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**MONTCLAIRE, A 48-HOME NEIGHBORHOOD WITHIN THE PROVIDENCE
MASTER-PLANNED COMMUNITY IN LAS VEGAS, IS NOW OPEN FOR SALE**

*Summit Homes of Nevada and Presidio Residential Capital Offering Affordable Luxury
Homes on Last Parcel to Be Built Out Within Desirable Suburban Development*

LAS VEGAS – August 23, 2016 – [Summit Homes of Nevada](#) and [Presidio Residential Capital](#) announced today that sales are open at Montclair, a new community offering 48 single-family homes within the Northern Terrace section of the [Providence](#) master-planned community in northwest Las Vegas—the last parcel to be built out within the sought-after development.

Montclair offers two-story homes in three distinct floor plans ranging from 2,621 to 3,190 square feet on lots averaging about 4,400 square feet with options for up to six bedrooms and three-car tandem garages. The homes have granite kitchen countertops, paver driveways, piedrafina bathroom countertops and a separate tub and shower in the master bathroom. The homes are priced in the \$290,000s.

“The Montclair homes offer flexible floor plans and luxury finishes that go above and beyond anything else in the area,” said Nathan White, Nevada division manager for Summit Homes. “We’re seeing tremendous interest in these affordable homes located in a neighborhood where people really want to live. Montclair is turning heads.”

For an additional HOA fee, Montclair homeowners can have access to a pool, clubhouse facility and fitness center that is not open to other residents of the Providence master plan. Montclair offers easy access to I-215 and I-95, newly built schools and Las Vegas’s main employment nodes.

The project is Presidio and Summit Homes of Nevada's ninth project in Las Vegas. The companies have also developed Dorrell Heights, which has 25 units; Grand Canyon Estates, which has 12 units; Hazelwood, which has 22 units; Canyon View with 20 units; Canyon View II with 16 units; Canyon View III with 23 units; Willow Ridge with 36 units; Shadow Pointe with 36 units; Summit Ford with 18 units; and Summit Teco, a nine-home community within Las Vegas's Rural Neighborhood Preservation (RNP) area. Last year, Summit Homes sold three neighborhoods in Providence's Northern Terrace.

About Summit Homes

Locally owned and operated by the White family, Summit homes has been a home-building staple in the Northwest for more than 30 years. Summit Homes has built nearly 3,000 homes in well-planned communities throughout the state of Washington and has expanded into the Las Vegas market as Summit Homes of Nevada. www.summithomesnv.com

About Presidio

Presidio Residential Capital is a real estate investment company focused on the residential housing sector. Headquartered in San Diego, Calif., the firm provides capital for the entitlement, development and build-out of for-sale residential projects throughout the Western United States. Presidio has infused more than \$650 million into the economy to capitalize the housing industry. The firm's goal is to fund an additional \$250 million in capital for home-building projects in the Western United States, and it currently has investments in Arizona, California, Nevada, Colorado and Washington. The firm is affiliated with a privately held registered investment advisor specializing in alternative investment strategies who has a long history of investing in the home-building sector. Current assets under management total more than \$2 billion. Presidio is a member of the Building Industry Association of San Diego. Online and social media: www.presidioresidential.com, [Facebook](#), [Twitter](#) and [LinkedIn](#).