



Vancouver Market Area Langley

New Homes Sub Market Report
Data as of March 2024

Langley

Submarket Report - March 2024



Sales - Q1 2024

High Rise	Mid Rise	Low Rise	Townhouse	Single Family	Grand Total
	121	57	65	28	271

Annual Sales

2018	2019	2020	2021	2022	2023
1,825	1,020	1,525	3,094	1,313	1,009

Current Supply

Property Type	Number of Phases	Total Homes	Homes Sold	Homes Available	Unreleased Homes
High Rise					
Mid Rise	11	1,177	715	367	95
Low Rise	2	247	165	58	24
Townhouse	10	722	272	113	337
Single Family	6	334	164	37	133
Grand Total	29	2,480	1,316	575	589

Langley

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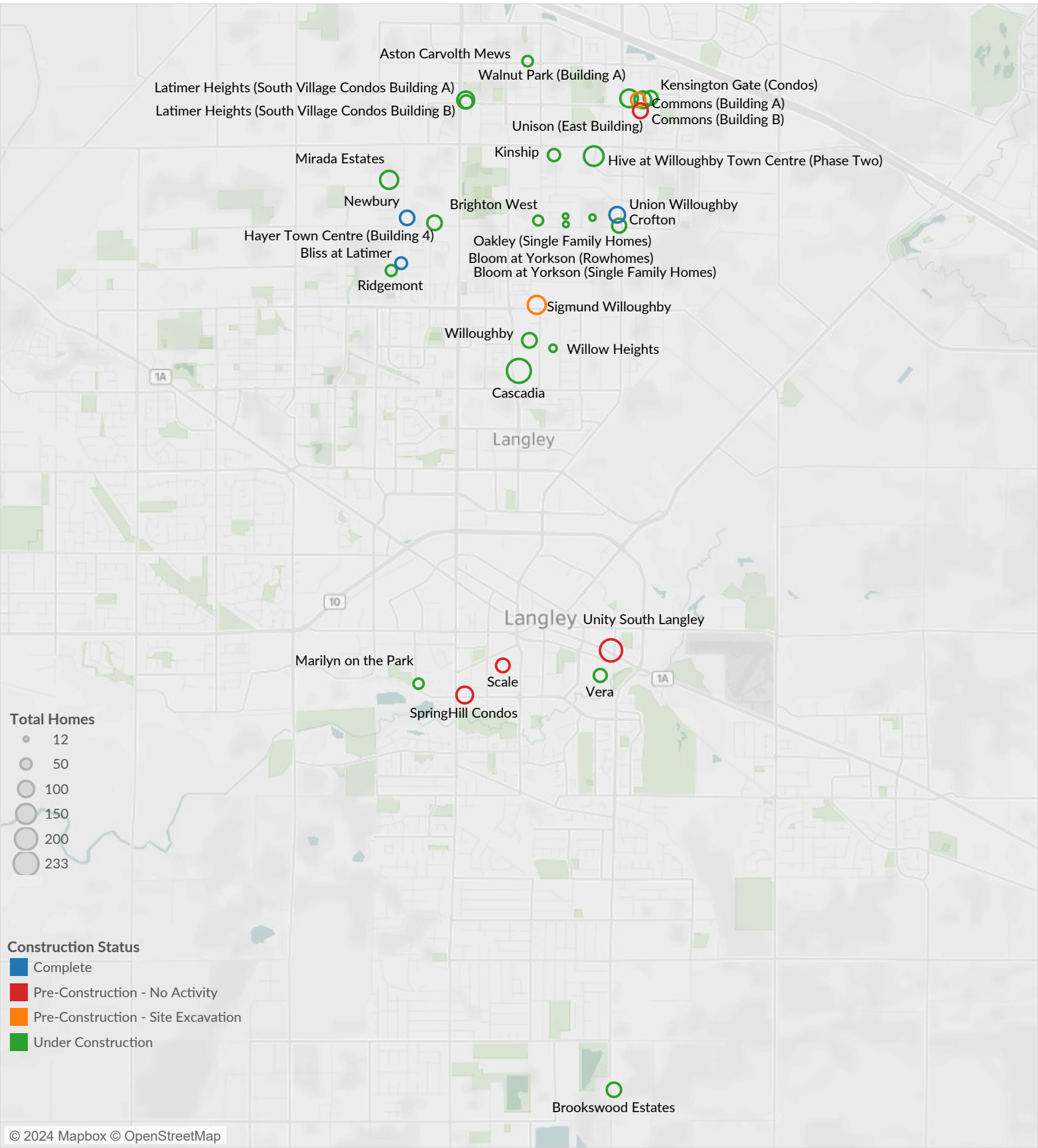
Current Pricing & Size

Property Type	Avg. \$/SF Min	Avg. \$/SF Max	Avg. \$/SF Blended	Avg. Min Size	Avg. Max Size
High Rise					
Mid Rise	\$771	\$963	\$851	528	1,062
Low Rise	\$790	\$932	\$870	522	1,044
Townhouse	\$607	\$684	\$652	1,641	2,119
Single Family	\$519	\$592	\$577	2,976	3,613

Active Phases - Top Projects by Total Homes

Project Name	Developer	Property Type	Month, Year of Open Date	Avg. \$/SF Blended	Homes Sold	Total Homes
Cascadia	StreetSide Developments	Townhouse	March 2024	\$660	15	233
Unity South Langley	Whitetail Homes	Mid Rise	June 2023	\$770	159	200
Hive at Willoughby Town Centre (Phase Two)	Apcon Group	Mid Rise	May 2022	\$860	94	156
Mirada Estates	Miracon	Single Family	November 2021	\$620	87	132
Sigmund Willoughby	Inhand Developments	Low Rise	June 2022	\$815	108	132
Walnut Park (Building A)	Quadra Homes	Mid Rise	December 2023	\$875	107	127
Latimer Heights (South Village Condos Building B)	Vesta Properties Ltd	Mid Rise	June 2023	\$785	68	117
Commons (Building B)	Zenterra Developments	Low Rise	March 2024	\$925	57	115
SpringHill Condos	Urban Coast Developments Ltd.	Mid Rise	September 2023	\$820	26	113
Unison (East Building)	Mortise Group of Companies	Mid Rise	November 2023	\$875	32	89

Current Active Phases



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Active Phases - Top Projects by Current Quarter Sales

Project Name	Developer	Property Type	Month, Year of Open Date	Avg. \$/SF Blended	Quarter Sales	Total Homes
Commons (Building B)	Zenterra Developments	Low Rise	March 2024	\$925	57	115
Commons (Building A)	Zenterra Developments	Mid Rise	October 2023	\$880	38	84
Walnut Park (Building A)	Quadra Homes	Mid Rise	December 2023	\$875	27	127
Kinship	Park Ridge Homes	Townhouse	April 2023	\$645	24	60
Scale	Scale Projects	Mid Rise	March 2024	\$925	20	75
Newbury	Zenterra Developments	Townhouse	November 2022	\$840	15	84
Cascadia	StreetSide Developments	Townhouse	March 2024	\$660	15	233
Unity South Langley	Whitetail Homes	Mid Rise	June 2023	\$770	10	200
Oakley (Single Family Homes)	Warwickshire Homes	Single Family	November 2023	\$525	9	16
Kensington Gate (Condos)	Quadra Homes	Mid Rise	August 2023	\$865	9	79

Future Supply - Langley

Project Type	Coming Soon		Dev Application	
	Number of Projects	Total Homes	Number of Projects	Total Homes
High Rise	1	370		
Mid Rise	10	1,616	38	7,467
Low Rise	1	70	11	899
Townhouse	14	1,215	41	3,056
Single Family	3	67	23	2,732
Grand Total	29	3,338	113	14,154

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