

PASEO ESTERO

HIGH-DENSITY FAMILY HOUSING

Oakland, CA



Brooklyn Basin is a new mixed-use, mixed-income district along Oakland’s waterfront, featuring over 3,000 new homes, creative retail, parks, and open spaces along 64 acres, and includes **Paseo Estero**, which provides 101 deeply affordable rental apartments for families. The result of an innovative and highly collaborative public/private partnership, what was once an underutilized and mostly industrial site, is being transformed into a highly livable, walkable, accessible and beautifully-designed district to benefit generations to come. The City of Oakland and Signature Development Group, Brooklyn Basin’s master developer, selected MidPen to be the district’s affordable housing partner in 2015.



Paseo Estero demonstrates the vision and commitment of one of California’s largest and most diverse cities to build more affordable housing for its residents. Paseo Estero began construction in December 2018 and completed in December 2020.

MidPen is committed to sustainable development, including the use of advanced green building methods: recycled content materials; energy and water efficient appliances; photovoltaic and solar thermal systems; and drought-tolerant landscaping. Paseo Estero received LEED Silver certification.

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| Developer | MidPen Housing Corp. | | |
| Property Management | MidPen Property Management Corp. | | |
| Resident Services | MidPen Services | | |
| Development Type | New construction | | |
| Construction Type | 4-story wood frame over 2-story podium base | | |
| Site Area: | .98 acre | | |
| Density: | 103 units / acre | | |
| Parking Ratio: | 1.09 : 1 – 110 spaces | | |
| Development Profile | Type | No. | Unit Size (sf) |
| | 1 BR | 36 | 550 |
| | 2 BR | 15 | 850 |
| | 3 BR | 50 | 1,100 |
| | TOTAL | 101 | |
| Amenities | Community room; computer lab; fitness center; courtyard with outdoor seating; secured bicycle storage; playground; learning center; Brooklyn Basin parks and open spaces | | |
| Services Offered | Adult Services Programming: <ul style="list-style-type: none"> • Financial capabilities courses • Workforce development • Health and wellness programs • ESL courses Youth Services Programming: <ul style="list-style-type: none"> • Academically-based after school and summer programs • Leadership skills • Engagement in career paths and college exploration Connection to Community Resources | | |
| Resident Profile | Families earning up to 60% of the Area Median Income | | |
| Funders | <ul style="list-style-type: none"> • City of Oakland • Oakland Housing Authority • California Tax Credit Allocation Committee • California Municipal Finance Agency • Federal Home Loan Bank of San Francisco • Freddie Mac • Wells Fargo | | |
| Architect | HKIT Architects | | |
| Contractor | Nibbi Brothers General Contractors | | |

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