



**Developers for The Reserve at Stone Port, a complex slated to be built just south of Harrisonburg, say it will share design features with The Reserve at Belvedere, a complex they just finished in Charlottesville.**

Courtesy Photo

## **Luxury Apartment Complex Nears Start**

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HARRISONBURG - A luxury apartment complex with nearly 400 units may soon start to come together just south of Harrisonburg.

The Cathcart Group recently obtained \$13.4 million in building permits from Rockingham County for the first phase of The Reserve at Stone Port.

Todd Dofflemyer, chief executive officer of the Charlottesville-based company, said it's too soon to say when exactly construction would begin, but he expects to break ground by the end of the year.

Construction on the first phase should take about 16 months, he said.

"If this is as well received in Harrisonburg as it was in Charlottesville, we hope to start the second [phase] once we finish the first," he said, referring to a similar project, The Reserve at Belvedere. "It just depends on market demand."

The Reserve at Belvedere, which the Cathcart Group recently finished, will share design features and

other similarities with the Rockingham County complex.

Upon completion, The Reserve at Stone Port will have 396 units in 17 buildings between Ridgedale Road and the southeast connector.

It will be adjacent to the Stone Port development near the intersection of Port Republic and Stone Spring roads, just north of Rockingham Memorial Hospital.

Stone Port is a 105-acre mixed-use development with residential and commercial space. The southeast connector, which is about 18 months from completion, will bisect Stone Port.

With The Reserve, the Cathcart Group is targeting "renters-by-choice," including graduate students, young professionals, professors, RMH staff and retirees.

It will not rent to undergraduate students.

Phase one consists of six residential buildings with 168 apartments consisting of one-, two- and three-bedroom units ranging in size from 809 square feet to 1,610 square feet.

A "high-end" clubhouse also will be built as part of the first phase, offering a lounge, fitness center, "chef's kitchen," movie theater and conference room, among other amenities.

There will also be a "resort style swimming pool, spa, kiddie pool, outdoor fire pit, and pool cabana," according to an overview provided by the Cathcart Group.

"Harrisonburg has a lot of student housing," Dofflemyer said, "but it's primed for [luxury apartments]."

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