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Greystar begins pre-leasing for Ancora at Little Italy



Photo courtesy of Greystar, JWDA Architects

The 220-unit apartment complex Ancora will begin pre-leasing on Monday, Aug. 4.

By Thor Kamban Biberman

Greystar will begin pre-leasing for Ancora, its newest luxury high-rise development in San Diego's Little Italy neighborhood, on Monday, Aug. 4.

Located at 110 Beech Street, the 220-unit project is on the southeast edge of Little Italy, which continues to be downtown's most in-demand rental market. The pedestrian-friendly neighborhood is known for its vibrant farmers market, culinary scene, shopping, and music venues.

"We're incredibly proud to bring Ancora to life in the heart of Little Italy, one of San Diego's most vibrant and sought-after neighborhoods," Greystar development director Musashi Liu said in a statement. "Ancora blends coastal elegance with smart living, offering residents unbeatable access to the city's best restaurants, nightlife and emerging employment hubs. With thoughtfully designed amenities, skyline views and a convenient lifestyle, this high-rise community is designed for San Diegans who want more from where they live."

Rising 22 stories above Little Italy, Ancora will offer studio, one- and two-bedroom apartments. Rents currently range from \$2,682 a month for a studio unit, to \$4,582 a month for a two-bedroom, one-bath apartment.

Greystar said the development serves as "a benchmark for luxury high-rise living."

Ancora's residences include wood-style plank flooring, stainless steel appliances, washer/dryers, air conditioning and heating, quartz countertops, and abundant natural light with floor-to-ceiling windows.

The complex also features a rooftop deck designed to be the community's social nucleus with both indoor and outdoor amenities and breathtaking 360-degree views of the San Diego Bay, Pacific Ocean and Balboa Park.

Additional community amenities include a state-of-the-art fitness center, upscale

Additional community amenities include a state-of-the-art fitness center, upscale pool and spa, outdoor kitchen, hotel-inspired lobby with coastal design elements, pool and spa, outdoor kitchen, hotel-inspired lobby with coastal design elements, smart home technology throughout with keyless entry and smart thermostats, resort-style sun deck with built-in chaise lounges, daybeds, fire tables and breathtaking views, rooftop dog run, and bike storage.

Designed by JWDA Architects, with interiors by Vida and landscaping by EPT, Greystar said Ancora “emphasizes clean lines and natural light” and has achieved LEED Gold certification.

The high-rise apartment property is a few blocks from India Street, the Civic Center core and upcoming biotech office redevelopments like the Campus at Horton and IQHQ’s Research & Development District, “which places residents at the intersection of culture, commerce and connectivity,” Greystar stated. “Ancora offers a rare opportunity to live in this thriving neighborhood.”

Greystar is a fully integrated global real estate platform offering expertise in property management, investment management, development, and construction services in institutional-quality rental housing.

It manages and operates more than \$300 billion of real estate in nearly 250 markets with offices throughout North America, Europe, South America, and the Asia-Pacific region.

Greystar has been very active in San Diego throughout the years. Earlier this year, it sold the 718-unit Park 12 development near Petco Park for \$309 million to San Diego-based MG Properties.

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