



LAND ASSEMBLY REPORTS

July 1st to December 31st 2019





DEVELOPMENT SITE NOTABLE SALES

July 1st to December 31st 2019

SITE ADDRESS	SITE(S) ASSEMBLED	PRICE (\$)	CLASSIFICATION
EAST SIDE			
1438-1444 Kingsway	3	\$5,000,000	C Inv
3070 Kingsway	1	\$5,575,000	Mu Inv
2122 East 32nd Avenue	1	\$1,175,000	Th Inv
2415 East 26th Avenue	1	\$2,200,000	Cd Inv
2950 Prince Edward Street	1	\$29,100,000	Apt Inst
3110 Nanaimo Street	1	\$1,105,000	Tba Inv
320-350 East 15th Avenue & 3110 Sophia Street	3	\$14,500,000	Apt Inv
9 East Broadway	1	\$5,200,000	C Inv
633-637 East Broadway	3	\$4,100,000	C Inv
3309 Price Street & 4506 Rupert Street	2	\$5,000,000	C Dev
338 East 2nd Avenue	1	\$18,200,000	Ind Dev
1221 East 2nd Avenue	1	\$30,500,000	Ind Inv
3819 Boundary Road	1	\$3,200,000	Cd Inv
4863 Baldwin Street	1	\$1,199,000	Apt Inv
5130 Slocan Street	1	\$2,050,000	Th Inv
5349 Joyce Street	1	\$1,300,000	Apt Inv
5676 Rupert Street	1	\$1,650,000	R Inst
5344 Victoria St	1	\$2,100,000	C Inv
1900 Main St	1	\$24,000,000	Mu Inv
842 Powell St	1	\$1,766,233	C Inv
333 Clark Dr	1	\$2,400,000	C Inv

SITE ADDRESS	SITE(S) ASSEMBLED	PRICE (\$)	CLASSIFICATION
WEST SIDE			
3651 West 4th Ave	1	\$10,500,000	C Inv
1248 Franklin St	1	\$3,100,000	Ind Inv
4670 Hazel St	1	\$30,500,000	Apt Dev
12131 Mitchell Rd	1	\$4,200,000	Ind Inv
314 West Hasting St	1	\$22,100,000	C Inv
1961 West 4th Ave	1	\$3,965,000	C Inv
62 West 4th Ave	1	\$22,200,000	Ind Inv
3305 Cambie St	1	\$12,500,000	C Inv
8860 Hudson St	1	\$3,471,500	Mu Inv
1349-1351 West 10th Ave	2	\$2,300,000	Apt Inv
1494 West 32nd Avenue & 4750 Granville Street	2	\$12,700,000	R Dev
2076 Wesbrook Mall	1	\$8,000,000	Ins Inv
2221-2225 West 16th Ave	2	\$4,345,000	He Dev
3305-3317 Cambie St & 530-540 West 17th Ave	6	\$12,500,000	Mu Dev
3449-3479 West 41st Ave & 5664 Collingwood St	6	\$14,200,000	R Dev
6068-6088 Cambie St	2	\$23,100,000	Mu Dev
622 West 27th Ave	1	\$3,000,000	Th Inv
643 West 31st Ave	1	\$3,000,000	Th Dev
65 West King Edward Ave	1	\$2,630,000	Th Inv
7687 Oak St	1	\$1,840,000	Th Inv
7709 Granville St	1	\$3,800,000	Th Inv
7767 Yukon St	1	\$2,950,000	Apt Dev
7951 French St	1	\$1,680,000	Th Inv
955 West 57th Ave & 7255 Laurel St	2	\$44,000,000	Th Dev

■ Sold by Claridge

FORM OF POTENTIAL DEVELOPMENT

(Apt) Apartment	(Tba) To Be Announced	(He) Heritage
(Th) Townhouse	(Ind) Industrial	(Cd) Comprehensive Development
(Mu) Mixed-Use	(R) Rental	
(C) Commercial	(Ins) Institutional	

PURCHASER

(Inv) Investor	(Gov) Government
(Dev) Developer	(Inst) Institution
(Usr) User	



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BURNABY			
2271 Rosser Ave	1	\$8,000,000	Apt Dev
4429 Juneau St	1	\$3,500,000	Ind Dev
4612 Lougheed Hwy & 2040-2150 Alpha Ave	4	\$166,072,949	Mu Dev
4638-4670 Hazel St	5	\$30,500,000	Mu Dev
4664 Lougheed Hwy	1	\$42,000,000	Apt Dev
5319 Victory St	1	\$1,512,000	Apt Gov
6570 Dunblane Ave	1	\$2,600,000	Apt Inv
6991-6993 Nelson Ave	2	\$1,600,000	Tba Dev
7360 18th St & 7376-7378 18th St	3	\$6,766,000	Apt Dev
7363 Ethel Ave	1	\$1,188,000	Mu Gov
4126 Macdonald Ave	1	\$5,588,000	C Inv
4051 Macdonald Ave	1	\$4,500,000	C Inv

SITE ADDRESS	SITE(S) ASSEMBLED	PRICE (\$)	CLASSIFICATION
BURQUITLAM			
316 Allison St	1	\$3,600,000	Apt Inv
558 Brookmere Ave	1	\$2,800,000	Apt Inv
613 Sunset Ave	1	\$1,210,000	Apt Inv
631 Cottonwood Dr & 611-640 Vanessa Crt	8	\$23,945,000	Apt Dev
639-641 Aspen St	2	\$3,320,000	Th Inv
712 Delestre Ave	1	\$2,800,000	Apt Inv
714-720 Smith Ave	1	\$1,925,000	Th Inv
721 Quadling Ave	1	\$1,440,000	Apt Inv
820-826 Dogwood St & 615-633 Lea Ave	5	\$13,749,820	Apt Dev
263 Allison Street	1	\$1,500,000	Apt Inv
350-366 Guilby St & 611 Edgar Ave	3	\$11,646,000	Apt Inv
2317 St Johns St	1	\$4,200,000	Th Dev
601-603 Sydney Ave	2	\$4,904,000	Apt Gov

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