



News Release

American Homes 4 Rent Opens New Cactus Cliff Community in Las Vegas

New 35 home community leasing from the \$1,700s

AGOURA HILLS, Calif., (Aug. 25, 2020) – American Homes 4 Rent (NYSE: AMH) is pleased to introduce Cactus Cliff in Las Vegas, which joins its rapidly growing family of newly built single-family rental home communities. Cactus Cliff is AH4R’s 54th new rental home community, and its second in the Las Vegas market as it builds upon the success of its nearby Big Buffalo.

“Nearly a decade ago, American Homes 4 Rent purchased its first homes in Las Vegas with the goal of providing prospective residents with a new rental housing option. It is also the market where we launched our leading property management platform that enables us to provide superior customer service to our residents,” said Zack Johnson, Executive Vice President of Acquisitions & Development for AH4R. “Today, we are proud to deliver our latest rental home community, Cactus Cliff, to this city where we have such a strong history and presence.”

Cactus Cliff adds 35 homes built, owned and operated by AH4R to its existing more than 1,000-unit portfolio in the Las Vegas market.

“AH4R is revolutionizing the industry as the nation’s leading builder of purpose-built single-family rental communities,” said Robert Broad, Senior Vice President of Development for AH4R. “Cactus Cliff brings today’s rental shoppers an innovative, new-home community with high-quality features and large, pet-friendly yards.”

The homes at Cactus Cliff feature upscale finishes that residents appreciate, along with the benefits of desert landscaping, pet-friendly yards and a neighborhood playground. All homes are designed with open concept floorplans, granite countertops, stainless-steel appliances, luxury vinyl plank flooring, elegant bathrooms, quality fixtures, central heating and air conditioning, and two-car garages.

Cactus Cliff features three and four-bedroom homes ranging in size from approximately 1,800 to 2,200 square feet. Pricing starts from the \$1,700s per month. The well-located neighborhood provides residents with quick access to local job centers, dining, shopping and entertainment.

Prospective residents are encouraged to use AH4R’s innovative *Let Yourself In* technology to tour available homes at their convenience and then manage their rental experience online at ah4r.com.

Visit us at ah4rc.com/cactuscliff or call (702) 780-6879 to learn more about floorplans, pricing and availability.



About American Homes 4 Rent

American Homes 4 Rent (NYSE: AMH) is a leader in the single-family home rental industry and “American Homes 4 Rent” is a nationally recognized brand for rental homes, known for high-quality, good value and tenant satisfaction. We are an internally managed Maryland real estate investment trust, or REIT, focused on acquiring, developing, renovating, leasing and operating attractive, single-family homes as rental properties. As of June 30, 2020, we owned 53,000 single-family properties in selected submarkets in 22 states. In addition to Cactus Cliff, American Homes 4 Rent owns more than 1,000 homes in the Las Vegas area, including the communities of Big Buffalo.

Additional information about American Homes 4 Rent is available on our website at <http://www.ah4r.com>.

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