

The Value Companies

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**IMPROVEMENT PROGRAM BRINGS WORLD CLASS AMENITIES  
TO GATEWAYS AT RANDOLPH IN MORRIS COUNTY**

RANDOLPH, N.J. – Value Companies, Inc. has completed another phase in a significant improvement program at Gateways at Randolph, the collection of garden-style rental homes in this Morris County Township.

The most recent upgrades include the addition of a world class recreation center which includes a state-of-the-art fitness center, a playground, BBQ Area and picnic tables and volleyball court, according to Jack Linefsky, Vice President of Property Management for the Value Companies. Additionally, Value Companies renovated and upgraded the Leasing Center and Models.

Several other new recreational and social amenities are also expected to be added at Gateways at Randolph as the improvement program moves ahead.

Value Companies began one of its trademark repositioning programs at Gateways at Randolph in 2012. The five-star recreation center follows in the footsteps of the outdoor pool complex which was upgraded last year to include a beach entry, elegant water features, as well as upgraded pavers and new outdoor furniture. The company also re-landscaped various courtyards at the almost 65-acre property.

The upgrades are designed to bring the recreational and social amenities at the community up to modern standards and improve the overall aesthetic appeal of the property.

“We’re taking a rental product originally built in the 1970s and bringing into the 20<sup>th</sup> century with modern renovations to the pool, recreation center and physical grounds” says Mr. Linefsky.

“We’re also preparing to add new facilities and update existing amenities over time. With these considerable upgrades planned or completed, Gateways at Randolph is now more attractive when compared to today’s competing rental communities and offers all the amenities one would expect in a brand new, but more expensive apartment offering.”

The upgrades at Gateways are indicative of Value Companies’ commitment to a “hands-on” approach to management at all of its rental communities and a strong emphasis on resident and customer service.

“The goal at each community in our apartment portfolio is to ensure we meet the highest standard of apartment living,” says Mr. Linefsky. “To accomplish this goal, everyone from our management team to corporate executives becomes directly involved, listening to our residents to ensure we fulfill their needs.”

Managed by Value Companies, Gateways at Randolph has continuously maintained a high occupancy rate. The community is a distinctive, NJAA award-winner, combining Classical Greek, Colonial American, European and Western unique architectural styles with beautifully landscaped grounds to provide a superior living environment. The neighborhood is ideally located within Morris County, close to shopping, Morris County Community College, dining and recreation. Nearby parks feature camping, boating and fishing.

For additional information on Gateways at Randolph, please call (973) 361-2466 or visit [www.gatewaysatrandolph.com](http://www.gatewaysatrandolph.com).

### **About Value Companies**

Across its development division, Value Companies has embarked in new apartment developments and investments in strategic suburban and urban locations throughout the country.



Value's development success is directly tied to its steadfast commitment and expertise in multifamily housing, and its ability to introduce new housing products that address consumer and community needs.

Value's residential properties are built and managed by a highly-skilled, in-house management team of more than 80 industry professionals which oversee all aspects of Value's communities, including construction, leasing, maintenance, property management and administration. Value's third-party management business, Value Asset Management (VAM), provides full-service management capabilities and customized asset solutions to a growing list of third-party real estate investment and property owner clients. Value Companies also received numerous industry awards for its various properties as well as being a 3-time recipient of the New Jersey Apartment Association Management Company of the Year award

For more information, please contact Andrew Abramson, President and CEO of Value Companies, at its corporate headquarters at 973-473-2800 or visit [www.valuecompanies.com](http://www.valuecompanies.com).

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