

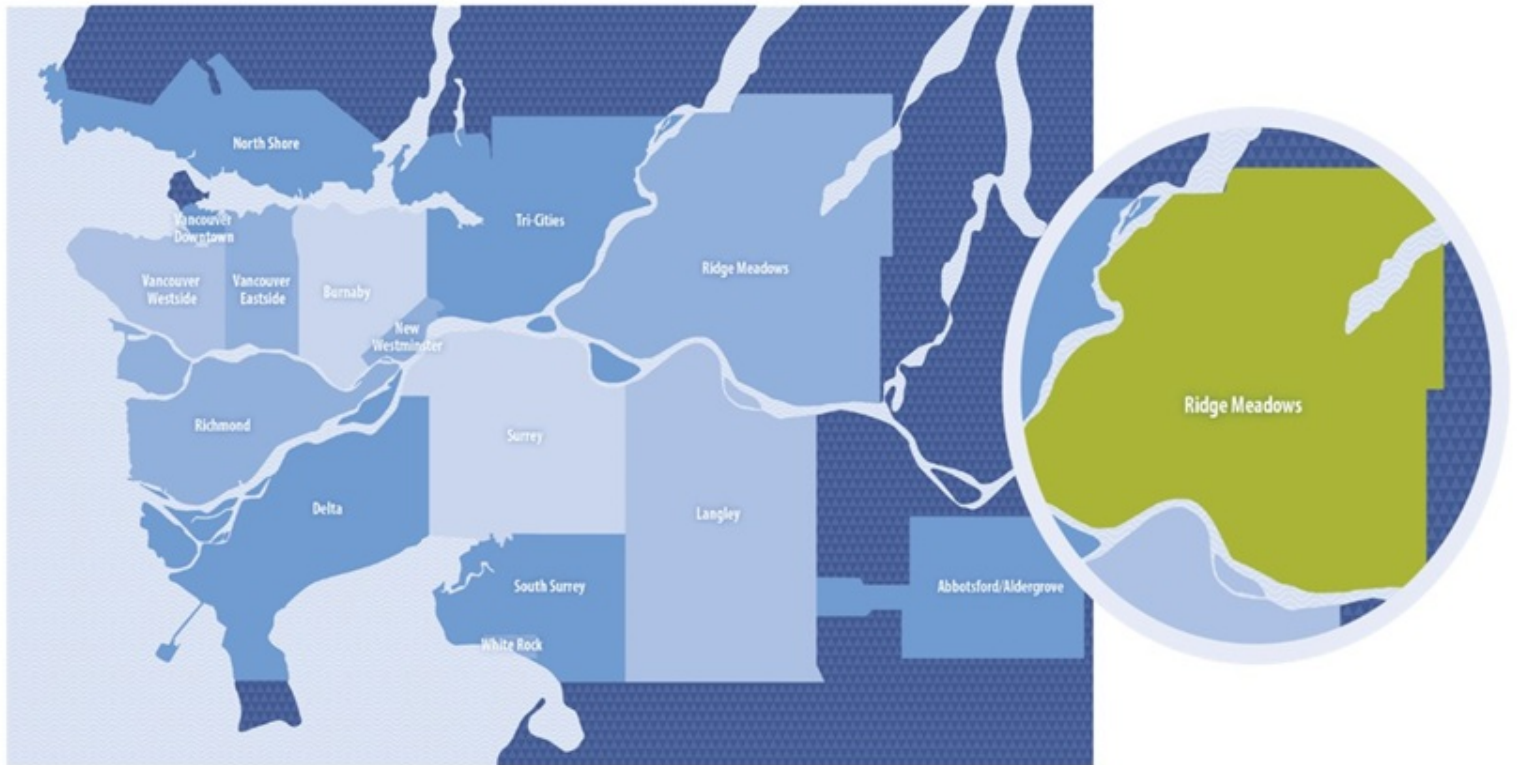


Vancouver Market Area Ridge Meadows

New Homes Sub Market Report
Data as of Q3 2024

Ridge Meadows

Submarket Report - Q3 2024



Sales - Q3 2024

High Rise	Mid Rise	Low Rise	Townhouse	Single Family	Grand Total
	1		29	8	38

Annual Sales

2018	2019	2020	2021	2022	2023
219	278	718	774	395	226

Current Supply

Property Type	Number of Phases	Total Homes	Homes Sold	Homes Available	Unreleased Homes
High Rise					
Mid Rise	5	434	257	111	66
Low Rise					
Townhouse	7	683	442	86	155
Single Family	2	121	77	20	24
Grand Total	14	1,238	776	217	245

Ridge Meadows

Submarket Report - Q3 2024



Current Pricing & Size

Property Type	Avg. \$/SF Min	Avg. \$/SF Max	Avg. \$/SF Blended	Avg. Min Size	Avg. Max Size
High Rise					
Mid Rise	\$705	\$901	\$791	460	1,042
Low Rise					
Townhouse	\$573	\$668	\$569	1,299	1,746
Single Family	\$462	\$502	\$500	2,950	3,987

Active Phases - Top Projects by Total Homes

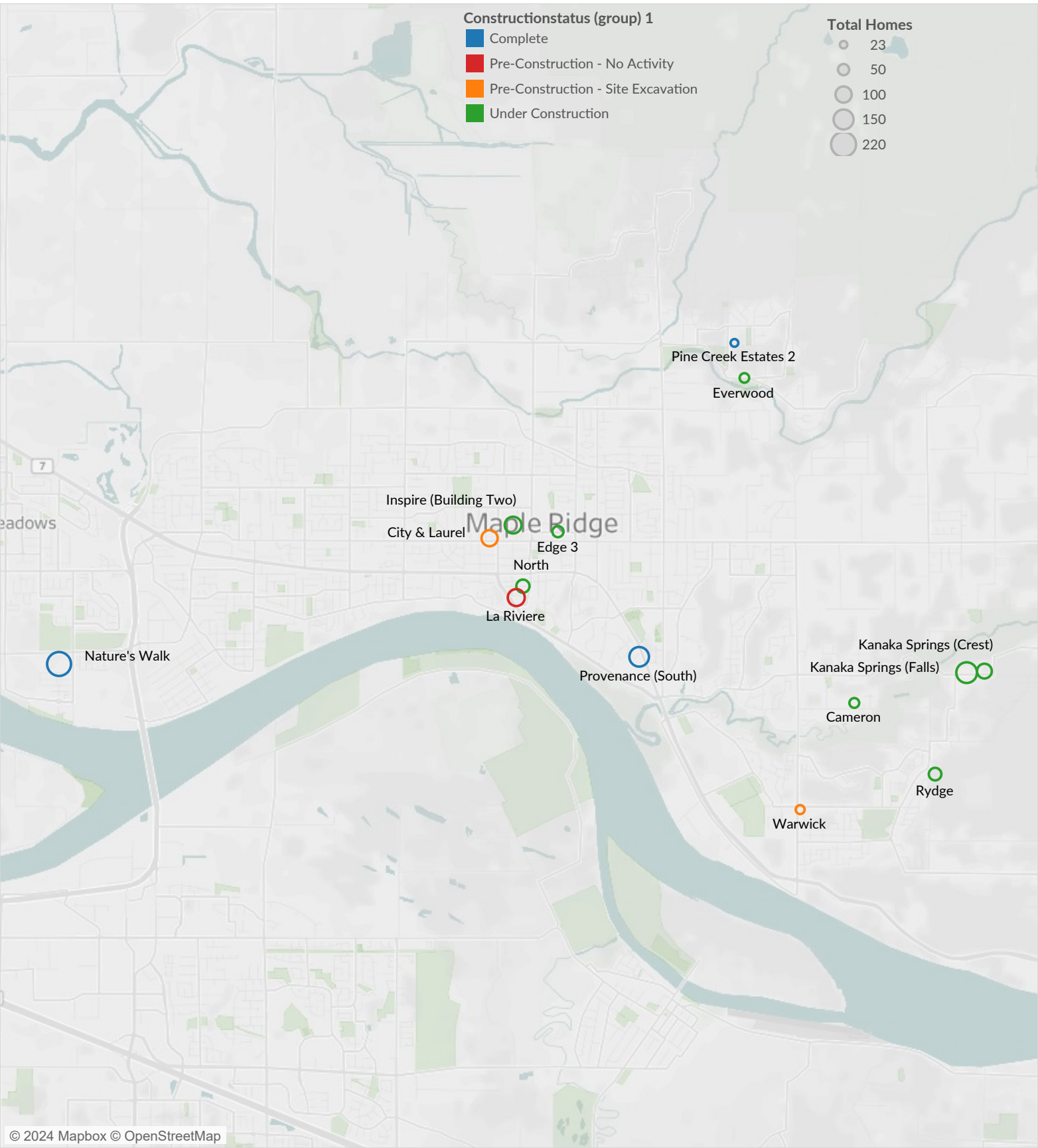
Project Name	Developer	Property Type	Month, Year of Open Date	Avg. \$/SF Blended	Homes Sold	Total Homes
Nature's Walk	Onni	Townhouse	June 2017	\$465	197	220
Kanaka Springs (Falls)	Epic Homes	Townhouse	September 2023	\$590	64	165
Provenance (South)	Polygon Homes	Townhouse	October 2021	\$583	147	148
La Riviere	Pacific Vision Development Inc	Mid Rise	May 2023	\$815	41	111
Inspire (Building Two)	Platinum Group of Companies	Mid Rise	June 2022	\$828	61	108
City & Laurel	Eleven Oaks Development	Mid Rise	September 2023	\$834	81	100
Kanaka Springs (Crest)	Epic Homes	Single Family	July 2022	\$522	75	84
North	Falcon Homes & Designs Ltd.	Mid Rise	September 2023	\$792	29	67
Rydge	Raicon Developments Inc	Townhouse	September 2023	\$533	7	61
Edge 3	MacLean Homes Ltd	Mid Rise	April 2022	\$688	45	48

Ridge Meadows

Submarket Report - Q3 2024



Current Active Phases



Ridge Meadows

Submarket Report - Q3 2024



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
Kanaka Springs (Falls)	Epic Homes	Townhouse	September 2023	\$590	21	165
Kanaka Springs (Crest)	Epic Homes	Single Family	July 2022	\$522	7	84
Provenance (South)	Polygon Homes	Townhouse	October 2021	\$583	6	148
Pine Creek Estates 2	Dema Developments	Townhouse	February 2023	\$542	1	23
North	Falcon Homes & Designs Ltd.	Mid Rise	September 2023	\$792	1	67
Everwood	Woodlock Developments	Townhouse	May 2024	\$636	1	35
Cameron	Paddington Properties	Single Family	May 2023	\$477	1	37

Future Supply - Ridge Meadows

Project Type	Coming Soon		Dev Application	
	Number of Projects	Total Homes	Number of Projects	Total Homes
High Rise	1	707	6	1,663
Mid Rise	4	354	14	1,402
Low Rise			9	761
Townhouse			10	427
Single Family	1	55	9	342
Grand Total	6	1,116	48	4,595

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