



**McCARTHY
COMPANIES**



**PART OF A 32-ACRE
MASTER-PLANNED COMMUNITY**

MULTIFAMILY CONSTRUCTION

SPOTLIGHT ON ANACAPA CANYON



McCarthy Companies played a large role in successfully transforming 32 acres of university-owned land into a 589-unit master-planned community, demonstrating our expertise in delivering both high-end and affordable housing solutions. At the heart of this mixed-income development are two projects built by McCarthy Companies, 310 luxury market-rate apartments and 170 affordable senior residences, thoughtfully designed to provide essential housing options within a vibrant, sustainable living environment.

Our team navigated complex site challenges with innovative, cost-effective solutions while maintaining schedule and budget accuracy. Key obstacles included the demolition and recycling of \$21 million in infrastructure, the redesign of a buried sanitary sewer system to prevent service disruptions, and the implementation of on-site storage ponds to manage record-breaking rainfall, mitigating flooding and erosion risks. Through strategic planning and execution, we delivered the project ahead of schedule and under budget—an achievement that reflects our commitment to excellence and efficiency.

From sophisticated interiors to high-end community amenities, every aspect of the development showcases McCarthy Companies' dedication to quality, craftsmanship, and exceeding client expectations. With a proven track record of integrating diverse housing types with complex infrastructure systems, McCarthy Companies is the trusted partner for delivering large-scale, multifaceted developments with precision and expertise.





EXPERIENCE & CAPABILITIES

McCarthy Companies is a full-service general contracting, construction management, and development firm, providing strategic leadership and trusted partnership throughout the lifecycle of every project. We take full responsibility for every aspect of the construction process, ensuring seamless execution and exceptional project outcomes.

LONGSTANDING EXPERTISE

With nearly 45 years experience, we have a proven track record building high-quality apartment communities of all sizes and complexities that meet the highest standards of craftsmanship, efficiency, and durability. Our deep industry expertise allows us to navigate challenges, optimize costs, and implement innovative construction solutions, ensuring each project is completed on time and within budget. Through decades of dedication, we have built not just apartments, but lasting relationships with developers, architects, and communities, solidifying our reputation as a trusted leader in multifamily construction.



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THE OLIVE APARTMENT HOMES

COMMUNITY 121 Market Rate Apartment Community
LOCATION Ventura, CA
CLIENT Dansk Investment Group
SERVICES Preconstruction & Construction
NOTEWORTHY Live/Work Community

Bringing modern luxury to Ventura, McCarthy Companies worked with KTG Architects to complete the first phase of this mixed-use project that included 43 apartments featuring live/work lofts and retail spaces.

ESTANCIA

COMMUNITY 72 Luxury Condominiums
LOCATION Santa Barbara, CA
PARTNERS Kennedy Wilson
SERVICES Preconstruction & Construction

Estancia is a collection of luxury residences blending contemporary elegance with exceptional living. McCarthy Companies served as the fee builder for 34 units, providing construction, soft cost management services, design development, budgeting, and permit processing for the commercial frontage space. McCarthy Companies' project management team also supported the sales of the completed residences.

PATRICIA PARC

COMMUNITY 65 Market Rate Apartments
LOCATION Simi Valley, CA
CLIENT Private
SERVICES Preconstruction & Construction

This contemporary apartment community was designed by Lauterbach & Associates with millennials in mind. The three-story, 65-unit development features a wide range of amenities, including a vibrant courtyard, paperless community, yoga studio, media center, swimming pool, and more that bring this stunning community to life.

THE VINES AT RIVERPARK

COMMUNITY 164 Market Rate Townhomes
LOCATION Oxnard, CA
CLIENT RSF Partners
SERVICES Preconstruction & Construction

Located in the walkable Riverpark neighborhood, this development boasts elegant urban design in a successful build-to-rent (BTR) model. Shortly after construction, Champion Real Estate Development Co. acquired the project for \$55.5 million—\$338,628 per unit—marking the highest price paid for a property with 100 or more units in Ventura County in nearly a decade. This project also set the stage for McCarthy Companies' entering the BTR market that has led to \$384+ million currently under BTR management.