New Braunfels / Seguin	Far Northeast San Antonio	-
130	Bulverde Crossing	17626 Bulverde Rd.	San Antonio	78259	Daniel Corporation	Proposed	350	Thousand Oaks / Stone Oak / 281 North	Far North Central San Antonio	-
131	Overlook (Lenox Ph. III)	17710 Overlook Loop	San Antonio	78259	OHT Partners	Proposed	352	Thousand Oaks / Stone Oak / 281 North	Far North Central San Antonio	-
132	Alamo Residences Stone Oak	20623 Stone Oak Pkwy.	San Antonio	78258	Alamo Equity	Proposed	264	Thousand Oaks / Stone Oak / 281 North	Far North Central San Antonio	-
133	La Ventana	2802 Cinema Ridge Rd.	San Antonio	78238	Marcus Organization	Proposed	272	Thousand Oaks / Stone Oak / 281 North	West San Antonio	-
134	Afton Oaks	610 Afton Oaks Blvd.	San Antonio	78232	Alamo Equity	Proposed	478	Thousand Oaks / Stone Oak / 281 North	North Central San Antonio	-
135	Atlantica at Westover Hills	9934 Nationwide Dr.	San Antonio	78251	Sovereign Properties	Proposed	312	Thousand Oaks / Stone Oak / 281 North	Far North San Antonio	-
136	Prose Helotes	10835 N. Loop 1604 W.	San Antonio	78254	Alliance Residential	Proposed	384	UTSA / Bandera Rd / Vance Jackson	Far West San Antonio	-
137	Villas at the Presidio	14839 Vance Jackson Rd.	San Antonio	78249	Lonestar Development Partners	Proposed	317	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	-
138	Caroline Sonterra	1510 E. Sonterra Blvd.	San Antonio	78258	Morgan Group	Proposed	301	UTSA / Bandera Rd / Vance Jackson	Far North Central San Antonio	-
139	The Reserve at San Antonio	19407 Babcock Rd.	San Antonio	78255	DD&B Construction	Proposed	264	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	-
140	Woodstone	4927 Woodstone Dr.	San Antonio	78230	Padel Group	Proposed	150	UTSA / Bandera Rd / Vance Jackson	North Central San Antonio	-
141	Botanica Haven	5319 UTSA Blvd.	San Antonio	78249	Urbanist	Proposed	183	UTSA / Bandera Rd / Vance Jackson	Northwest San Antonio	-
142	UTEX Apartments	5830 UTEX Blvd.	San Antonio	78249	Bulls Eye Development	Proposed	133	UTSA / Bandera Rd / Vance Jackson	Northwest San Antonio	-
143	Onyx @ Oslo	6919 N. Loop 1604 W. Access Rd.	San Antonio	78256	Mountain Classic	Proposed	118	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	-
144	University Village Ph. II - III	Loop 1604 at I-10	San Antonio	78249	Provident Realty Advisors	Proposed	696	UTSA / Bandera Rd / Vance Jackson	Northwest San Antonio	-
145	Cielo Vista	SEC Babcock / Cielo Vista	San Antonio	78255	Bright Lakes Real Estate	Proposed	276	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	-
146	Vance Jackson Townhomes	14615 Vance Jackson Rd.	San Antonio	78249	Lonestar Development Partners	Proposed	195	Windcrest / Universal City	North Central San Antonio	-
147	Dorado at Cibolo Crossing Ph. I	18196 Ripps - Kreuzler	San Antonio	78108	Grey Forest Development	Proposed	305	Windcrest / Universal City	Far Northeast San Antonio	-
148	Dorado at Cibolo Crossing Ph. II - IV	18196 Ripps - Kreuzler	San Antonio	78108	Grey Forest Development	Proposed	495	Windcrest / Universal City	Far Northeast San Antonio	-
149	TwentyNine02	2902 Pat Booker Rd.	San Antonio	78148	White - Conlee Builders	Proposed	268	Windcrest / Universal City	Far Northeast San Antonio	-
150	Boldt Road Project	3026 W.W. White Rd. S.	San Antonio	78222	Mar Group	Proposed	92	Windcrest / Universal City	East San Antonio	-
151	Istana at Randolph	5890 FM 1516 N.	San Antonio	78109	Achieve Investment Group	Proposed	312	Windcrest / Universal City	Far Northeast San Antonio	-
152	Tacara at O'Connor	6215 Britney Cr.	San Antonio	78233	Casey Development	Proposed	270	Windcrest / Universal City	Northeast San Antonio	-
153	Athena Domain Project	8630 Champions Gate	San Antonio	78250	Athena Domain	Proposed	169	Windcrest / Universal City	Northeast San Antonio	-
154	Achieve Converse	8963 Binz Engleman Rd.	San Antonio	78109	Achieve Investment Group	Proposed	312	Windcrest / Universal City	Northeast San Antonio	-

TOTAL PROPOSED 17,800

TOTAL SAN ANTONIO 42,108

NEW BRAUNFELS - SEGUIN | New Construction & Proposed Multifamily Projects



LEGEND:

Lease-up	972
Under Construction	2,924
Proposed	4,332
Total	8,228

SOUTH TEXAS SALES TEAM

Kelly Witherspoon
Senior Managing Director
512.226.8706
kelly.witherspoon@berkadia.com

Mike Miller
Managing Director
210.377.1535
mike.miller@berkadia.com

Justin Cole
Managing Director
512.226.8711
justin.cole@berkadia.com

Will Caruth
Senior Director
210.377.2768
will.caruth@berkadia.com

Cody Courtney
Director
210.377.1219
cody.courtney@berkadia.com

November 2023

BERKADIA[®]

250 W Nottingham, Suite 120
San Antonio, TX 78209

NEW BRAUNFELS - SEGUIN | New Construction & Proposed Multifamily Projects



ID	PROPERTY NAME	ADDRESS	CITY	ZIP	DEVELOPER	CONSTRUCTION STATUS	TOTAL UNITS	SUBMARKET	REGION	1ST UNIT DATE
1	Collection at Gruene (BTR)	2504 Compose Drive	New Braunfels	78130	Embrey Properties	Lease-Up	252	New Braunfels / Seguin	Northeast San Antonio	Sep-23
2	Tacara at Gruene	2025 Hunter Rd.	New Braunfels	78130	Casey Development	Lease-Up	300	New Braunfels / Seguin	Northeast San Antonio	May-23
3	Moderno	451 FM-306	New Braunfels	78130	Koontz Corporation	Lease-Up	280	New Braunfels / Seguin	Northeast San Antonio	22-Oct
4	Vivo Apartments New Braunfels Ph. II	1533 North Interstate 35	New Braunfels	78130	Vivo Investment Group	Lease-Up	140	New Braunfels / Seguin	Northeast San Antonio	Jan-24
							TOTAL LEASE-UP	972		
5	Abbey at Veramendi	2015 Oak Run Pkwy.	New Braunfels	78132	Abbey Residential	Under Construction	352	New Braunfels / Seguin	Northeast San Antonio	Sep-23
6	Alexan Gruene Crossing	2349 N. IH 35	New Braunfels	78130	Trammell Crow Residential	Under Construction	250	New Braunfels / Seguin	Northeast San Antonio	Apr-24
7	Bainbridge Creekside	770 Barbarosa Rd.	New Braunfels	78130	Bainbridge Companies	Under Construction	291	New Braunfels / Seguin	Northeast San Antonio	Feb-24
8	Devereaux	1661 Independence Dr.	New Braunfels	78130	Avenue Residential	Under Construction	240	New Braunfels / Seguin	Northeast San Antonio	Feb-24
9	Equinox Townhomes	1900 Independence Dr.	New Braunfels	78132	Grocapius	Under Construction	111	New Braunfels / Seguin	Northeast San Antonio	Dec-23
10	Mayfair (BTR)	330 Addstine Ln.	New Braunfels	78130	Southstar	Under Construction	275	New Braunfels / Seguin	Northeast San Antonio	Jul-24
11	Prose Evergreen	216 S. Kowald Lane	New Braunfels	78130	Alliance Residential	Under Construction	378	New Braunfels / Seguin	Northeast San Antonio	Aug-24
12	Solms Landing	Creekside Crossing / Sophie Ln.	New Braunfels	78130	Allen Harrison	Under Construction	340	New Braunfels / Seguin	Northeast San Antonio	Jun-24
13	Tricon Trail Creek (BTR)	Hwy 46 & Stone Gate Dr.	New Braunfels	78130	Tricon Residential	Under Construction	180	New Braunfels / Seguin	Northeast San Antonio	Jul-24
14	Veramendi	150 Word Pkwy.	New Braunfels	78130	NE Multifamily Development	Under Construction	324	New Braunfels / Seguin	Northeast San Antonio	May-24
15	Villas at Barbarosa	816 Barbarosa Rd.	New Braunfels	78130	Kaplan Acquisitions	Under Construction	183	New Braunfels / Seguin	Northeast San Antonio	Feb-24
							TOTAL UNDER CONSTRUCTION	2,924		
16	Atlantica at New Braunfels	2670 FM 1101	New Braunfels	78130	Sovereign Properties	Proposed	350	New Braunfels / Seguin	Northeast San Antonio	-
17	Bailey's Pond (BTR)	1141 SH 46	New Braunfels	78130	Brass Development	Proposed	178	New Braunfels / Seguin	Northeast San Antonio	-
18	Bell Yard Zimmerman Hill	521 Ron Rd.	New Braunfels	78124	Aspen Heights Partners	Proposed	97	New Braunfels / Seguin	Northeast San Antonio	-
19	Bridgeview New Braunfels	2080 FM 1102	New Braunfels	78130	Bridgeview Multifamily	Proposed	380	New Braunfels / Seguin	Northeast San Antonio	-
20	Center Street	190 Center St.	New Braunfels	78130	Buzzworks Development	Proposed	278	New Braunfels / Seguin	Northeast San Antonio	-
21	Gateway at Gruene	2445 E. Commons St.	New Braunfels	78130	MNO Partners	Proposed	227	New Braunfels / Seguin	Northeast San Antonio	-
22	Keystone Townhomes Project	2700 blk Goodwin Ln.	New Braunfels	78130	Keystone National Group	Proposed	320	New Braunfels / Seguin	Northeast San Antonio	-
23	Lyndon Ranch Ph. I	1801 Loop 337	New Braunfels	78130	Paravel Capital	Proposed	300	New Braunfels / Seguin	Northeast San Antonio	-
24	Lyndon Ranch Ph. II	1801 Loop 337	New Braunfels	78130	Paravel Capital	Proposed	100	New Braunfels / Seguin	Northeast San Antonio	-
25	Oak Run	3360 Oak Run Pkwy.	New Braunfels	78132	Provident Realty Advisors	Proposed	330	New Braunfels / Seguin	Northeast San Antonio	-
26	Prose Lonesome Quail	128 Lonesome Quail	New Braunfels	78130	Alliance Residential	Proposed	390	New Braunfels / Seguin	Northeast San Antonio	-
27	River Mill	555 Porter St.	New Braunfels	78130	Casey Development	Proposed	900	New Braunfels / Seguin	Northeast San Antonio	-
28	The Neue	699 W. San Antonio St.	New Braunfels	78130	Seals Family Properties	Proposed	53	New Braunfels / Seguin	Northeast San Antonio	-
29	Town Creek Townhomes	919 N. Academy Ave.	New Braunfels	78130	Lonestar Development Partners	Proposed	153	New Braunfels / Seguin	Northeast San Antonio	-
30	Vanguard Farms	490 Nissan Way	New Braunfels	78130	Impact Developers	Proposed	276	New Braunfels / Seguin	Northeast San Antonio	-
							TOTAL PROPOSED	4,332		
							TOTAL NEW BRAUNFELS - SEGUIN	8,228		

BOERNE | New Construction & Proposed Multifamily Projects

ID	PROPERTY NAME	ADDRESS	CITY	ZIP	DEVELOPER	CONSTRUCTION STATUS	TOTAL UNITS	SUBMARKET	REGION	1ST UNIT DATE
1	Elation at Buckskin	26741 IH 10 W.	Boerne	78006	CTC Residential	Lease-Up	302	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	Jun-23
2	Estraya Boerne	130 Gallant Fox Ln.	Boerne	78006	Waypoint Residential	Lease-Up	288	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	Nov-22
3	Garden Creek	110 Bluebonnet Cir	Boerne	78006	E3 Development	Lease-Up	69	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	May-22
4	Napa Oaks	8965 Napa Landing	Boerne	78015	Abacus Capital Group	Lease-Up	300	Far Northwest	Far Northwest San Antonio	Jun-23
5	Vantage at Fair Oaks	9135 Dietz Elkhorn	Boerne	78015	Vantage Communities	Lease-Up	288	UTSA / Bandera Rd / Vance Jackson	Far Northeast San Antonio	Oct-22
							TOTAL LEASE-UP	1,247		
6	Collection at Boerne	1670 River Rd.	Boerne	78006	Embrey Properties	Under Construction	214	Far Northwest	Far Northwest San Antonio	-
							TOTAL UNDER CONSTRUCTION	214		
7	Lemon Creek Apartments	9263 Dietz Elkhorn	Boerne	78015	Allied Orion Group	Proposed	330	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	-
8	Lemon Creek BTR	9263 Dietz Elkhorn	Boerne	78015	Allied Orion Group	Proposed	117	UTSA / Bandera Rd / Vance Jackson	Far Northeast San Antonio	-
9	Lost Creek Gap	7868 Lost Creek Gap	Boerne	78006	Novoterra Capital	Proposed	123	Far Northwest	Far Northwest San Antonio	-
10	Ralph Fair	25490 Old Fredericksburg Rd.	Boerne	78015	Klabunde Ranch	Proposed	376	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	-
11	Woods of Frederick Creek	501 Lattimore Blvd.	Boerne	78006	Grey Forest Development	Proposed	90	UTSA / Bandera Rd / Vance Jackson	Far Northwest San Antonio	-
							TOTAL PROPOSED	1,036		
							TOTAL BOERNE	2,497		