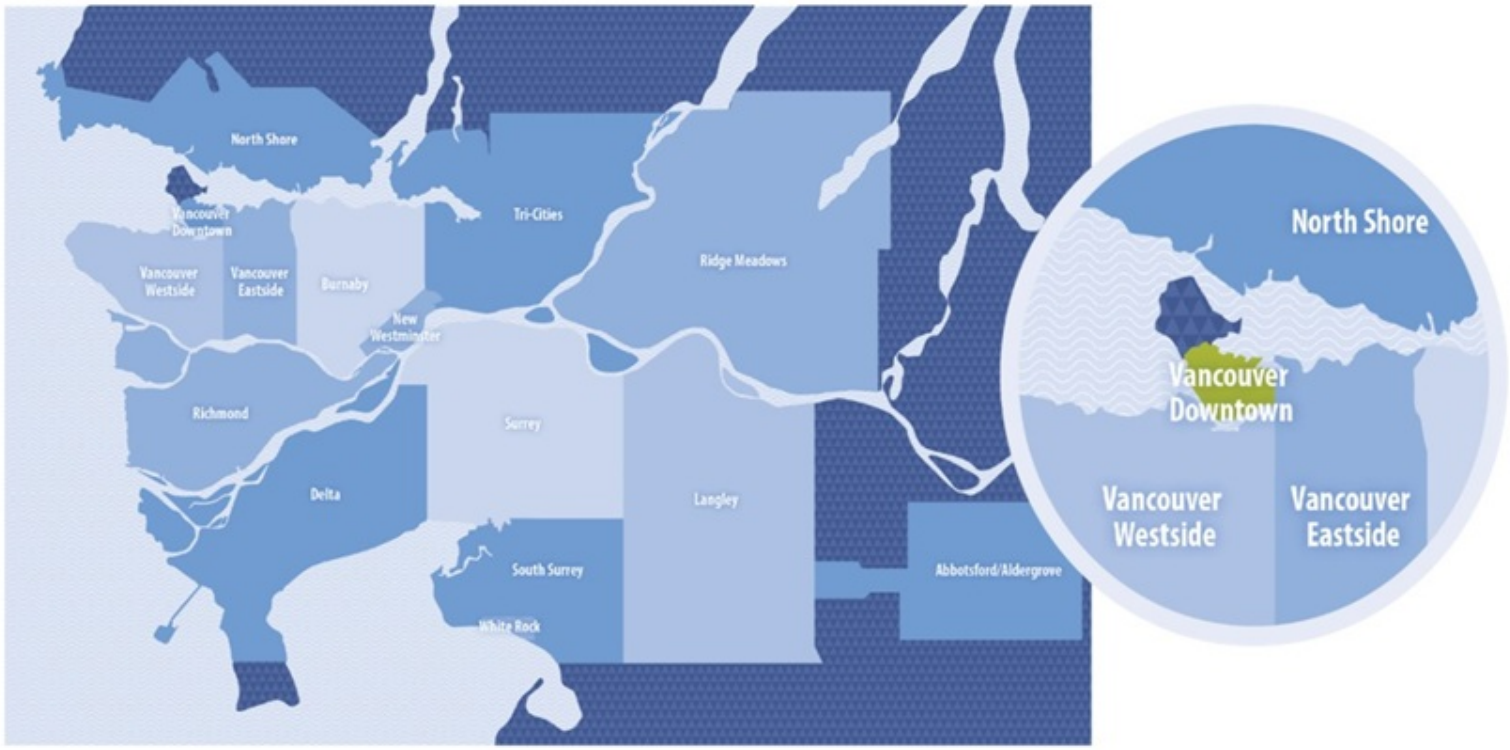
Altus Group

Vancouver Market Area Downtown

New Homes Sub Market Report
Data as of Q4 2024

Downtown
Submarket Report - Q4 2024



Sales - Q4 2024

High Rise	Mid Rise	Low Rise	Townhouse	Single Family	Grand Total
5					5

Annual Sales

2019	2020	2021	2022	2023	2024
38	19	420	130	213	34

Current Supply

Property Type	Number of Phases	Total Homes	Homes Sold	Homes Available	Unreleased Homes
High Rise	7	1,369	851	480	38
Mid Rise					
Low Rise					
Townhouse					
Single Family					
Grand Total	7	1,369	851	480	38

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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	$1,889	$4,660	$2,544	579	3,650
Mid Rise					
Low Rise					
Townhouse					
Single Family					

Active Phases - Top Projects by Total Homes

Project Name	Developer	Property Type	Month, Year of Open Date	Avg. $/SF Blended	Homes Sold	Total Homes
Curv	Brivia Group	High Rise	May 2023	$2,600	144	358
Butterfly	Westbank Projects Corp	High Rise	December 2017	$2,800	301	331
Fifteen Fifteen	Bosa Properties	High Rise	November 2021	$2,775	131	202
Block	Amacon	High Rise	September 2021	$1,710	161	187
Landmark on Robson (East Tower)	Asia Standard International Group Ltd.	High Rise	February 2018	$3,000	68	124
Landmark on Robson (West Tower)	Asia Standard International Group Ltd.	High Rise	September 2023	$2,520	8	113
1818 Alberni	Landa Global	High Rise	May 2022	$2,400	38	54

Downtown
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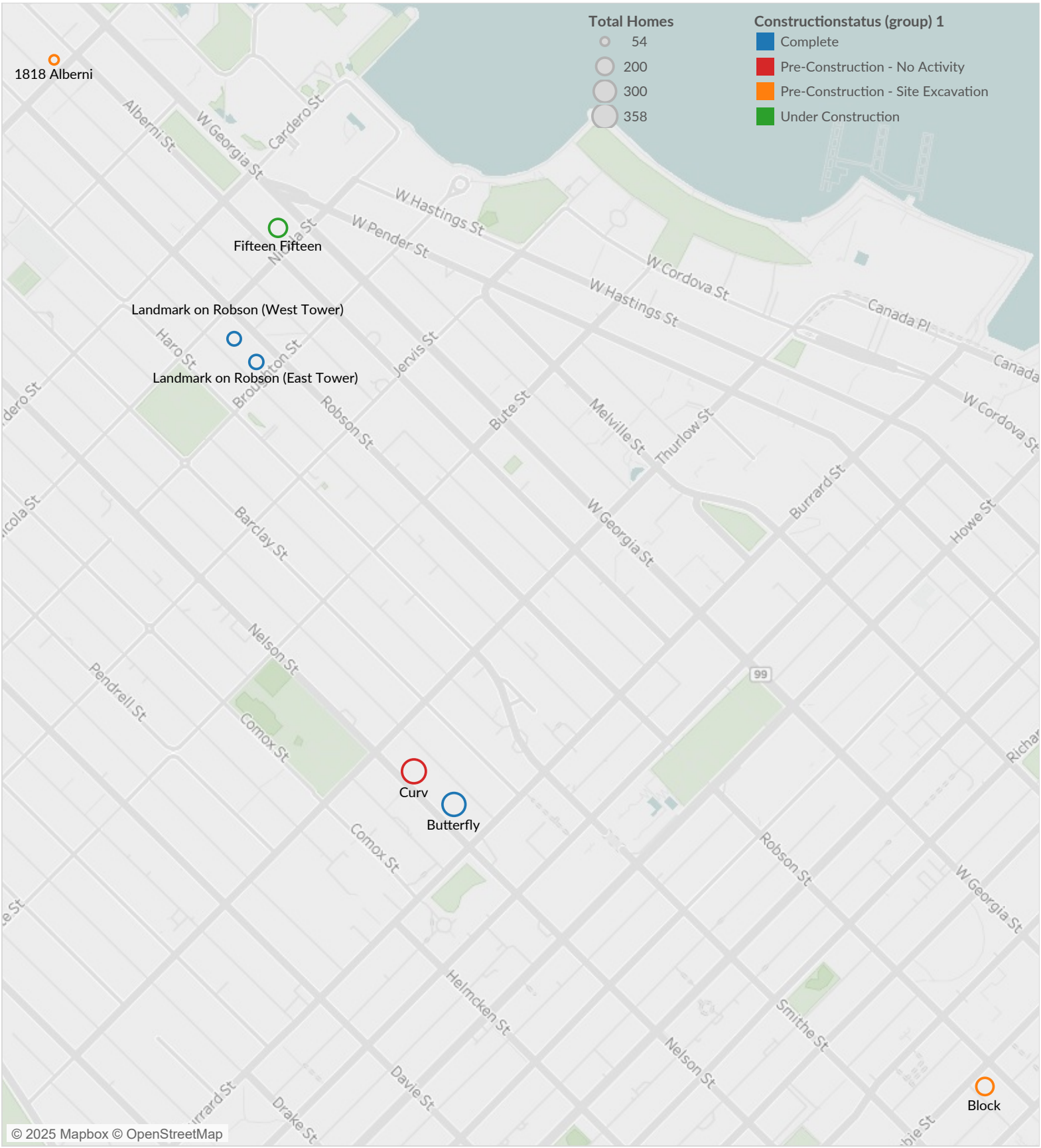
Current Active Phases



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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
Landmark on Robson (East Tower)	Asia Standard International Group Lt..	High Rise	February 2018	$3,000	3	124
1818 Alberni	Landa Global	High Rise	May 2022	$2,400	2	54

Future Supply - Downtown

	Coming Soon		Dev Application	
Project Type	Number of Projects	Total Homes	Number of Projects	Total Homes
High Rise	1	1,851	1	6,586
Mid Rise				
Low Rise				
Townhouse				
Single Family				
Grand Total	1	1,851	1	6,586

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