



## Media Release

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IMPACT HIVE

For Immediate Release (3 pages)  
February 1, 2021

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### Tioga Town Center Earns Accreditations and Expands Offerings

*Tioga Town Center and The Flats at Tioga Town Center earn awards and honors and expand commercial, residential, and community offerings, including a brand new Playground.*

**Gainesville, Fla.** — Tioga Town Center, The Flats at Tioga Town Center, and ownership, Hankin Group and Hankin Apartments, won multiple awards during 2020, and now offer 11,827 square feet of new commercial space, 144 brand new modern luxury apartment homes, in addition to a new state of the art Playground and other Town Center improvements.

Over the course of 2020, Tioga Town Center, The Flats at Tioga Town Center, and ownership, Hankin Group and Hankin Apartments, were honored to be recognized by multiple organizations. The Flats at Tioga was ranked the #5 'Top Communities Nationwide' by the EplQ Index, in conjunction with SatisFacts and ApartmentRatings. The Flats received an A+ & 97.37% approval rating through SatisFacts Surveys consisting of surveys from residents and prospects. The Flats was also named the 'Conventional Property of the Year' at the 2020 'A.C.E. Awards' celebrating Apartment Community Excellence by the North Central Florida Apartment Association (NCFAA). The Flats was voted 'Favorite Local Apartment Complex' by the 2020 'Our Town Fave!' Awards, hosted by Tower Publications. Additionally, The Flats was also named as a finalist for the Gainesville Sun's 2020 'Best of the Best' Awards for Best Apartment Community.

Hankin Group was recognized as the #1 'Management Company With 10-24 Communities' in the Nation by the eplQ Index. They were also named '2020 Top Places to Work' by The Philadelphia Inquirer. Tioga Town Center was recognized as the 'Face of Live, Work, Play' by Our Town Magazine. Regional Asset Manager, Cheryl Carroll, was recognized internally for her 'Outstanding Customer Service,' and Leasing Professional, Elizabeth Prieto, also won 'Leasing Professional of the Year' at the 2020 'A.C.E. Awards' by NCFAA.

These accreditations come on the heels of the completion of recent renovations and expansions at Tioga Town Center and The Flats. Tioga Town Center recently completed construction on Phase II of the 23-acre award-winning Town Center. This includes Buildings 6 and 7, for a combined total of 212,000 gross square feet, comprised of 144 luxury apartment homes ranging from 1-2 Bedrooms, with 2 Bedroom + Den floorplan options. Building 7 now offers 11,827 square feet of new ground floor commercial space, featuring build-to-suit opportunities ranging from 1,608 – 3,535 square feet, suitable for office or retail users.



Within Building 7 is the brand new 4,000 square foot Clubhouse for The Flats at Tioga Town Center. The addition of the Clubhouse recently expanded amenities at The Flats, which now offers a resort-style pool, resident lounge with an indoor-outdoor demonstration kitchen, a relaxing water feature-like fireplace, outdoor fire pit and grilling areas, a complimentary coffee bar, pet spa, media room with high-definition surround sound, game lounge, new package receiving program with lockers, private elevators, in addition to multiple modern amenities within the new apartment units themselves.

Tioga Town Center also recently completed construction on their brand new Playground. The Playground is equipped with slides, traditional swings, a shell swing, jungle gyms, a musical cottage, springers, and is fenced for everyone's safety. All outfitted by Kompan, a global playground company, designs are influenced by a European approach to play. The new equipment promotes social, emotional, cognitive, and creative development opportunities for children, to tweens. Inclusive layouts allow children of all abilities to explore self-directed play. The Tioga Town Center Playground is free and open to the public as of January 22, 2021. The playground will be open 7 days a week from dawn to dusk, and is located on the southern border of the property. Tioga Town Center asks that all visitors adhere to CDC warnings, and wear face masks, while keeping 6' away from other visitors.

Additional renovations at Tioga Town Center include brand new parking areas, new and upgraded audio and visual systems at the stage area, façade and landscaping improvements at The Square, a live green wall, electric car charging stations, new wayfinding signage, and more! Tioga Town Center also announced 6 new businesses in 2020, which include Enso a Healthier Nail Boutique, Complete Home Boutique, Patticakes, Resouluna, Local Provisions, and Rock N' Roll Sushi. Tioga Town Center has also recently been in negotiation with several new businesses, soon to be announced as the newest concepts to join the bustling Town Center.

"We're so excited to expand our offerings at Tioga Town Center and The Flats at Tioga Town Center," said Michael Hankin, COO of Hankin Group. "We're thrilled to continue fulfilling the needs of our community by providing opportunities to welcome more new local businesses, and by offering additional amenities like the playground, where friends and families can come to relax, enjoy, and make memories," said Cheryl Carroll, Regional Asset Manager for Tioga Town Center and The Flats. An official ribbon cutting to celebrate the completion of Phase II is scheduled at Tioga Town Center for Thursday, March 18<sup>th</sup>, 2021 at 5:00 pm, hosted by the Greater Gainesville Chamber of Commerce.

Come be a part of all the excitement! 'Live, Shop, Dine, Play' at the center of it all, at Tioga Town Center, and The Flats at Tioga Town Center. Offering exceptional amenities at an exceptional value.

Tioga Town Center is working with Avison Young to lease the commercial portion of the project. For more information on commercial availability or to lease office or retail space, visit [www.avisonyoung.us/properties](http://www.avisonyoung.us/properties), or call (352) 505-7588. For more information on residential leasing and The Flats at Tioga Town Center, visit [www.FlatsTioga.com](http://www.FlatsTioga.com), or call (352) 331-4000. For more information on Tioga Town Center, visit [www.TiogaTownCenter.com](http://www.TiogaTownCenter.com), or call (352) 331-4000.

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***For further information/comment/photos:***

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**About Tioga Town Center:**

*Tioga Town Center is an award-winning 23-acre mixed-use lifestyle center featuring over 30 businesses, and 184 luxury apartments. [www.tiogatowncenter.com](http://www.tiogatowncenter.com)*

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**About Hankin Group:**

*Pennsylvania based real estate developer, owner and manager Hankin Group, purchased Tioga Town Center in 2017, as it represents a cutting-edge example of mixed-use development at its finest, both in Gainesville and on a national scale. Tioga seamlessly incorporates retail, office, luxury apartments, and green spaces within a single development. Recognized with numerous awards for quality, design and innovation, Hankin Group has served home buyers and the building community for more than 60 years. Today, the company remains dedicated to its founding ideals of building and operating to superior standards and providing the ultimate experience in service and support. [hankingroup.com](http://hankingroup.com)*