



Vancouver Market Area Delta/Tsawwassen

New Homes Sub Market Report
Data as of Q4 2024

Delta/Tsawwassen

Submarket Report - Q4 2024



Sales - Q4 2024

High Rise	Mid Rise	Low Rise	Townhouse	Single Family	Grand Total
0	80	0	17	4	101

Annual Sales

2019	2020	2021	2022	2023	2024
434	424	585	454	481	482

Current Supply

Property Type	Number of Phases	Total Homes	Homes Sold	Homes Available	Unreleased Homes
High Rise	1	264	193	71	0
Mid Rise	3	401	230	171	0
Low Rise	2	84	62	22	0
Townhouse	7	327	228	71	28
Single Family	4	48	18	13	17
Grand Total	17	1,124	731	348	45

Delta/Tsawwassen

Submarket Report - Q4 2024



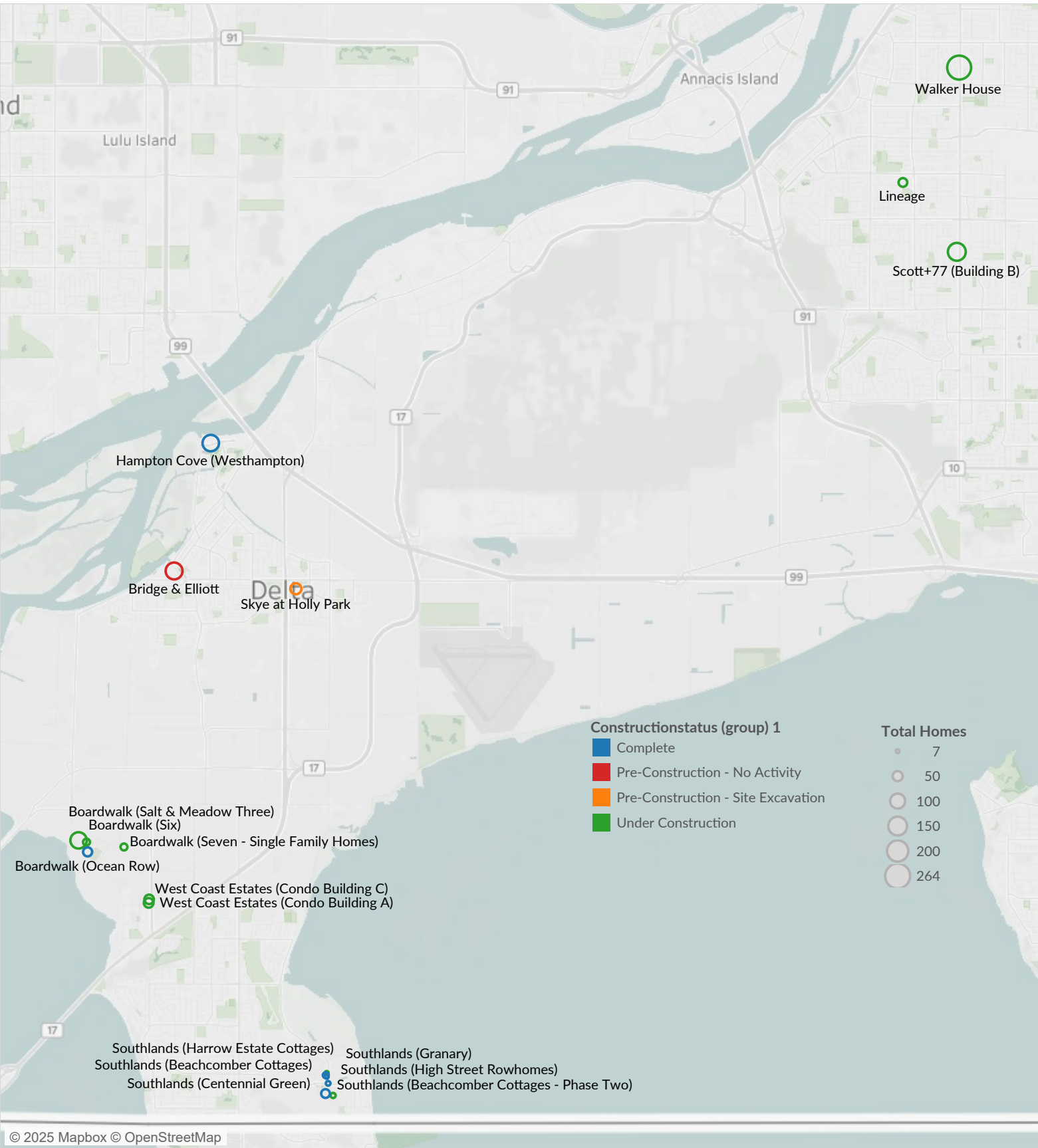
Current Pricing & Size

Property Type	Avg. \$/SF Min	Avg. \$/SF Max	Avg. \$/SF Blended	Avg. Min Size	Avg. Max Size
High Rise	\$979	\$1,469	\$1,100	391	1,021
Mid Rise	\$880	\$1,101	\$972	496	1,096
Low Rise	\$620	\$1,122	\$790	353	879
Townhouse	\$713	\$848	\$765	1,309	1,771
Single Family	\$831	\$878	\$860	1,680	1,895

Active Phases - Top Projects by Total Homes

Project Name	Developer	Property Type	Month, Year of Open Date	Avg. \$/SF Blended	Homes Sold	Total Homes
Walker House	BMG Real Estate	High Rise	June 2022	\$1,100	193	264
Scott+77 (Building B)	Realco Holdings Ltd	Mid Rise	September 2024	\$950	110	147
Bridge & Elliott	Headwater	Mid Rise	May 2024	\$985	60	131
Hampton Cove (Westhampton)	Polygon Homes	Townhouse	January 2023	\$675	117	125
Boardwalk (Salt & Meadow Three)	Aquilini	Mid Rise	June 2023	\$980	60	123
Skye at Holly Park	Bramor Developments	Townhouse	November 2024	\$770	3	56
West Coast Estates (Condo Building C)	Executive Group	Low Rise	September 2023	\$810	29	43
West Coast Estates (Condo Building A)	Executive Group	Low Rise	April 2023	\$770	33	41
Boardwalk (Ocean Row)	Aquilini	Townhouse	April 2023	\$810	29	38
Lineage	JPS Developments Inc.	Townhouse	March 2023	\$670	33	35

Current Active Phases



Delta/Tsawwassen

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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
Scott+77 (Building B)	Realco Holdings Ltd	Mid Rise	September 2024	\$950	70	147
Hampton Cove (Westhampton)	Polygon Homes	Townhouse	January 2023	\$675	11	125
Bridge & Elliott	Headwater	Mid Rise	May 2024	\$985	10	131
Skye at Holly Park	Bramor Developments	Townhouse	November 2024	\$770	3	56
Southlands (Harrow Estate Cottages)	Century Group	Single Family	September 2024	\$810	2	12
Southlands (High Street Rowhomes)	Century Group	Townhouse	February 2024	\$950	1	10
Southlands (Granary)	Century Group	Townhouse	September 2022	\$890	1	35
Southlands (Centennial Green)	Century Group	Townhouse	June 2024	\$885	1	16
Southlands (Beachcomber Cottages)	Century Group	Single Family	April 2024	\$990	1	7
Southlands (Beachcomber Cottages - Phase Two)	Century Group	Single Family	September 2024	\$980	1	7

Future Supply - Delta/Tsawwassen

Project Type	Coming Soon		Dev Application	
	Number of Projects	Total Homes	Number of Projects	Total Homes
High Rise			1	844
Mid Rise	1	1,090	1	189
Low Rise	1	83	1	42
Townhouse	1	314	1	941
Single Family				
Grand Total	1	1,487	1	2,016

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