

South Bay Partners and SageLife to develop luxury senior living in Upper Dublin

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By MONTCO.Today Staff

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South Bay Partners, Inc., through its joint venture with LAMB Properties, LLC, has closed on the purchase of approximately 7.9 acres and will break ground in February 2019 on Sage at Mattison Estate, a four-story Class A luxury rental senior living community. Sage at Mattison Estate will be “next stage senior living” with a focus on holistic aging. The community will comprise 156 independent living units, 62 assisted living units and 32 memory care units with secure, structured parking.

Sage at Mattison Estate will include extensive amenities and community spaces for its residents including an indoor pool, fitness center, yoga studio, several bar and lounge areas, two theaters, outdoor garden, dog wash and dog run, art studio, multiple indoor and outdoor dining venues and courtyard areas with barbeque grills, fire pits, seating areas, a putting green, etc. Residents will enjoy a best-in-class experience with easy access to the shops and restaurants of downtown Ambler and Spring House Village; all within 2.5 miles of Sage at Mattison Estate.

“We are excited to bring upscale senior living to the dynamic growth of Upper Dublin Township,” said Joel Sherman, Chief Investment Officer for South Bay Partners, Inc. “We believe there is tremendous demand for upscale, amenity-rich rental senior housing in

suburban infill locations. The community will offer an active, engaged lifestyle to the seniors of Upper Dublin Township and neighboring communities.”

Sage at Mattison Estate will open in spring of 2021 with pre-leasing starting in spring of 2020. SageLife will manage Sage at Mattison Estate. The locally based company’s stated mission is to encourage, empower, and celebrate successful aging. “Sage is unique in that we go where our residents take us,” said company President Kelly Andress. “Our communities always reflect the priorities and preferences of the people who make their homes in them.”

About South Bay Partners, Inc.:

South Bay Partners is one of the most highly respected senior living developers in the United States and has completed over 10,000 senior living units nationwide, with a total cost of over \$1 billion. In its 24-year history, South Bay Partners has experience developing all senior living product types including senior apartments, independent living, assisted living, memory care and skilled nursing.

South Bay Partners is headquartered in Dallas, Texas and has just under 2,000 units under construction or in design/predevelopment throughout the U.S. with a total capitalization of over \$1 billion.

About SageLife:

SAGELIFE disrupts the negative paradigms around aging – outdated mindsets that are barriers to recognizing senior living as an aspirational move; as the wisest choice for aging well. Community living is the best way to fully realize the potential of our senior years to be as rewarding and as meaningful as every other stage of our lives.

SageLife, headquartered in Springfield, Delaware County, Pa., owns and/or operates five communities in the Philadelphia area: Plush Mills in Wallingford, Daylesford Crossing in Paoli, Kyffin Grove in North Wales, and Echo Lake in Malvern as well as three communities in Maryland. A new community, Ovation at Riverwalk, is under development in Plainsboro, N.J.

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