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Blaze Capital Partners Advances Presence in Greenville, S.C., with Acquisition of 120-Unit Townhome Rental Community

Charleston-based rental housing investment firm will complete interior, exterior and amenity upgrades at 630 Fairview

GREENVILLE, S.C. (May 12, 2022) – Blaze Capital Partners (“Blaze”) announced today the acquisition of 630 Fairview, a 120-unit, two-level townhome community in the Simpsonville, South Carolina submarket, less than 20 minutes from downtown Greenville. The acquisition comes as part of the firm’s strategic investment in emerging Southeastern markets and builds on Blaze’s recent activity in suburban Greenville, including the acquisition of Halcyon Apartments, a 152-unit garden-style community, late last year.

“Greenville is flourishing in the midst of continued employer investments and population growth, as well as downtown revitalization efforts and an abundance of walkable retail, dining and entertainment options,” said Eddy O’Brien, co-founder and managing partner at Blaze. “Blaze is incredibly bullish on a number of up and coming markets in the Southeast, particularly throughout the Carolinas. We’re excited to continue planting our stakes in the ground and growing our presence throughout the Greenville market.”

The townhome community is located within the largest school district in the state and fewer than two miles from Heritage Park, home to baseball and softball fields, a playground, picnic areas, paved trails and CCNB Amphitheatre. Blaze plans to invest several million dollars in property enhancements, including interior unit refreshes and upgrades to exterior curb-appeal and community amenities. The 120-unit property features spacious, two- and three-bedroom residences, each with private entry, open kitchens, walk-in closets and outdoor patios. Community amenities include a swimming pool, sun deck, fitness center, playground, barbeque area and bark park.

Located directly off I-385 and in close proximity to I-85, 630 Fairview offers unparalleled connectivity to Simpsonville, downtown Greenville and the Greenville-Spartanburg International Airport. Employment growth in the services and manufacturing industries continues in both Simpsonville and Greenville, thanks in part to investments from major companies like BMW, Lockheed Martin and IBM. Now considered the “economic engine of South Carolina,” Greenville has become a desirable destination for office, retail, manufacturing and warehousing operations.

“As the Greenville metropolitan area continues to benefit from an influx of companies and talent, demand for quality rental housing is going to continue rising,” said Chris Riley, co-founder and managing partner of Blaze. “630 Fairview will present residents with spacious homes and newly renovated



amenities only a few minutes down the road from some of the best Greenville has to offer, including schools, retail and restaurant options, walkable trails and corporate campuses.”

Blaze has continued to grow its rental housing portfolio significantly throughout the Sunbelt. Most recently, the firm acquired Spoke Savannah, an extended-stay hotel, as part of its hotel-to-multifamily conversion strategy. The firm remains exceptionally active across the rental housing landscape with an acquisition and development pipeline under control of over \$400 million in projects across its various strategies. In addition, the company is currently raising a dedicated build-for-rent acquisition vehicle to augment its development activity. Blaze’s 2022 goals project more than \$2 billion in total transaction volume, as the firm continues to deepen its acquisition and development presence across its conventional multifamily, build-for-rent single-family and multifamily conversion strategies.

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About Blaze Capital Partners

Blaze Capital Partners is a rental housing investment and development firm driven by a simple but unusual mission: Creating homes for how people live and how they want to live. With a human-first approach fueled by demographic and psychographic research, Blaze owns and operates exceptional communities in high-growth markets throughout the Sunbelt. Headquartered in Charleston, South Carolina, Blaze offers a full suite of investment services, ranging from research and acquisitions to development and asset management. With a current portfolio across the Southeast, Blaze has transacted on approximately \$2 billion in gross asset value since 2016, and currently has a controlled pipeline of acquisition and development opportunities, comprising over 1,500 units, totaling approximately \$400 million. To learn more about Blaze, visit www.blazecapitalpartners.com.