

● SAN FRANCISCO

San Francisco

Building Permit Report

April 2025

Monthly analysis of permit volume, project types, neighborhood activity, and construction trends sourced from San Francisco public records.

Total Permits Filed

New Construction

Estimated Value

ADU Permits

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Permit Volume Overview

San Francisco issued **2,064 building permits** this month. The bulk of activity — **1,936 permits (93.8%)** — consisted of over-the-counter alteration permits, which cover interior remodels, tenant improvements, and routine property upgrades. Structural additions and alterations accounted for another **79 permits (3.8%)**, while ground-up new construction represented **0 projects (0.0%)** of total volume. Demolition activity stood at **1 permits** this period.

Permit Type	Count	Share
OTC Alterations	1,936	93.8%
Additions / Alterations	79	3.8%
New Construction	0	0.0%
Signs	48	2.3%
Demolitions	1	0.0%

Project Valuation

The combined declared value of all permitted projects this month totaled **\$113.59 million**, with an average project valuation of **\$55,517**. San Francisco consistently ranks among the highest-cost construction markets in the country, reflecting both elevated material and labor costs. High declared valuations signal opportunity for contractors and trade specialists operating in premium markets.

\$113.59M

Total Declared Value

\$55,517

Avg. Project Value

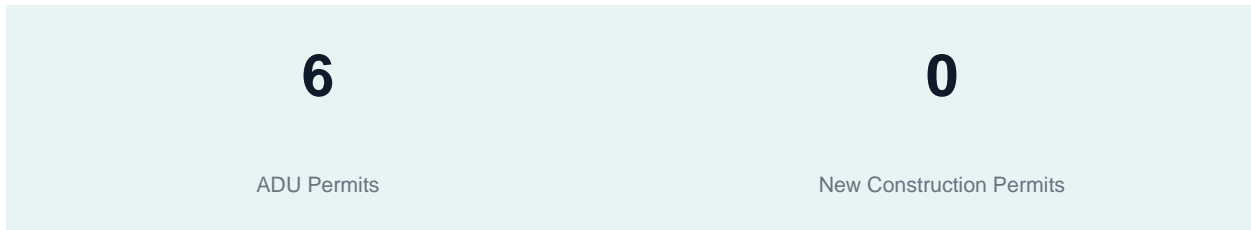
Neighborhood Activity

Permit activity was spread across San Francisco's diverse neighborhoods. **Financial District/South Beach** led all areas with **231 permits** (11.2% of city total). The table below highlights the six most active neighborhoods this month — a useful guide for targeting canvassing, outreach, and job sourcing.

Neighborhood	Permits	Share
Financial District/South Beach	231	11.2%
Sunset/Parkside	151	7.3%
Bayview Hunters Point	143	6.9%
West of Twin Peaks	127	6.2%
Mission	109	5.3%
Noe Valley	99	4.8%

ADU & New Construction Activity

Accessory Dwelling Units (ADUs) and new construction permits represent two of the most opportunity-rich segments for contractors. This month, **6 ADU permits** were issued (0.3% of total), alongside **0 new construction permits** (0.0% of total). San Francisco's housing policies have made ADUs a particularly active category — the city has streamlined its ADU approval process, creating a steady pipeline of garage conversions, basement units, and backyard cottages across virtually every neighborhood.



Existing Property Use Breakdown

Understanding what types of properties are receiving permits helps contractors identify which market segments are most active. The table below shows the top property use categories being permitted this month.

Existing Use	Permits	Share
1 Family Dwelling	621	30.1%
Apartments	537	26.0%
2 Family Dwelling	408	19.8%
Office	231	11.2%
Retail Sales	74	3.6%
Food/Beverage Hndlng	44	2.1%

Get the Full List

This report summarizes the permit landscape for San Francisco in April 2025. BCAR DATA's monthly lead lists give you the actual permit records — property address, permit type, project description, and valuation — delivered straight to your inbox every month.

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