



Vancouver Market Area Westside

New Homes Sub Market Report
Data as of Q1 2025

Westside

Submarket Report - Q1 2025



Sales - Q1 2025

High Rise	Mid Rise	Low Rise	Townhouse	Single Family	Grand Total
44	5	3	9		61

Annual Sales

2019	2020	2021	2022	2023	2024
460	271	1,195	887	688	364

Current Supply

Property Type	Number of Phases	Total Homes	Homes Sold	Homes Available	Unreleased Homes
High Rise	11	1,600	990	479	131
Mid Rise	15	970	600	356	14
Low Rise	9	329	201	107	21
Townhouse	16	582	325	210	47
Single Family					
Grand Total	51	3,481	2,116	1,152	213

Westside

Submarket Report - Q1 2025



Current Pricing & Size

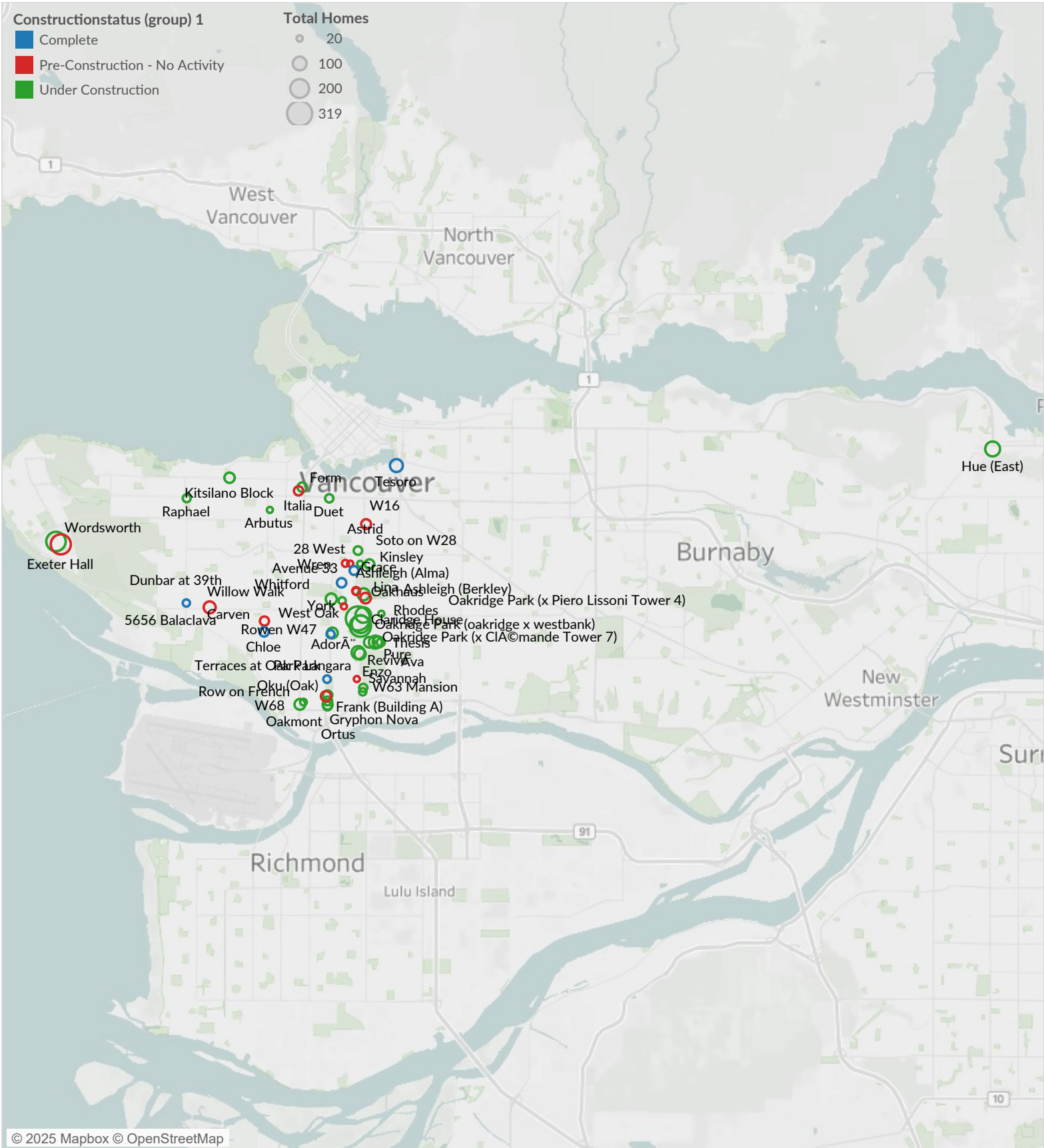
Property Type	Avg. \$/SF Min	Avg. \$/SF Max	Avg. \$/SF Blended	Avg. Min Size	Avg. Max Size
High Rise	\$1,627	\$2,803	\$1,958	533	2,261
Mid Rise	\$1,336	\$1,808	\$1,485	488	1,268
Low Rise	\$1,441	\$2,131	\$1,655	638	1,358
Townhouse	\$1,343	\$1,597	\$1,439	745	1,530
Single Family					

Active Phases - Top Projects by Total Homes

Project Name	Developer	Property Type	Month, Year of Open Date	Avg. \$/SF Blended	Homes Sold	Total Homes
Oakridge Park (x Piero Lissoni Tower 4)	Westbank Projects Corp,QuadReal Property ..	High Rise	November 2018	\$2,791	191	319
Oakridge Park (x CIÃ©mande Tower 7)	Westbank Projects Corp,QuadReal Property ..	High Rise	September 2019	\$2,398	100	252
Exeter Hall	Polygon Homes	High Rise	October 2024	\$1,475	66	223
Wordsworth	Polygon Homes	High Rise	May 2023	\$1,520	195	209
Oakridge Park (oakridge x westbank)	Westbank Projects Corp,QuadReal Property ..	High Rise	January 2022	\$2,550	120	172
Claridge House	Polygon Homes	High Rise	December 2021	\$1,820	116	133
Hue (East)	Marcon Development	Mid Rise	July 2022	\$930	116	122
Revive	Belford Properties	Townhouse	April 2021	\$1,350	79	93
Pure	Lavern Developments	Mid Rise	October 2021	\$1,440	74	92
Tesoro	Concert Properties Ltd.	High Rise	August 2020	\$1,900	79	92

Constructionstatus (group) 1

- Complete
- Pre-Construction - No Activity
- Under Construction



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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
Exeter Hall	Polygon Homes	High Rise	October 2024	\$1,475	40	223
Thesis	Alabaster Homes	Mid Rise	June 2023	\$1,430	4	69
Italia	Solterra Development Corp	High Rise	August 2023	\$2,200	4	47
West Oak	Shokai	Townhouse	April 2021	\$1,230	2	63
Lilibet	Intergulf Development Group	Townhouse	August 2020	\$1,325	2	59
Grace	Conwest Group	Townhouse	July 2022	\$1,400	2	43
W63 Mansion	Hansen Pacific	Low Rise	February 2020	\$1,273	1	29
Terraces at Oak Park	Vanwell Homes	Townhouse	October 2019	\$1,140	1	31
Row on French	Vanwell Homes	Townhouse	April 2021	\$1,200	1	24
Raphael	Landa Global	Low Rise	April 2021	\$1,780	1	35

Future Supply - Westside

Project Type	Coming Soon		Dev Application	
	Number of Projects	Total Homes	Number of Projects	Total Homes
High Rise	1	1,569	1	10,310
Mid Rise	1	739	1	666
Low Rise	1	84	1	121
Townhouse	1	352	1	136
Single Family				
Grand Total	1	2,744	1	11,233

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