



OVERVIEW

OF THE REAL ESTATE SCENE

□ All eyes these days are on Vancouver's Olympic Village, where excavation and shoring are close to completion and construction has already started on several buildings. Foreshore reconstruction is almost finished so the waterfront is expected to open to the public this fall.

In general, Vancouver's downtown area continues to grow, becoming more and more urbanized, with new condominiums averaging more than \$1,000 per square foot in Coal Harbour and \$790 in Yaletown. In the first six months of this year nearly 8,300 new units sold throughout the GVRD.

With a population predicted to grow to more than three million by 2021, effective transit will be more and more essential. This month the Canada Line's tunnel-boring machine is scheduled to pass through the Yaletown-Roundhouse Station pit, part of the underground tunnel from Waterfront

Station going south under Granville Street, Davie Street, False Creek and Cambie Street to south of Sixty-fourth Avenue. The Canada Line expects approximately 31 million passengers per year in 2010 and 45 million in 2021.

Last month the City of North Vancouver moved one step closer to a National Maritime Centre for the Pacific and the Arctic to be located at the historic Pier development site in Lower Lonsdale with notification of \$560,000 in combined funding from the federal and provincial governments.

In the District of North Vancouver, attention will be focused on the opening of the new Lynn Valley Main Library at the corner of Lynn Valley Road and Mountain Highway next month and the surrounding Town Centre early in November.

COMING SOON

DEVELOPMENT	UNIT TYPE	NUMBER OF UNITS	WEBSITE
NORTH VANCOUVER BRANCHES	LOW RISE	135	WWW.POLYHOMES.COM
SQUAMISH AQUA STREAMS AT EAGLEWIND	MID RISE, TOWNHOMES TOWNHOMES	86 50	WWW.COASTALVILLAGELIVING.COM WWW.EAGLEWINDSQUAMISH.COM
VANCOUVER - DOWNTOWN ONNI 1022 LIVING ALTO METROLIVING - 1241 HOMER METROLIVING - 540 BEATTY STREET METROLIVING - 999 SEYMOUR STREET O2 PATINA THE PRIVATE RESIDENCES AT HOTEL GEORGIA THE RESIDENCES AT THE RITZ CARLETON WEST PENDER PLACE	HIGH RISE HIGH RISE LOFTS LOFTS HIGH RISE MID RISE HIGH RISE HIGH RISE HIGH RISE HIGH RISE	189 110 12 57 112 20 281 156 123 158	WWW.ONNI.COM WWW.ALTOLIFE.COM WWW.METROLIVING.CA WWW.METROLIVING.CA WWW.METROLIVING.CA WWW.ENGLISHBAYLIVING.COM WWW.DISCOVERPATINA.COM WWW.RESIDENCESATGEORGIA.COM WWW.VANCOUVERSTURN.COM WWW.WESTPENDERPLACE.COM
VANCOUVER - EAST SIDE GINGER JASMINE SPICE THE HILLS	MID RISE LOW RISE LOW RISE HIGH RISE	78 56 30 347	WWW.GINGERLIVING.COM WWW.JASMINELIVING.CA WWW.SPICELIVING.COM WWW.THEHILLSVANCOUVER.CA
VANCOUVER - WEST SIDE BRILLIA EXCHANGE KORE MANTRA MONTGOMERY ESTATES THE WESBROOK WEST LUMEN MILLENNIUM WATER	LOW RISE MID RISE MID RISE MID RISE TOWN HOME HIGH RISE LOW RISE MID RISE MID RISE	30 68 23 68 31 69 19 62 730	WWW.TOYU.CA WWW.EXCHANGELIVING.COM WWW.KORELIVING.COM WWW.YOURMANTRA.COM WWW.MONTGOMERYLIVING.CA WWW.THEWESBROOK.COM WWW.WESTLIVING.CA WWW.LUMENVANCOUVER.COM WWW.MILLENNIUMWATER.COM
WEST VANCOUVER EVELYN DRIVE	MID RISE	TBD	WWW.EVELYNPARKROYAL.COM