



STUDIO GRAF

ARCHITECTURE
INTERIORS
DESIGN

12 GEARY STREET, SUITE #603
SAN FRANCISCO, CA 94108

www.studiograf.com
info@studiograf.com
t. +1 415 962 7890



WHO WE ARE

Fabian Graf founded the San Francisco studio in 2014 after gaining invaluable experience leading design teams for award-winning international firms across Europe, the Middle East and Asia. Trisha Pescador is a licensed architect in California and Hawaii and joined the team in 2017. With forty years of combined professional experience we keep our large project capacity while turning our attention to custom home design and a more personalized service. Herein lies our passion.

“

**WE ARE COMMITTED
TO PUSHING DESIGN
BOUNDARIES WHILE
KEEPING A FIRM GRIP
ON FUNCTIONALITY AND
BUILDABILITY.**



WHAT WE DO

STUDIO GRAF specializes in optimal design solutions. The team is well qualified to push design boundaries while keeping a firm grip on functionality and buildability. We provide the full range of architectural services from design concepts through to construction administration, and as adherents to the principles of modern architecture our work transcends fashion by way of its rigorous resolution and clarity.

Each and every project receives our full collaborative attention to the client's objectives and the building's environmental and regulatory context. This is the ultimate way to extract value out of a budget and meet our responsibilities as design professionals. Our working relationships, processes and project track record prove that claim. We are here to serve.

“

AS ADHERENTS TO THE PRINCIPLES OF MODERN ARCHITECTURE, OUR WORK TRANSCENDS FASHION BY WAY OF RIGOROUS RESOLUTION AND CLARITY.

BEACH VILLA (CONCEPT), HAWAII



TESTIMONIALS

CLIENT
GLEN PARK RESIDENCE
SAN FRANCISCO, CA

DOUG SPOONER
CONSTRUCTION REPRESENTATIVE &
OWNER'S REP
SAN FRANCISCO, CA

CLIENT
DOLORES HEIGHTS
SAN FRANCISCO, CA

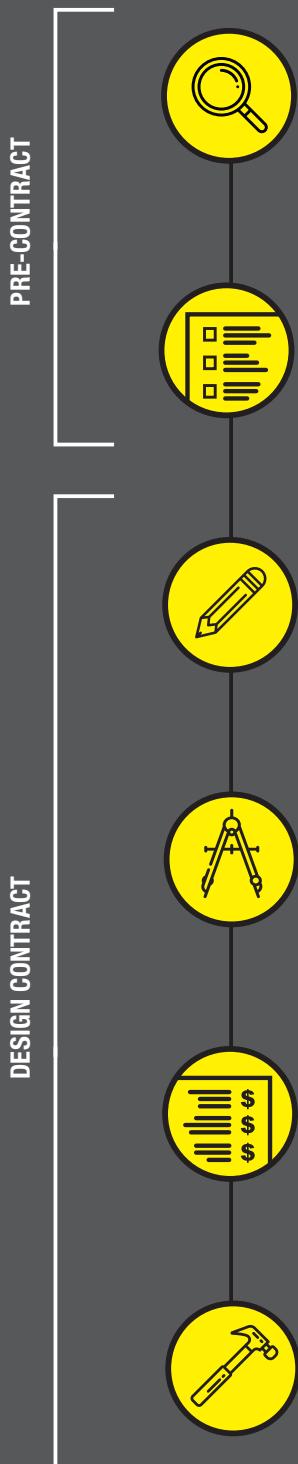
Working with Studio Graf was a great pleasure, we thoroughly enjoyed the collaborative design process. Creating our dream home came with the challenges of integrating highly specialized systems and extensive customization. Not only did the team focus on the big picture results, but also attended to the most refined details. In all, working with Studio Graf has exceeded our expectations on many levels and our home has immensely shaped the way we live and enhances our appreciation for good design and technology. Without hesitation, we give the team our highest recommendation as an exceptional architecture studio looking after the desires and needs of their clients.

As a CM professional I have worked closely with Fabian and Trisha on several high end residential projects in the city. I can and do highly recommend Studio Graf to clients considering such projects. Fabian's design sensibilities, I have found, are leading edge and internationally inspired. He is personally involved in the very details that make for the type of leading-edge design and architecture highly sought in our market. We have enjoyed working with him and Trisha closely on these projects and found them responsive, collaborative, and detailed. Traits that new clients should consider, as these traits in my three decades of experience, lead to successful, exciting one of a kind building projects that are truly works of art.

Studio Graf was great to work with, largely in part to their professionalism, solutions based approach and responsiveness at every stage of the project. The challenges of our roof deck addition that Studio Graf inherited midway were quite significant, but yet they were able to step in to redesign and manage the project efficiently and with great success. The roof deck turned out to be an invaluable addition to our home with prime views of the city and well planned design. It has dramatically changed the way we use the house. I would definitely work with Studio Graf in the future because they proved to be an effective team leader.

HOW WE WORK

Projects going over time and over budget is the #1 problem. Our structured approach will help minimize your risk of faulty design decisions by laying the proper groundwork up front. As your trusted partner, we guide and assist you throughout the entire design and building process, from conceiving the initial ideas to the completion of your new home.



// RESEARCH

We created a planning guide to help you get started, sort your thoughts and make the important first steps. You will get answers to key questions and learn about the importance of following a systematic process to make it an enjoyable journey.

// FEASIBILITY CHECK

Our 'Needs and Options' report forms the foundation of the project, it allows you to fully understand the requirements, constraints, and potential roadblocks for your project, saving you money in the long run.

// DESIGN & DEVELOP

We confirm and refine the project brief, eliminate assumptions, test layout ideas and establish a realistic budget. Once the overall concept is approved we finalize spatial layouts and start to incorporate the work of specialist consultants.

// DOCUMENTATION

Once we have arrived at a solution meeting the objectives we start resolving the technical aspects of the project and produce detailed construction documents for all building components. During this phase we typically apply for building permits.

// BID

To obtain final pricing information and select a builder we send the construction documents to selected contractors, respond to requests for information and advise the client on selection and implications of alternatives as applicable.

// BUILD

During construction we stay actively engaged, attend site meetings to monitor progress and to ensure the work is carried out in accordance with the contract documents. We also review and approve submittals, shop drawings and change orders.

RESIDENTIAL

SELECTED PROJECTS

GLEN PARK RESIDENCE // San Francisco, CA // 2019 [built]

Horizontal and vertical extension of an existing 2,500 sqft home into a 10,000 sqft high-end residence including a commercial grade home theatre.

POTRERO DUPLEX // San Francisco, CA // 2018 [built]

Interior reconfiguration and remodel of a 4,350 sqft Victorian duplex located in Potrero Hill.

RUSSIAN HILL APARTMENT // San Francisco, CA // 2018 [built]

Complete remodel of a 2,500 sqft apartment in a 100 year old building.

MARBACH CA // Sonoma County, CA // 2017 [built]

Transforming a 220 acre undeveloped private estate into a 4 lot subdivision including a new access road and utilities.

DOLORES COTTAGE // San Francisco, CA // 2018 [built]

Interior design of a 1,000 sqft 2 bedroom new construction.

SOMA PENTHOUSE // San Francisco, CA // 2013 -14 [built]

Refurbishment of a downtown penthouse unit including custom made cabintries and concrete shower base and vanity top.

'HEIMAT' // Mörschwil, Switzerland [design phase]

5,000 sqft apartment building with three rental units.

THREE BENNETT VISTA PLACE // Sonoma County, CA [design phase]

6,000 sqft countryside residential compound.

LANIKAI BEACH RESIDENCES // Kailua, HI [design phase]

10,000 sqft residential compound with two waterfront residences.

COMMERCIAL

ZUND - AMERICAN HEADQUARTERS // Oak Creek, WI // 2019 [built]

Creating a new headquarter building (50,000 sqft) with offices, showroom and warehouse for a global operating Swiss company producing digital cutting systems.

BARRELHOUSE // Burlingame, CA // 2017 [built]

Remodel of existing bar including custom furniture.

LOUNGE/CLUB // San Francisco, CA // 2014 [concept]

Concept design for a lounge offering tailored high-end night-life experience for the world renowned Hakkasan Group.

MIXED-USE

THE LAUNDRY // San Francisco, CA // 2014-2017 [built / design development]

Retrofit of a historic two level brick building in the Mission District into a 5,500 sqft art gallery with cafe plus a 4-bedroom apartment. Phase two consisted of design development and permit process for a vertical addition with eight new residential units.

SEE MORE AT
WWW.STUDIOGRAF.COM

ZUND AMERICAN HEADQUARTERS, WISCONSIN

