



**1 1201-5 SAN PABLO AVE**

**Developer:** Lanhai Su of Jianyi Investment Development Inc.  
**Architect:** Trachtenberg Architects

- 6 stories
- 66 units (5 VLI)
- 17 vehicular parking



**6 THE DELAWARE APARTMENTS**

**Developer:** -  
**Architect:** Mikiten Architecture

- 4 stories mixed use
- 51 units
- 63 vehicular parking
- 2,500 sq. ft. commercial



**2 AQUATIC IV**

**Developer:** Read Investment  
**Architect:** Trachtenberg Architects

- 6 stories mixed-use
- 57 units
- 1,125 sq. ft. retail
- 44 vehicular & 52 bike parking



**7 1822 SAN PABLO AVE**

**Developer:** United World LLC  
**Architect:** Gunkel Architects

- 5 stories
- 44 units (4 VLI)
- 24 bike parking (+6 short term)
- Partial demolition (preserving front facade & com. tenants)



**3 JONES BERKELEY**

**Developer:** Greys  
**Architect:** PYATOK

- 5 stories mixed-use
- 15 permanently affordable units
- Market-rate Housing / TOD
- 11,000 sq. ft. commercial
- State Density Bonus



**8 1835 SAN PABLO AVE**

**Developer:** BRIDGE Housing  
**Architect:** Trachtenberg Architects

- 6 stories
- 99 units
- 48 vehicular & 92 bike parking
- State Density Bonus (+5 VLI units)



**4 1701 SAN PABLO AVE**

**Developer:** SAHA, BUSD, & Abode Communities  
**Architect:** PYATOK

- 6 stories & 110 units
- 55 vehicular parking
- 100% affordable - houses Berkeley Adult School



**9 1931 SAN PABLO AVE**

**Developer:** Pulte Group (San Pablo Partners, LLC)  
**Architect:** Lowney Architects

- 7 stories mixed-use
- 323 units (17% VLI)
- 44 vehicular parking & bicycle room



**5 1740 SAN PABLO AVE**

**Developer:** BRIDGE Housing  
**Architect:** Trachtenberg Architects

- 6 stories
- 66 units (5 VLI)
- 17 vehicular parking



**10 ELEGANCE BERKELEY**

**Developer:** Spirit Living Group  
**Architect:** HKIT Architects

- 4 stories
- 96 units
- Assisted living community





**11 2136 SAN PABLO AVE**



**Developer:** San Pablo Investors Two, LLC

**Architect:** Trachtenberg Architects

- 6 stories mixed-use
- 123 units
- 50 vehicular & 64 bike parking

**16 2435 SAN PABLO AVE**



**Developer:** Wang Brothers Investments

**Architect:** Studio KDA

- 4 stories mixed-use
- 41 units
- 48 bike parking (+2 short term)

**21 GRAYSON APARTMENTS**



**Developer:** SAHA

**Architect:** HKIT Architects

- 4 stories mixed-use
- 23 units
- 2,000 sq. ft. commercial
- 3rd & 4th floors include computer annex & library

**26 HIGBY**



**Developer:** Greystar

**Architect:** KTGy

- 5 stories
- 98 units (15 affordable)
- 1:1 vehicular parking
- 6,500 sq. ft. ground floor retail

**12 2147 SAN PABLO AVE**



**Developer:** Wang Brothers Investments

**Architect:** Studio KDA

- 6 stories mixed-use
- 128 units (12 VLI)
- 23 vehicular & 102 bike parking
- Ground floor retail

**17 THE GRINNELL**



**Developer:** SAHA

**Architect:** Rony Rolnitzky

- 6 stories
- 63 units
- 12 units prioritized for people with intellectual or developmental disability

**22 2727 SAN PABLO AVE**



**Developer:** -

**Architect:** Moment X

- 4 stories
- 4 units
- 2 vehicular parking

**13 2198 SAN PABLO AVE**



**Developer:** Realtex

**Architect:** -

- 6 stories mixed-use
- 56 units (3 live/work)
- 20 vehicular & 44 bike parking

**18 2601 SAN PABLO AVE**



**Developer:** NX Ventures

**Architect:** Trachtenberg Architects

- 8 stories
- 242 units
- 42 vehicular & 91 bike parking
- Demolition of 5 existing units across 3 parcels

**23 2733 SAN PABLO AVE**



**Developer:** NX Ventures

**Architect:** Trachtenberg Architects

- 8 stories mixed-use
- 155 units (16 VLI)
- 60 bike parking
- 1,600 sq. ft. commercial space

**27 3000 SAN PABLO AVE**



**Developer:** Read Investments

**Architect:** Trachtenberg Architects

- 6 stories mixed-use
- 78 units (7 VLI)
- 43 vehicular & 38 bike parking

**14 2403 SAN PABLO AVE**



**Developer:** Berkeley Moshav

**Architect:** Studio KDA

- 4 stories mixed-use
- 39 condo units
- 24 vehicular & 39 bike parking
- Demolition of one commercial building

**19 2720 SAN PABLO AVE**



**Developer:** 2720 San Pablo Ave, LLC

**Architect:** Devi Dutta Architecture

- 6 stories
- 25 units
- 19 vehicular & 36 bike parking

**24 BLOOM BERKELEY**



**Developer:** TimeSpace Group

**Architect:** Thomas Dolan Architects

- 5 stories
- 41 units
- Built in 2020

**28 3020 SAN PABLO AVE**



**Developer:** San Pablo Developers

**Architect:** Joe DeCredico Studio

- 4 stories mixed-use
- 29 units (4 VLI)
- 31 vehicular parking

**15 2427 SAN PABLO AVE**



**Developer:** Aron Homes, LLC

**Architect:** Studio KDA

- 5 stories
- 88 units (5 VLI)
- 15 vehicular & 36 bicycle parking
- 77 units are single-occupancy

**20 2720 SAN PABLO AVE**



**Developer:** NX Ventures & RPG

**Architect:** Trachtenberg Architects

- 8 stories mixed-use
- 84 units
- 38 bike parking

**25 2820 SAN PABLO AVE**



**Developer:** Cork-Mayo Investments

**Architect:** Studio KDA

- 4 stories mixed-use
- 37 vehicular & 33 bike parking
- Light industrial / office facilities