

Major Apartment Complex Vacancy Survey
April 2024

	Name of Complex	Bedrooms	Number of Units	Vacancies	Rental Range
1	Addison Ranch (1974) 200 Green Briar Circle (707) 658-1441	1 - Bedroom	112	4	\$2,292-\$2,343
		2 - Bedroom	198	7	\$2,784 - \$4,252
		Total	310	11	No BMR units
2	Altura Apartments (2019) 1113 Baywood Street (707) 329-4008	1 - Bedroom	100	5	\$2,492 -\$2704
		2 - Bedroom	50	1	\$3,219-\$3,454
		Total	150	6	No BMR units
3	The Artisan (2015) 55 Maria Drive, Petaluma (707) 774-6811	1 - Bedroom	54	2	\$2,917 - \$3,027
		2 - Bedroom	72	4	\$3,168 - \$3,273
		3 - Bedroom	18	0	\$3,870 - \$4,800
		Total	144	6	No BMR units
4	Azure Condominiums (2007) 1 Indigo Drive (707) 559-9571	1 - Bedroom	67	0	\$2,500 -\$ 2668
		2 - Bedroom	78	4	\$3,467 - \$4,030
		Townhome - 3 bd	2	0	\$4,000 - \$4,700
		Total	147	4	No BMR units
5	Baywood Arms Apts. (1970) 1136 Baywood Drive (707) 763-6861	2 - Bedroom	172	0	\$1,680 - \$1,940
		Total	172	0	No BMR units
6	Caliente Apts. (1969) 415 7th Street (707) 763-4645	1 - Bedroom	1	0	\$1,800
		2 - Bedroom	34	0	\$2,400
		3 - Bedroom	4	0	\$2,500
		Total	39	0	No BMR units
7	Capri Creek Apts. (2000) 1900 Sestri Lane (707) 766-6881	1 - Bedroom	40	2	\$2,477 - \$2,502
		2 - Bedroom	56	3	\$2,987 - \$3,047
		3 - Bedroom	4	1	\$3,535 - \$4,105
		Total	100	6	No BMR units
8	* Casa Grande Senior Apts (2009) 400 Casa Grande Road (707) 778-0240	1 - Bedroom	57	0	\$741
		Total	57	0	Income Based
9	* Corona Ranch (1995) 990 Ely Road (707) 765-2609	2 - Bedroom	32	0	\$841 - \$1,495
		3 - Bedroom	32	0	\$972-\$1,736
		4 - Bedroom	10	0	\$1,084-\$1,936
		Total	74	0	All Units BMR
10	* Downtown River Apts. (2005) 35 E. Washington Street (707) 769-9576	1 - Bedroom	8	0	\$940-\$1,143
		2 - Bedroom	49	2	\$1,116-\$1,359
		3 - Bedroom	24	0	\$1,284-\$1,565

		Total	81	2	All Units BMR
11	The Grove (1984) 1 Lakeville Circle (707) 778-1221	1 - Bedroom 2 - Bedroom townhome 2 - Bedroom 3 - Bedroom Total	82 273 398 12 765	3 1 3 0 7	\$2,354-\$2,504 \$ 2,818 - 2,998 \$2,544 - \$2,719 \$3,918-\$3,953 No BMR units
12	Hillview Apts. (1963) 1200 D Street (707) 762-6698	1 - Bedroom 2 - Bedroom 3 - Bedroom Total	12 13 6 31	0 0 0 0	\$1,900 - \$2,300 \$2,500 - \$2,800 \$3,000 - \$3,200 No BMR units
13	* Kellgren Sr. Apartments (2014) 855 Wood Sorrel Drive (707) 781-7111	1 - Bedroom Total	49 49	0 0	\$875 HUD (42 units) \$1,607 TCAC (7 units)
14	Kenilworth Apts. (1958) 149 Ellis Street (415) 626-3001	1 - Bedroom 2 - Bedroom Total	24 28 52	4 2 6	\$2,100 \$2,400 No BMR units
15	La Via Apartments 350 Water Street 707-341-4616	Studio 1 - Bedroom 2 - Bedroom Total	11 80 93 184	3 9 19 31	\$2438 - \$3,004 \$ 2,511 - \$3,471 \$3,041-\$4,400 No BMR units
16	* Logan Place Apartments (2013) 1200 Petaluma Boulevard (707) 766-1790	Studio 1 - Bedroom 2 - Bedroom 3 - Bedroom Total	6 12 21 26 65	0 1 1 0 2	\$525 - \$953 \$551 - \$1,097 \$623 - \$1,235 \$715 - \$1,511 All Units BMR
17	Oak Creek Apts (1983) 150 Graylawn (707) 762-5126	1 - Bedroom 2 - Bedroom Total	8 68 76	0 7 7	\$2,395 \$2,450 - \$2,675 No BMR units
18	* Old Elm Village (2001) 2 Sandy Lane (707) 769-3110	Studio 1 - Bedroom 2 - Bedroom 3 - Bedroom 4 - Bedroom Total	9 20 12 37 6 84	1 0 4 2 0 7	\$568-\$588 \$588-\$1565 \$685-\$1322 \$745-\$2509 \$974-\$2008 All Units BMR
19	Park Central Apartments (2006) 1400 Technology Lane (707) 775-3161	1 - Bedroom 2 - Bedroom 3 - Bedroom Total	60 150 30 240	2 6 3 11	\$2,751 \$3098 - \$3,342 \$3,835-\$4,320 No BMR units
20	* Park Lane Apts. (1973) 109 Magnolia Avenue	Studio 1 - Bedroom	16 40	3 2	30% of AGI - \$ 1399 30% of AGI - \$ 1529

	(707) 762-6709	2 - Bedroom Total	33 89	0 5	30% of AGI - \$ 1937 All Units BMR
21	* Petaluma Senior Apts. (1983) 149 Wyndham Way (707) 763-8434	1 - Bedroom 2 - Bedroom Total	50 6 56	0 0 0	HUD Property 30% of Income HUD Project
22	Park West 268 A Douglas Street (707) 763-9369	1 - Bedroom 2 - Bedroom Townhouse Total	6 65 71	0 2 2	\$1,900-\$2,075 \$2,135-\$2,645 No BMR units
23	* River City (2023) 951 Petaluma Blvd South (707) 762-2336	1- Bedroom Total	54 54	0 0	Income Based
24	* Round Walk Village (1995) 745 N. McDowell Blvd. (707) 766-8922	1 - Bedroom 2 - Bedroom 3 - Bedroom 4 - Bedroom Total	26 50 47 6 129	0 2 0 0 2	\$521-\$1334 \$694-\$1597 \$799-\$1844 \$891-\$1881 All Units BMR
25	Theater Square Apts. (2007) 201 First Street (3 Prop) Incl. Lofts & Waterfront (707) 981-8262	Studios 1 - Bedroom 2 - Bedroom 3 - Bedroom Total	37 70 74 8 189	5 5 5 0 15	\$2,322 - 2,534 \$2,286-\$2,734 \$3,038-\$3,763 \$3,400-\$3,600 No BMR units
26	* Vallejo Street Senior Apts. 1 (1994) 575 Vallejo Street (707) 778-7755	1 - Bedroom 40% TCAC 1 - Bedroom 60% TCAC Total	35 9 44	0 1 0	\$555 \$700 No BMR units
27	* Vallejo Street Senior Apts. 11 (1998) 579 Vallejo Street (707) 778-7755	1 - Bedroom 60% TCAC Total	40 40	1 1	\$577 No BMR units
28	* Vintage Chateau 1 (2001) 325 N. McDowell Blvd., Petaluma (707) 781-1993	1 - Bedroom 2 - Bedroom Total	144 96 240	1 1 2	\$1,145-\$1,385 \$1,658 All Units BMR
29	* Vintage Chateau 11 (2012) 320 N. McDowell Blvd., Petaluma (707) 776-0631	1 - Bedroom 2 - Bedroom Total	54 14 68	1 0 1	\$1,123-\$1,359 \$1346-\$1629 All Units BMR
30	* Washington Creek Apartments (1993) 909 Martin Circle (707) 763-9242	2 - Bedroom 3 - Bedroom 4 - Bedroom Total	16 16 32	0 0 0	\$832-\$1,501 \$963-\$1,736 \$1074-\$1936 All Units BMR
31	Wood Creek Apts. (1960) 619 F Street	Studio 2 - Bedroom	2 46	0 0	\$1999 - \$2,100 \$2,700 - \$3,000

	(707) 763-8963	Total	48	0	No BMR units
	GRAND TOTAL/AVERAGE Vacancy Rate: 1. Major Apartment Complex=30 units or more.	3.45%	3880	134	