
FOR THE EXCLUSIVE USE OF CADAMCEK@BIZJOURNALS.COM

From the Orlando Business Journal:

<https://www.bizjournals.com/orlando/news/2021/12/08/california-joint-venture-buys-altamonte-property.html>

3 California real estate firms scoop up 55-acre RV park in Altamonte Springs

Dec 8, 2021, 1:01pm EST

A trio of Newport Beach, California real estate investment firms have joined forces to buy a 55-acre recreational vehicle and boat storage facility in Altamonte Springs.

RDC Altamonte Springs LLC — a joint venture between RanchHarbor, Ramser Development Co. and Saunders Property Co. — in mid-November spent nearly \$25.2 million to buy the Adult Toy Storage complex at 601 Hillview Drive from Hattaway Holdings LLC, Seminole County records showed. The deal was announced on Dec. 6; [Neal Gussis](#) of CCM Commercial Mortgage represented the buyer, while [Josh Koerner](#) and [Frost Weaver](#) of [Weaver Realty Group LLC](#) represented seller in the transaction.



RANCHHARBOR RAMSER DEVELOPMENT
CO

California real estate firms RanchHarbor, Ramser Development Company and Saunders Property Company have joined forces and acquired a 55-acre recreational vehicle and boat storage facility in Altamonte Springs .

The property, which was rebranded as RV Storage Depot, includes 41 acres that are "improved and fully operational" with 1,800 existing rentable units, and the remaining 14 vacant acres will be built out by RDC Altamonte Springs with 500 more outdoor spaces, the release said.

The buyers were attracted to the site for several reasons, including rising property values, Greater Orlando's boom in population and economic growth, and Florida's growing demand for boats and RVs, said RanchHarbor Managing Principal Adam Deermount in a prepared statement. "In addition to strong fundamentals in the RV and boat storage segment, substantial new development in the area immediately surrounding Adult Toy Storage indicates future demand and increasing land values."

Ramser Development affiliate BRRVS will serve as the property manager and oversee development of the 14-acre expansion, the release said.

Meanwhile, the RV industry is expected to remain healthy heading into the new year, as wholesale shipments are projected to exceed 600,000 units in both 2021 and 2022, according to a report by the RV Industry Association. "RV manufacturers and suppliers have accomplished something never before seen with the incredible number of RVs produced in 2021 and forecasted to be built in 2022," association President and CEO Craig Kirby said in the report.

Sign up here for our free morning and afternoon daily newsletters. And be sure to follow us on LinkedIn, Facebook, Twitter and Instagram.

Richard Bilbao
Digital Producer/Senior Staff Writer
Orlando Business Journal



