



## LV Collective Enters Atlanta Market and Delivers Luxury Student Housing Project at Georgia Tech



ATLANTA – July 17, 2023 – Today, [LV Collective](#), an Austin, Texas-based multifamily and student-oriented real estate developer, announced it has delivered its latest student housing project in Midtown Atlanta, [Whistler](#). Located at 859 Spring Street NW, Atlanta, GA, just a three-minute walk from Georgia Tech’s main campus, the 168-unit, 277,457-square-foot project is scheduled for residents to begin moving in on Aug. 11.

Whistler is nestled in between popular restaurants, shops and bars on the edge of Tech Square, a nationally renowned premier innovation district. Piedmont Park, Ponce City Market, Atlantic Station and Bobby Dodd Stadium are also in close proximity.

“We’re thrilled to enter the Atlanta market and bring our curated, experience-based student housing to Georgia Tech students,” said LV Collective CEO, David Kanne. “With a prime location, thoughtful design and unmatched amenities, we set the bar high and are eager to show Atlanta all that Whistler has to offer.”

The building features 168 residential rental units, with floorplans ranging from studio up to five-bedroom, five-bathroom apartments, offering a total of 565 beds. Leased on a per-bed basis, this individual leasing allows residents to rent their own bedroom/bathroom and share common areas with roommates, without being legally responsible for their roommate's portion of rent.

Whistler's true distinction is in its design. The warm, vintage-inspired lobby, layered with plants, cozy furniture and eclectic décor, feels more like a boutique hotel than typical student housing and is home to Daydreamer Coffee which serves handcrafted espresso drinks, coffee, tea and artisan pastries and snacks.

Designed specifically with Georgia Tech students in mind, the second-floor study mezzanine - complete with private study spaces, collaborative conference rooms and a state-of-the-art podcast room - is the largest study space LV Collective has ever included in a student housing project. Residents with furry friends will enjoy the on-site dog spa. The entire top floor is dedicated to the fitness center which includes a variety of cardio and weightlifting equipment, yoga and spin studios, a sauna and incredible views of the Atlanta skyline. The resort-worthy 24<sup>th</sup> floor deck features a glass-walled, infinity pool and hot tub. By activating the top two floors of the building with these amenities, the best views from the building are accessible to all residents and not limited to the highest-paying residents.

"Part of what sets us apart from other student housing developers is our intentionality in design. In addition to making spaces look good, we consider how the space will make you feel," said Chelsea Kloss, EVP, Design + Curation at LV. "Whistler is no exception. Inspired by the deep-rooted vibes of Atlanta's music and soulful culture, the building showcases burnished brass, matte black metals, and hand selected light fixtures reminiscent of train stations and retro cafes. Whistler is ready to welcome students and offer the experiential living that LV is known for creating."

LV Collective is rapidly expanding its presence outside of its home state of Texas, developing projects in Arizona, Georgia, Ohio, Florida, Michigan and Maryland. The company is best known for its successful multifamily student-oriented developments in Austin, Texas, including The Ruckus, Ruckus 2.0, Moontower and Waterloo.

Whistler is a partnership between LV Collective and ELV Associates, Inc. Variant Collaborative provided interior design services, and Niles Bolton Associates served as architect. JE Dunn is the general contractor, and Asset Living is managing the project.

Visit <https://whistleratl.com/> to learn more about the property and inquire about leasing.

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### **About LV Collective**

LV Collective is an Austin, Texas-based real estate investment firm focused on acquiring, developing, and managing high-quality real estate in superior locations throughout the United States. Since its founding in 2012, LV Collective has expanded the business to include student housing and multifamily assets in excess of \$3 billion. For more information, visit: <https://lvcollective.com/overview>. For renderings, logos, headshots, and additional media assets, visit: <https://lvcollective.canto.com/>.

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