AHC Inc. is committed to developing sustainable affordable housing while also providing a competitive return on our investors’ funds.

With deep roots in the communities we serve, AHC Inc. takes pride in developing, preserving and managing quality apartment homes in Virginia, Maryland and Washington, DC.

One of the largest affordable housing developers in the mid-Atlantic region, AHC’s assets are valued in excess of $1 billion.

Working with both for-profit and non-profit partners, AHC has developed 50+ multifamily communities serving more than 18,000 individuals and families.

As the need for low- and middle-income housing continues to grow, AHC Inc. is actively expanding its development strategy to include a broader spectrum of housing options.

AHC is looking for investors willing to build on our many years of success, innovation, and community commitment, to serve the next generation of low- and moderate-income families. Contact Steve Smith at invest@ahcinc.org.

AHC’s Competitive Advantage

STABILITY
- Combined portfolio valued at over $1 billion.
- Board includes experts in development, real estate and community investment.
- Committed staff with decades of experience.
- 40+ years of developing and sustaining affordable apartment communities.

TRACK RECORD
- Built or preserved 50+ properties with 7,500 apartments.
- Created 5,500 affordable and 2,000 market-rate apartments.
- Developed 2,000 units in last five years.
- 8% average annual increase in cash flow over the last four years.

COMMUNITY
- Local jurisdictions have invested more than $150 million in AHC’s affordable apartment communities.
- 25+ years of providing resident services programs.
- 1,000 volunteers and community supporters.
- 100% of the high school students in AHC’s education program graduate and nearly all are the first in their families to attend college.

Woodbury Park, Arlington, VA
Building for the Future

AHC Inc. creates solution-oriented affordable housing developments that meet today’s needs while adapting to tomorrow’s challenges.

Along with stable and welcoming homes, we provide education programs and social services to help our residents build stronger futures.

Our projects are varied, our team is experienced, and our commitment runs deep.

Grow with us.

Investment Partnerships

To preserve workforce affordable housing, AHC partnered with Housing Partnership Equity Trust (HPET), a social-purpose real estate investment trust, to acquire The Birches in Montgomery County, MD, which includes 228 apartments.

Faith-Based Partnerships

Partnerships between churches and affordable housing create long-term community benefits. St. James Plaza in Alexandria, VA, transformed church-owned land into 93 affordable apartments, an onsite preschool, and market-rate townhomes.

Mixed-Income Communities

As housing needs expand, AHC is creating communities that provide homes for a variety of incomes, from low-income to workforce to market-rate. Woodbury Park in Arlington, VA, preserved 204 affordable and 160 market-rate apartments.

Green Developments

AHC’s developments earn top environmental certifications, which saves residents money and benefits the community. The Apex in Arlington, VA, includes 256 apartments with the highest environmental standards and complements the local watershed plan.

Neighborhood Revitalization

AHC is deeply committed to the neighborhoods we serve. Union Rowe in Baltimore, MD, turned a previously run-down city block into a cohesive community with 72 renovated apartments, which is an inspiration for additional revitalization efforts.