

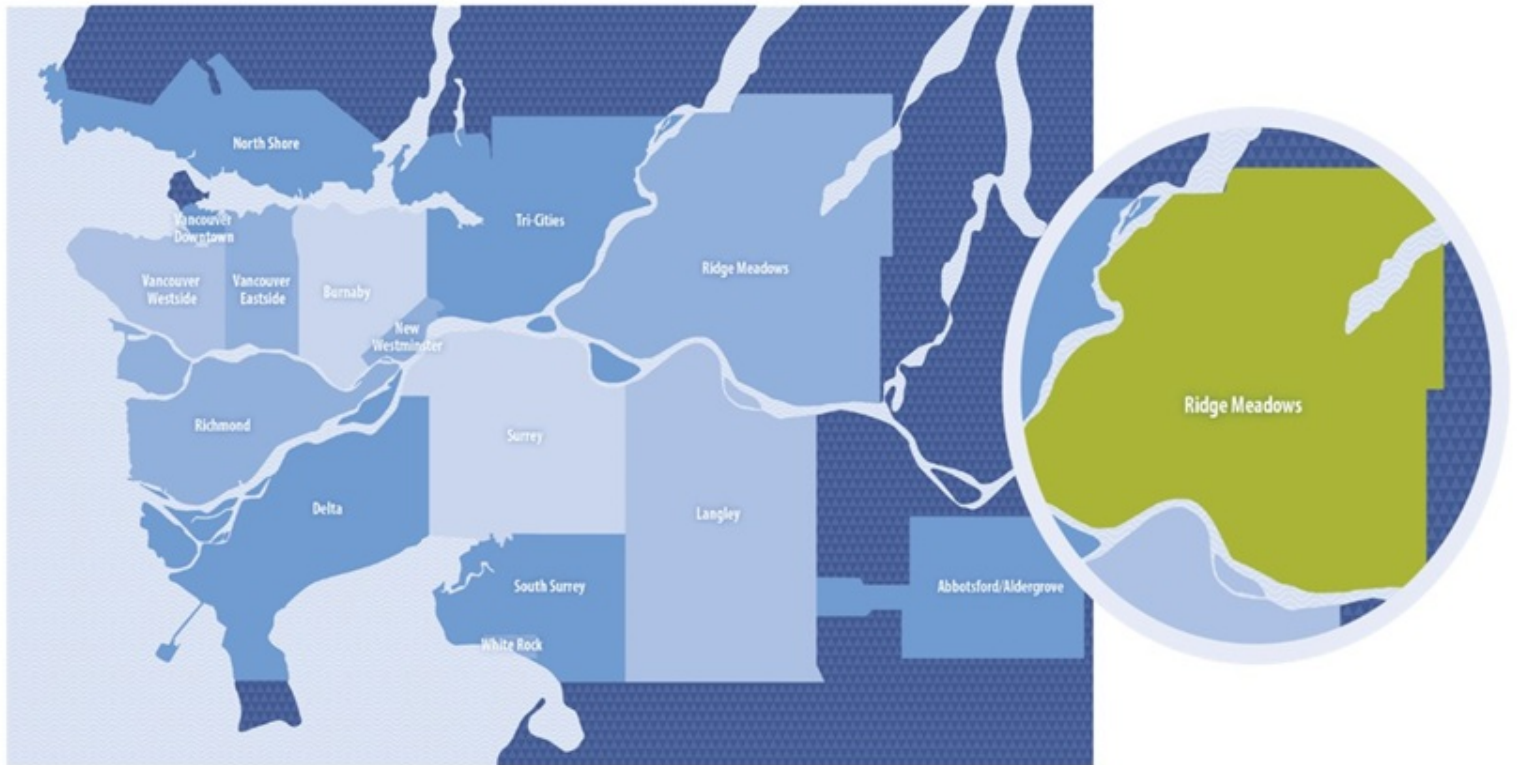


Vancouver Market Area Ridge Meadows

New Homes Sub Market Report
Data as of Q4 2024

Ridge Meadows

Submarket Report - Q4 2024



Sales - Q4 2024

High Rise	Mid Rise	Low Rise	Townhouse	Single Family	Grand Total
	12		13	8	33

Annual Sales

2019	2020	2021	2022	2023	2024
278	718	774	395	226	248

Current Supply

Property Type	Number of Phases	Total Homes	Homes Sold	Homes Available	Unreleased Homes
High Rise					
Mid Rise	7	553	269	218	66
Low Rise					
Townhouse	5	512	284	83	145
Single Family	2	121	85	12	24
Grand Total	14	1,186	638	313	235

Ridge Meadows

Submarket Report - Q4 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	\$712	\$901	\$787	494	1,106
Low Rise					
Townhouse	\$587	\$670	\$572	1,329	1,799
Single Family	\$502	\$509	\$500	2,950	3,450

Active Phases - Top Projects by Total Homes

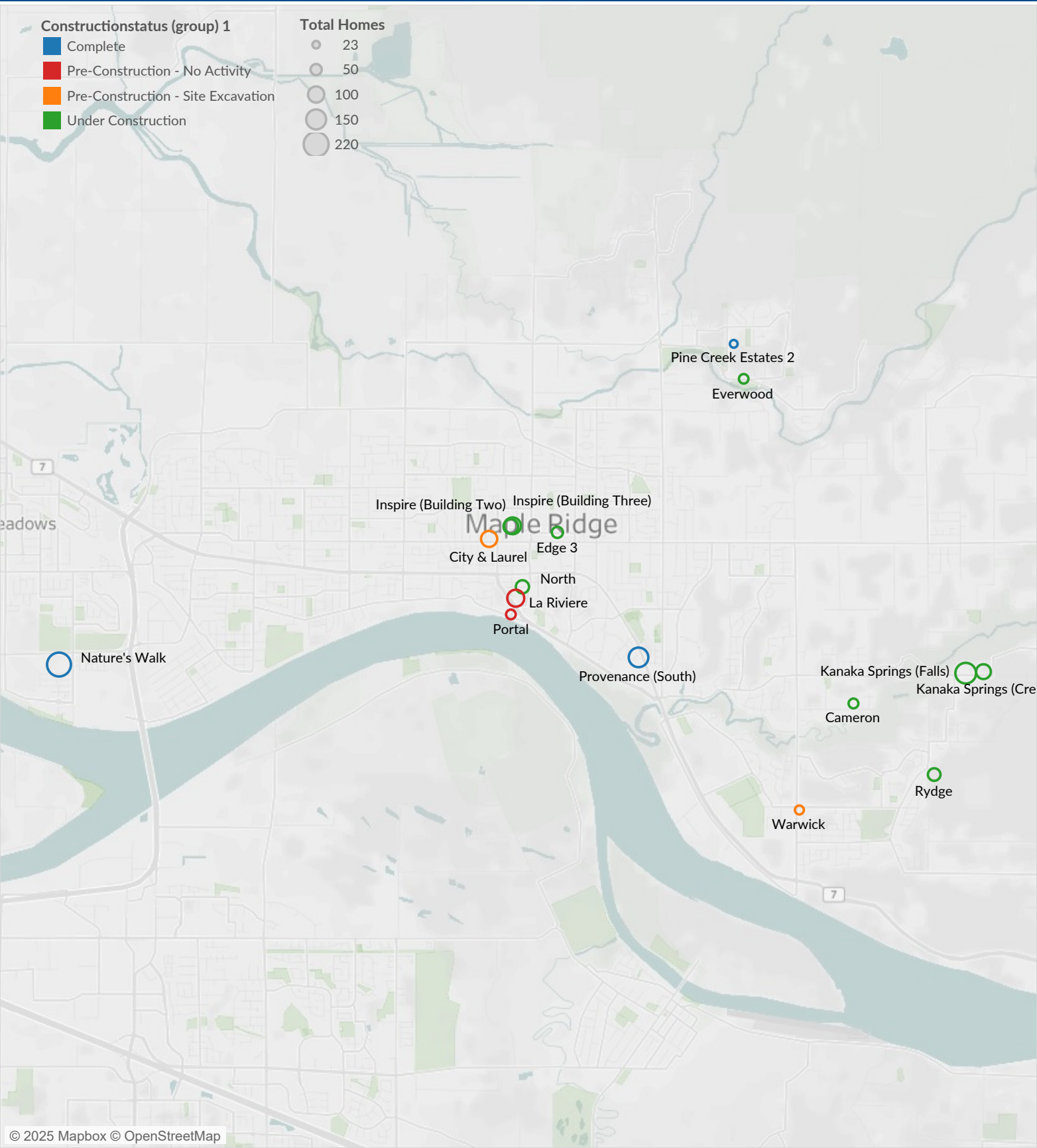
Project Name	Developer	Property Type	Month, Year of Open Date	Avg. \$/SF Blended	Homes Sold	Total Homes
Nature's Walk	Onni	Townhouse	June 2017	\$465	197	220
Kanaka Springs (Falls)	Epic Homes	Townhouse	September 2023	\$590	71	165
La Riviere	Pacific Vision Development Inc	Mid Rise	May 2023	\$815	41	111
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	83	84
Inspire (Building Three)	Platinum Group of Companies	Mid Rise	October 2024	\$800	9	83
North	Falcon Homes & Designs Ltd.	Mid Rise	September 2023	\$792	29	67
Rydge	Raicon Developments Inc	Townhouse	September 2023	\$533	8	61
Edge 3	MacLean Homes Ltd	Mid Rise	April 2022	\$688	45	48

Ridge Meadows

Submarket Report - Q4 2024



Current Active Phases



Ridge Meadows

Submarket Report - Q4 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
Inspire (Building Three)	Platinum Group of Companies	Mid Rise	October 2024	\$800	9	83
Kanaka Springs (Crest)	Epic Homes	Single Family	July 2022	\$522	8	84
Kanaka Springs (Falls)	Epic Homes	Townhouse	September 2023	\$590	7	165
Portal	Cascadia Green Development	Mid Rise	November 2024	\$750	3	36
Pine Creek Estates 2	Dema Developments	Townhouse	February 2023	\$542	3	23
Rydge	Raicon Developments Inc	Townhouse	September 2023	\$533	1	61
Provenance (South)	Polygon Homes	Townhouse	October 2021	\$583	1	148
Everwood	Woodlock Developments	Townhouse	May 2024	\$636	1	35

Future Supply - Ridge Meadows

Project Type	Coming Soon		Dev Application	
	Number of Projects	Total Homes	Number of Projects	Total Homes
High Rise	1	707	1	1,663
Mid Rise	1	225	1	1,402
Low Rise			1	761
Townhouse	1	104	1	361
Single Family	1	91	1	342
Grand Total	1	1,127	1	4,529

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