

ULRIC STREET SENIOR APARTMENTS

2601 Ulric Street | San Diego, CA 92111



Highlights

- Located adjacent to CHW's Ulric Street Apartments, Ulric Street Senior Apartments will establish an intergenerational, affordable hub in the Linda Vista neighborhood of San Diego
- Amenities include a multipurpose community room with kitchen, computer lab, roof top terrace, centralized laundry room, management leasing office, conference room, and an outdoor courtyard with barbeque/picnic area

Description

Ulric Street Senior Apartments is a new development of 59 senior affordable housing apartments reserved for households earning 30-60% of the Area Median Income and one manager unit. The 1.4 acre site is located in the Linda Vista neighborhood and is conveniently located near well-served transit stops, employment, shopping centers, a park, a recreation center, library, schools and a full-service grocery store in a highly desirable San Diego submarket.

This development will be built adjacent to CHW's Ulric Street Apartments, a new 96-unit family affordable housing community. As neighbors, both will create an intergenerational and inclusive community to secure affordability and serve the broad needs of this community and San Diego County region.

Sustainability will be certified by the California-based GreenPoint Rated program demonstrating CHW's commitment to energy efficiency, resource conservation, indoor air quality, and healthy communities. Ulric Street Seniors will serve as a catalyst for neighborhood revitalization and smart growth.

Ulric Street Seniors Apartments has been awarded 59 Project-based vouchers to ensure the most income-vulnerable residents. Additionally, six of the 59 vouchers will serve chronically homeless individuals supported by wrap-around services to ensure their housing success.

Details

Phase	Construction
Origination	Acquisition
Type	New Construction, Senior
Unit Mix	60 Apartments
	59 1-BR Apartments (incl. 6 chronically homeless)
	1 2-BR Apartments
AMI	30 – 60%
Financing Sources	<ul style="list-style-type: none">• SDHC Capital• 59 Project-Based Vouchers• 9% Tax Credits
Construction Start	April 2022
Construction Completion	October 2023

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