



Vancouver Market Area Langley

New Homes Sub Market Report
Data as of Q2 2026

Langley

Submarket Report - Q2 2026



Sales - Q2 2026

High Rise	Mid Rise	Low Rise	Townhouse	Single Family	Grand Total
	51	11	60	16	138

Annual Sales

2021	2022	2023	2024	2025
3,094	1,281	945	1,315	931

Current Supply

Property Type	Number of Phases	Total Homes	Homes Sold	Homes Available	Total Homes
High Rise					
Mid Rise	20	2,404	1,339	1,003	62
Low Rise	2	247	215	8	24
Townhouse	20	1,038	547	146	345
Single Family	5	174	89	15	70
Grand Total	47	3,863	2,190	1,172	501

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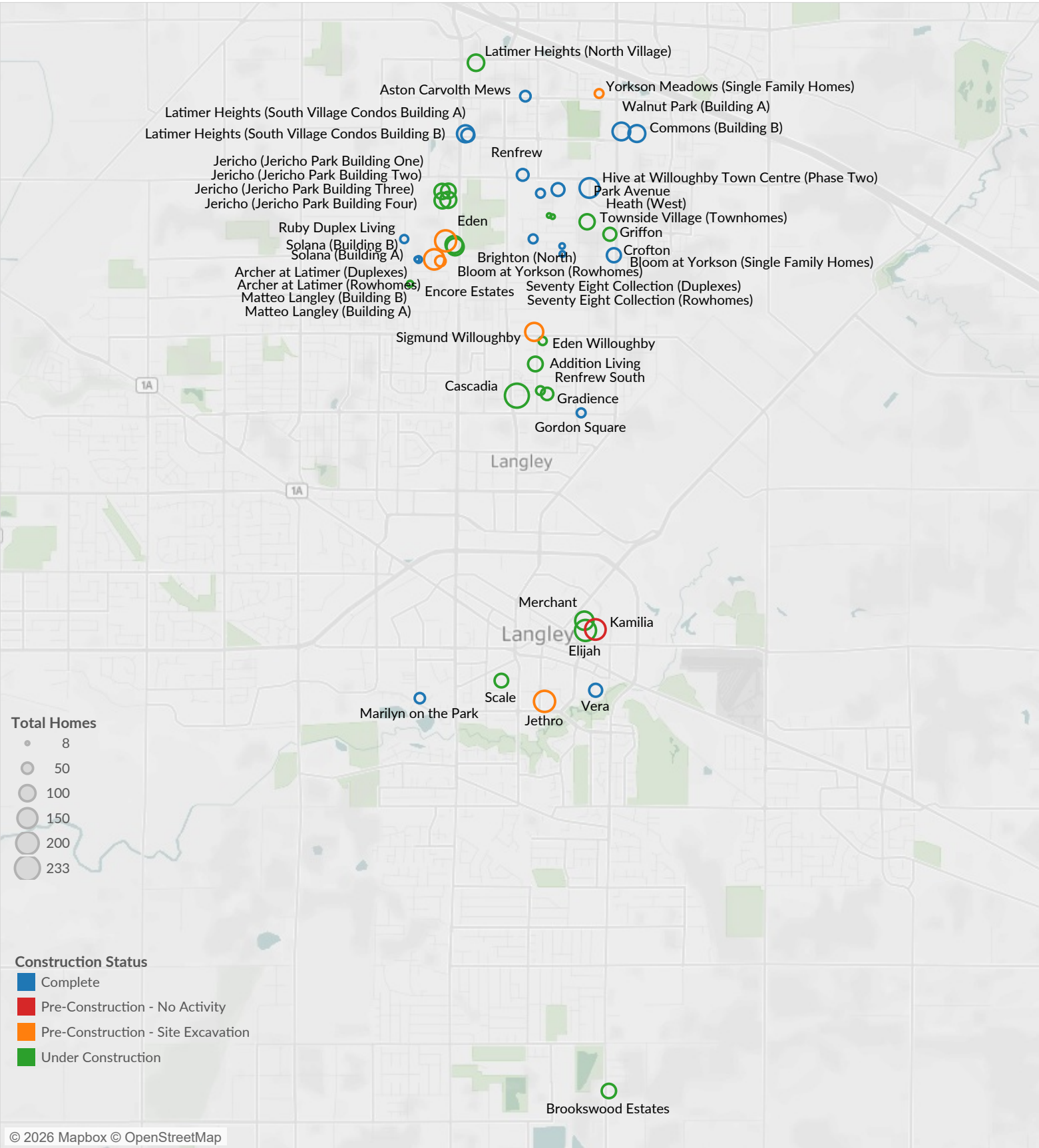
Current Pricing & Size

Property Type	Avg. \$/SF Min	Avg. \$/SF Max	Avg. \$/SF Blended	Avg. Min Size	Avg. Max Size
High Rise					
Mid Rise	\$763	\$970	\$868	496	1,024
Low Rise	\$745	\$919	\$870	522	1,044
Townhouse	\$539	\$599	\$609	1,744	2,060
Single Family	\$538	\$614	\$595	2,995	3,557

Active Phases - Top Projects by Total Homes

Project Name	Developer	Property Type	Month, Year of Open Date	Avg. \$/SF Blended	Homes Sold	Total Homes
Cascadia	StreetSide Developments	Townhouse	March 2024	\$660	109	233
Jethro	Whitetail Homes	Mid Rise	May 2025	\$790	43	182
Eden	Zenterra	Mid Rise	December 2025	\$855	0	180
Elijah	Whitetail Homes	Mid Rise	July 2024	\$910	94	180
Kamilia	Kingdom	Mid Rise	April 2026	\$805	17	171
Matteo Langley (Building A)	ML Emporio Properties	Mid Rise	April 2025	\$905	101	167
Hive at Willoughby Town Centre (Phase Two)	Apcon Group	Mid Rise	May 2022	\$860	123	156
Merchant	Wesmont Homes	Mid Rise	November 2024	\$870	80	136
Sigmund Willoughby	Inhand Developments	Low Rise	June 2022	\$815	108	132
Walnut Park (Building A)	Quadra Homes	Mid Rise	December 2023	\$875	120	127

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
Kamilia	Kingdom	Mid Rise	April 2026	\$805	17	171
Jethro	Whitetail Homes	Mid Rise	May 2025	\$790	13	182
Commons (Building B)	Zenterra	Low Rise	March 2024	\$925	11	115
Aston Carvolth Mews	Archwood Developments	Townhouse	March 2022	\$850	11	45
Heath (West)	BGM Real Estate	Townhouse	January 2025	\$675	10	67
Matteo Langley (Building A)	ML Emporio Properties	Mid Rise	April 2025	\$905	9	167
Griffon	Sunmark	Townhouse	May 2025	\$615	8	68
Brookwood Estates	Foxridge Homes	Single Family	September 2023	\$625	8	84
Ruby Duplex Living	Aggarwal Construction	Townhouse	January 2025	\$495	5	26
Matteo Langley (Building B)	ML Emporio Properties	Mid Rise	April 2025	\$935	5	45

Future Supply - Langley

Project Type	Coming Soon		Property Type	Unreleased Units	
	Number of Projects	Total Homes		Number of Projects	Total Homes
High Rise	2	4,000	High Rise		
Mid Rise	11	3,194	Mid Rise	19	193
Low Rise	2	127	Low Rise	2	24
Townhouse	14	1,202	Townhouse	22	373
Single Family	5	97	Single Family	4	54
Grand Total	34	8,620	Grand Total	47	644

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