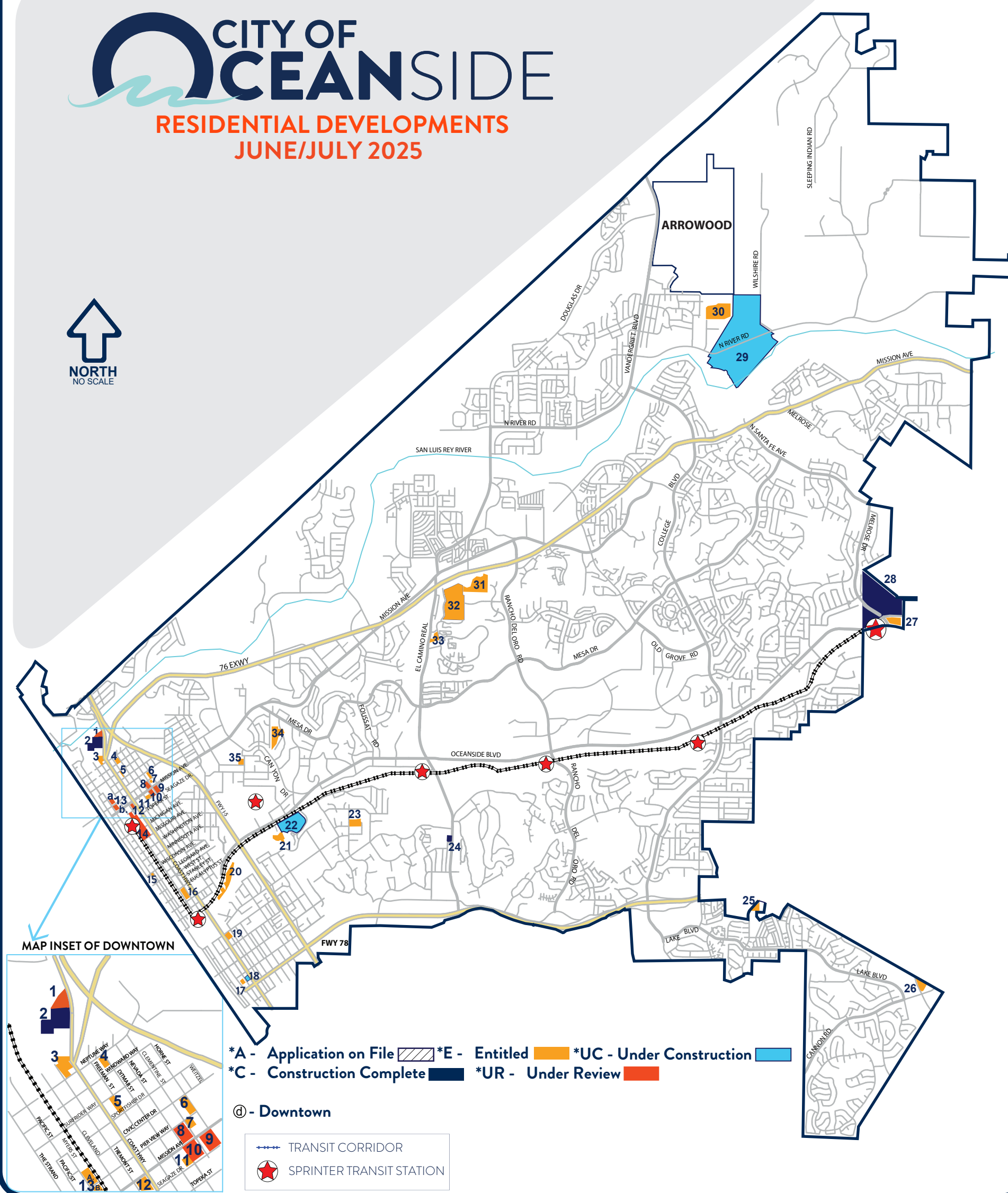


CITY OF OCEANSIDE

RESIDENTIAL DEVELOPMENTS

JUNE/JULY 2025



*A - Application on File *E - Entitled *UC - Under Construction
 *C - Construction Complete *UR - Under Review
 @ - Downtown
 TRANSIT CORRIDOR
 SPRINTER TRANSIT STATION

RESIDENTIAL DEVELOPMENT FOR THE CITY OF OCEANSIDE

- | | |
|--|---|
| <ol style="list-style-type: none"> 1. 1103 N. Coast Hwy. (290 Apartments & 2,596 Sf Commercial) *UR @ 2. Alta Oceanside (309 Units & 5,516 Sf Retail) *C @ 3. Modera Mixed-Use Project (360 Residential Units + 62 Hotel Rooms) *E @ 4. 701-713 N Freeman Apartments (4 Story, 24 Apartments) *E @ 5. 702 N Freeman Mixed-Use (5 Units + SF Commercial) *UC @ 6. Sunsets (6 Story, 118 Units With 4,996 Sf Retail) *E @ 7. 901 Pier View Way Mixed-Use (64 Units + 2,500 Sf Comm.) *E @ 8. 810 Mission (206 Units + 5 Live/Work) *UR @ 9. 901 Mission (272 Apartments + 4,006 SF Commercial) *UR @ 10. 801 Mission (230 Apartments + 5,473 SF Commercial) *UR @ 11. 716 Seagaze Dr. (119 Studio Apartments + Hotel Space 64 rooms) *UR @ 12. Mission Avenue Mixed-Use (332 Apartments + 19,420 SF) *UR @ 13. Gf Properties Mixed-Use Project @
(231-Units, 150 Hotel Rooms, 38,000 Sf Commercial) *E
A. Block 5 (190 Units With 7,868 Sf Retail) *UR
B. Block 20 - 177 Units With 9,538 Sf Retail *UR 14. NCTD Mixed-Use (547 Apartments, 165 Rm Hotel + SF Comm.) *UR @ 15. 802 S Pacific Mixed-Use (10 Condo Units + 3 Hotel Rm + 1,034 SF Comm.) *E 16. 1011 S Tremont Condos (20 Condo Units) *E | <ol style="list-style-type: none"> 17. The Tremont (17 Apartment Units) *E 18. The Flats (22 Residential Units + 2,775 SF Commercial) *C 19. 1602 South Coast (54 Res Units + 3,244 SF Commercial) *UC 20. Breeze Luxury Apts. (146 Units) *E 21. Grandview Community Homes (27 Homes) *E 22. Ocean Creek (295 Units + 3,000 Sf Retail Space) *UC 23. Avocado Rd. (19 Single Family Homes) *E 24. Geneva Mixed-Use (10 Units + 516 SF Office) *C 25. Emerald Ridge (48 Condominiums) *E 26. 1430 S. Melrose (43 Age Restricted Apts + 900 SF Comm.) *E 27. Modera Melrose (323 Apartments + 2,100 SF Commercial) *E 28. Melrose Heights (301 Units) *C 29. North River Farms (689 Residential Units) *C 30. Bree Property (27 Residential Units) *E 31. Rancho Vista (29 Units 55+ Single Family) *UC 32. Oceanpointe (158 Condo Units) *E 33. Vista Bella Mixed-Use (77 Units +4 Livework Units + Retail) *E 34. Loma Alta 10 (10 Residential Units) *E 35. Sandpiper Villa (94 Bed Residential Care Facility) *E |
|--|---|