



## COMMUNITY ROOTS HOUSING

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### Construction starts on 235 transit-connected affordable homes in north Seattle

**SEATTLE, WA** – Community Roots Housing and BRIDGE Housing have broken ground on a new affordable housing project next to Northgate Station, one of Seattle’s busiest transit hubs. The six-story development, located at NE 103rd Street and 3rd Avenue NE, will bring 235 affordable apartments to Seattle’s Northgate neighborhood. Financing and permits were finalized in December, and construction began this month at the one-acre project site directly east of the Link light rail station.

The project will include a mix of studio, one-, two- and three-bedroom apartments serving households earning between 30 and 60% of the Area Median Income (AMI). For reference, current regional limits rate \$82,200 for a family of four as a 60% AMI household. As a transit-oriented development, the building’s location adjacent to the light rail station, several bus lines, and protected bike lanes will provide future residents with easier access to education and employment.

“A fundamental part of Community Roots Housing’s approach to developing housing is elevating community priorities,” said Christopher Persons, CEO of Community Roots Housing. “We know we need more affordable housing, and we know it needs to be coupled with resources that provide access to opportunity. This project combines affordable housing, family-sized units, on-site childcare, and sustainable design, all right next to one of the most significant transit hubs in the region. This milestone represents a step toward a more connected, accessible, and thriving community in north Seattle.”

Community engagement conducted in 2021 informed the design and development of the project, resulting in amenities ranging from bike storage to a public courtyard, a community room, and a maker space. The ground floor will include nearly 10,000 square feet of space for a childcare center operated by El Centro de La Raza, a comfort station for King County Metro transit workers, and retail space.

“BRIDGE Housing congratulates our partners at Community Roots Housing and King County on reaching this important milestone for Northgate, laying the foundation for an inclusive, equitable, transit-oriented community,” said Ken Lombard, president and CEO of BRIDGE Housing.

Community Roots and BRIDGE Housing, bringing over 75 years combined experience in developing affordable and vibrant communities, applied for the project in response to a request for proposals from King County in 2018. King County and Metro provided the land, valued at approximately \$12.85 million, to Community Roots Housing and BRIDGE Housing for a long term, \$1-per-year lease.

“Northgate is the region’s most popular transit hub and offers fast, frequent bus and train service connecting communities,” said King County Executive Dow Constantine. “Housing projects like this give people back time they would have spent in traffic – reducing pollution and ensuring a healthier future for everyone.”

The Northgate project is made possible through a partnership with King County, King County Metro, and Seattle Housing Authority. Construction financing is provided by Bank of America; permanent financing is from Community Preservation Corporation and Freddie Mac. Ankrom Moisan is the architect on the project, and Walsh Construction is the general contractor. Construction is expected to be completed in the fall of 2025, and Community Roots Housing will assume management of operations upon the facility's opening.

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### **About Community Roots Housing**

Everyone has the right to a quality, affordable home. At Community Roots Housing, this truth drives our work. By embracing community-led development and engaging in deep-rooted partnerships, we’re fostering vibrant, equitable communities where everyone has access to safe, affordable, and welcoming homes. Today, with nearly 50 apartment buildings and over 2,000 residents, we continue our commitment to build community with and for people. Learn more at [communityrootshousing.org](https://communityrootshousing.org).