



The Foundry apartments in The Bridge District are opening soon.
PHOTO COURTESY FULCRUM PROPERTY

The Bridge District is going up

West Sacramento development showcases modern urban living with river views

The other side of the river can offer a whole new perspective. That's what's happening with The Bridge District in West Sacramento.

Once a sleepy cluster of warehouses and empty lots, the area is fast becoming "a well planned, waterfront-orientated urban district," as noted in the City of West Sacramento's Specific Plan. "The transition from the industrial past to the vision of an urban mixed-use district is well under way."

With 1 mile of riverfront and home to Raley Field, the triangular-shaped district is bordered by Highway 50, Tower Bridge Gateway and the Sacramento River. The district was once the site of massive rice silos, a cement company and a major paper recycler.

After more than 70 years of industrial use, The Bridge District is transforming into mostly homes and recreational use – all

with a spectacular view and easy access to Downtown Sacramento.

"A whole new community is being built and it's really awesome," said Sarah Barkawi of Fulcrum Property, which is developing about 60 acres in The Bridge District. "We have all sorts of housing – affordable townhomes, a new apartment complex with river views and boutique style homes. ... It's really different, modern, urban living."

Minutes from downtown and the Capitol, this building boon is blossoming in the shadow of the Tower Bridge.

"Think about affordable housing options close to downtown," Barkawi said. "You could buy a place 3 or 4 miles out and commute – or live in The Bridge District. It's so close, it's like living in Downtown."

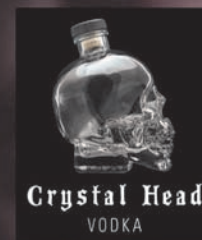
Fulcrum Property president Mark Friedman, a part-owner of the Sacramento Kings, gets credit for the vision behind current development in The Bridge District, Barkawi said.

"He thought, 'Nobody is living on the riverfront (in West Sacramento), but they should be,'" she said. "This is an opportunity to live by the river and be connected to Downtown. You're close enough to walk to Golden 1 Center."

By the end of 2019, Fulcrum will have 400 to 500 residential units completed in The Bridge District. Opening in October is The Foundry, an upscale apartment complex with such amenities as an outdoor kitchen, firepit, bocce ball court and bike shop. Ro, featuring 19 boutique homes in the \$500,000 range, will be ready for occupancy in 2020.

BY DEBBIE ARRINGTON

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