

PROPERTY

Another Living Option Coming to King of Prussia's Main Street

AVE, Korman Communities' suburban extended-stay brand, will open a new flexible-stay residence in the Village at Valley Forge around year's end.

By [Sandy Smith](#) | April 7, 2017 at 3:26 pm

By this time next year, new arrivals in King of Prussia will have a place to test the waters before they decide to commit to living there. So will those whose work brings them to the area for an extended spell as well as those who simply prefer renting to owning in general.

That's because Korman Communities is opening its next AVE flexible-stay residence in the Village at Valley Forge in the winter of 2017-18. Work on the facility, designed by [Bernardon](#) of Kennett Square, Philadelphia and Wilmington, is already under way.

AVE is Korman's suburban living option, aimed at a broad range of individuals. "AVE is a hybrid, specializing in fully furnished suites with flexible leases for the business traveler, corporate relocation and individual in transition, as well as unfurnished residences for individuals who are renters by choice and desire the ultimate lifestyle of comfort and convenience," **Lee Anne Welsh**, president of AVE and chief operating officer of Korman Communities, replied in response to written questions.

The 273-unit complex combines the amenities of a high-end resort community with the services of a hotel oriented towards business travelers. Facilities include an around-the-clock, high-tech fitness center, a similarly advanced business center equipped with a conference room, media theater and lounge, a resort-style pool with outdoor kitchen, outdoor recreation facilities ranging from a movie theater to bocce courts, an outdoor pet walk and electric car charging stations. Residents can take advantage of services that include daily business and local newspapers, health and fitness classes, a spa with massage therapy and other wellness services, a weekday club breakfast and monthly catered receptions and seasonal themed events.

Its location in the Village at Valley Forge also means residents can avail themselves of King of Prussia Town Center's shops, restaurants and community gathering spaces, adding yet another living option to the still-evolving Main Street of Greater Philadelphia's premier edge city.

The King of Prussia location is the fifth AVE flexible-stay residence in the area; the chain's other locations are in Downingtown, Lansdale, Malvern and Newtown Square. AVE also operates residences in four North Jersey communities and opened its first West Coast location in the Bay Street at Emeryville development in San Francisco's East Bay this past January.

"AVE King of Prussia is the culmination of decades of experience in providing flexible-stay accommodations," Welsh said. "It takes what we do to a higher level. We've thoughtfully listened to our corporate clients and residents to learn how their needs are evolving and we've incorporated that feedback into this community, especially with regard to cutting-edge technology in the suites and amenity spaces."

Now the only thing the King of Prussia District needs to do to make the Village at Valley Forge a completely different type of suburb is to convince SEPTA to extend that Norristown High-Speed Line spur one more stop to serve the Village directly. That train, however, has probably left the station — assuming, of course, that the spur gets built.