

Consumer Spending Report

Maple Residences 4071 Chatham St, Richmond, BC V7E 2Z7

Building Type: **Health Care**
 Class: -
 RBA: **74,580 SF**
 Typical Floor: **16,408 SF**
 Total Available: **11,725 SF**
 % Leased: **84.28%**
 Rent/SF/Yr: **Negotiable**



| 2023 Annual Spending (\$000s) | 2 km | 3 km | 5 km |
|-------------------------------------|---------|-----------|-----------|
| Total Consumer Spending | 948,222 | 1,485,387 | 3,237,211 |
| Women's Clothing | 11,051 | 17,286 | 37,694 |
| Women's Footwear | 8,695 | 13,596 | 29,608 |
| Women's Accessories | 4,312 | 6,766 | 14,814 |
| Women's Jewellery & Watches | 1,005 | 1,575 | 3,466 |
| Men's Clothing | 497 | 781 | 1,695 |
| Men's Footwear | 1,612 | 2,520 | 5,542 |
| Men's Accessories | 0 | 0 | 0 |
| Men's Jewellery & Watches | 0 | 0 | 0 |
| Children's Clothing & Cloth Diapers | 0 | 0 | 0 |
| Children's Footwear | 0 | 0 | 0 |
| Clothing Gifts to Others | 0 | 0 | 0 |
| Food | 122,719 | 192,425 | 419,984 |
| Alcoholic Beverages | 12,901 | 20,210 | 43,916 |
| Tobacco Products & Supplies | 5,066 | 7,977 | 17,698 |
| Shelter | 281,557 | 441,011 | 962,913 |
| Household Operation | 68,576 | 107,493 | 234,235 |
| Household Equipment | 14,334 | 22,491 | 48,812 |
| Household Furnishings | 13,323 | 20,865 | 45,441 |
| Household Items & Expenses | 68,576 | 107,493 | 234,235 |
| Furniture/Equip Maint & Repair | 458 | 718 | 1,551 |
| Home Entertainment & Services | 338 | 531 | 1,162 |



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02/03/2025

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Maple Residences

4071 Chatham St, Richmond, BC V7E 2Z7

| 2023 Annual Spending (\$000s) | 2 km | 3 km | 5 km |
|--------------------------------------|---------|---------|---------|
| Health & Personal Care | 37,913 | 59,465 | 129,510 |
| Recreation | 2,237 | 3,498 | 7,603 |
| Reading Materials & Printed Matter | 246 | 386 | 843 |
| Education | 26,619 | 41,637 | 91,583 |
| Transportation | 164,827 | 258,238 | 561,559 |
| Personal Taxes | 60,255 | 94,122 | 203,506 |
| Personal Insurance & Pension Contrib | 7,798 | 12,184 | 26,459 |
| Games of Chance (net) | 1,320 | 2,075 | 4,519 |
| Gifts of Money & Contributions | 4,913 | 7,671 | 16,778 |
| Miscellaneous Expenditures | 27,074 | 42,372 | 92,085 |



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| Business Employment by Type | # of Businesses | # Employees | #Emp/Bus |
|--|-----------------|--------------|-----------|
| Total Businesses | 288 | 2,055 | 7 |
| Retail & Service Businesses | 18 | 227 | 13 |
| Auto Dealer & Parts | 1 | 20 | 20 |
| Books & Reading Material | 0 | 0 | 0 |
| Clothing & Jewellery | 0 | 0 | 0 |
| Direct Seller | 0 | 0 | 0 |
| Drinking Places | 1 | 20 | 20 |
| Electronic Shopping | 0 | 0 | 0 |
| Food & Alcohol | 11 | 126 | 11 |
| Gas Stations | 0 | 0 | 0 |
| Health Care | 0 | 0 | 0 |
| Home Furnishings & Supplies | 0 | 0 | 0 |
| Home Garden & Building Material | 1 | 6 | 6 |
| Liquor & Convenience Stores | 0 | 0 | 0 |
| Office Supplies | 0 | 0 | 0 |
| Sporting Goods | 0 | 0 | 0 |
| Travel Accom & RV Camping | 4 | 55 | 14 |
| Misc Retail & Service Businesses | 0 | 0 | 0 |

Demographic Detail Report

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| Radius | 2 km | | 3 km | | 5 km | |
|-------------------------------|---------------|-------|---------------|-------|----------------|-------|
| Population | | | | | | |
| 2023 | 28,449 | | 46,595 | | 109,870 | |
| 2028 | 30,595 | | 50,079 | | 118,088 | |
| 2033 | 32,229 | | 52,782 | | 124,626 | |
| Growth 2023 - 2028 | 7.54% | | 7.48% | | 7.48% | |
| Growth 2023 - 2033 | 13.29% | | 13.28% | | 13.43% | |
| 2023 Population by Age | 28,449 | | 46,595 | | 109,870 | |
| Age 0 - 4 | 1,049 | 3.69% | 1,725 | 3.70% | 4,216 | 3.84% |
| Age 5 - 9 | 1,186 | 4.17% | 1,863 | 4.00% | 4,436 | 4.04% |
| Age 10 - 14 | 1,523 | 5.35% | 2,361 | 5.07% | 5,225 | 4.76% |
| Age 15 - 19 | 1,688 | 5.93% | 2,736 | 5.87% | 6,003 | 5.46% |
| Age 20 - 24 | 2,156 | 7.58% | 3,579 | 7.68% | 8,396 | 7.64% |
| Age 25 - 29 | 1,712 | 6.02% | 2,993 | 6.42% | 7,527 | 6.85% |
| Age 30 - 34 | 1,302 | 4.58% | 2,413 | 5.18% | 6,543 | 5.96% |
| Age 35 - 39 | 1,340 | 4.71% | 2,281 | 4.90% | 5,903 | 5.37% |
| Age 40 - 44 | 1,676 | 5.89% | 2,591 | 5.56% | 6,164 | 5.61% |
| Age 45 - 49 | 1,932 | 6.79% | 3,056 | 6.56% | 7,129 | 6.49% |
| Age 50 - 54 | 2,169 | 7.62% | 3,539 | 7.60% | 8,444 | 7.69% |
| Age 55 - 59 | 2,205 | 7.75% | 3,638 | 7.81% | 8,714 | 7.93% |
| Age 60 - 64 | 2,201 | 7.74% | 3,605 | 7.74% | 8,412 | 7.66% |
| Age 65 - 69 | 2,032 | 7.14% | 3,310 | 7.10% | 7,347 | 6.69% |
| Age 70 - 74 | 1,688 | 5.93% | 2,722 | 5.84% | 5,874 | 5.35% |
| Age 75 - 79 | 1,187 | 4.17% | 1,888 | 4.05% | 4,107 | 3.74% |
| Age 80 - 84 | 685 | 2.41% | 1,107 | 2.38% | 2,639 | 2.40% |
| Age 85+ | 720 | 2.53% | 1,188 | 2.55% | 2,791 | 2.54% |
| Age 65+ | 6,312 | | 10,215 | | 22,758 | |
| Median Age | 46.50 | | 46.20 | | 45.40 | |
| 18+ Yrs Pop Median Age | 52.40 | | 52.10 | | 51.20 | |



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Demographic Detail Report

Maple Residences

4071 Chatham St, Richmond, BC V7E 2Z7

| Radius | 2 km | 3 km | 5 km |
|---|---------------|---------------|---------------|
| 2023 Households By Maintainer Age | 10,432 | 16,745 | 39,206 |
| Maintainer 15-24 Yrs | 70 0.67% | 140 0.84% | 510 1.30% |
| Maintainer 25-34 Yrs | 722 6.92% | 1,186 7.08% | 3,147 8.03% |
| Maintainer 35-44 Yrs | 1,402 13.44% | 2,198 13.13% | 5,301 13.52% |
| Maintainer 45-54 Yrs | 2,111 20.24% | 3,349 20.00% | 8,138 20.76% |
| Maintainer 55-64 Yrs | 2,522 24.18% | 4,038 24.11% | 9,285 23.68% |
| Maintainer 65-74 Yrs | 2,147 20.58% | 3,420 20.42% | 7,520 19.18% |
| Maintainer 75+ Yrs | 1,458 13.98% | 2,414 14.42% | 5,305 13.53% |
| Male Labour Force 15+ | 11,519 | 19,103 | 45,103 |
| Males In Labour Force | 7,777 | 12,541 | 28,817 |
| Males Not In Labour Force | 3,742 | 6,561 | 16,285 |
| Male Median Age | 44.60 | 44.10 | 43.00 |
| Female Labour Force 15+ | 12,942 | 21,312 | 50,163 |
| Females In Labour Force | 7,514 | 11,863 | 26,938 |
| Females Not In Labour Force | 5,427 | 9,449 | 23,225 |
| Female Median Age | 48.00 | 47.80 | 47.00 |
| 2023 Population in Labour Force | 24,461 | 40,415 | 95,266 |
| In Labour Force | 15,292 62.52% | 24,404 60.38% | 55,756 58.53% |
| Not In Labour Force | 9,169 37.48% | 16,011 39.62% | 39,510 41.47% |
| 2023 Households by Marital Status | 24,691 | 40,645 | 95,992 |
| Legally Married | 14,152 57.32% | 23,444 57.68% | 54,694 56.98% |
| Common-Law | 1,131 4.58% | 1,697 4.18% | 3,525 3.67% |
| Legally Separated | 508 2.06% | 756 1.86% | 1,806 1.88% |
| Divorced | 1,421 5.76% | 2,232 5.49% | 5,365 5.59% |
| Widowed | 1,340 5.43% | 2,141 5.27% | 4,992 5.20% |
| Single | 6,139 24.86% | 10,375 25.53% | 25,610 26.68% |
| 2023 Population by Education | | | |
| High School Cert/Equivalent | 3,299 | 5,720 | 14,513 |
| Apprenticeship, Trades Cert or Diploma | 818 | 1,233 | 2,531 |
| College, CEGEP or Non-University Cert/Diploma | 2,958 | 4,689 | 10,153 |
| Bachelor Degree | 4,312 | 7,128 | 17,380 |
| University Cert/Dipl/Degree | 10,727 | 17,376 | 40,888 |
| Univ Cert/Dipl/Degree Above Bachelor | 508 | 765 | 1,728 |
| No Certificate, Diploma or Degree | 509 | 1,020 | 3,434 |



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Demographic Detail Report

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| Radius | 2 km | 3 km | 5 km |
|--------------------------------------|------------------|------------------|------------------|
| 2023 Population by Occupation | 15,028 | 23,879 | 54,455 |
| Art, Culture, Recreation, Sport | 662 4.41% | 988 4.14% | 2,045 3.76% |
| Business, Finance, Administrative | 2,956 19.67% | 4,707 19.71% | 10,681 19.61% |
| Health | 834 5.55% | 1,358 5.69% | 3,007 5.52% |
| Management | 2,146 14.28% | 3,357 14.06% | 7,118 13.07% |
| Natural & Applied Sciences | 1,219 8.11% | 1,949 8.16% | 4,575 8.40% |
| Primary Industry | 134 0.89% | 189 0.79% | 443 0.81% |
| Processing, Manufacturing, Utilities | 253 1.68% | 397 1.66% | 1,083 1.99% |
| Sales & Service | 3,621 24.10% | 5,994 25.10% | 15,197 27.91% |
| Social Sci, Educ, Govmt, Religion | 1,934 12.87% | 2,927 12.26% | 5,673 10.42% |
| Trades, Transport, Equip Oper | 1,269 8.44% | 2,013 8.43% | 4,633 8.51% |
| 2023 Average Household Size | 2.80 | 2.90 | 2.90 |
| Households | | | |
| 2023 | 10,432 | 16,744 | 39,206 |
| 2028 | 11,557 | 18,549 | 43,430 |
| 2033 | 12,364 | 19,861 | 46,560 |
| Growth 2023-2028 | 10.78% | 10.78% | 10.77% |
| Growth 2023 - 2033 | 18.52% | 18.62% | 18.76% |
| 2023 Households by HH Income | 10,432 | 16,744 | 39,206 |
| <\$40,000 | 2,060 19.75% | 3,599 21.49% | 10,190 25.99% |
| \$40,000 - \$60,000 | 1,337 12.82% | 2,217 13.24% | 5,841 14.90% |
| \$60,000 - \$80,000 | 1,272 12.19% | 2,092 12.49% | 5,069 12.93% |
| \$80,000 - \$100,000 | 1,304 12.50% | 2,066 12.34% | 4,509 11.50% |
| \$100,000 - \$150,000 | 2,215 21.23% | 3,370 20.13% | 7,090 18.08% |
| \$150,000 - \$200,000 | 1,340 | 1,996 | 3,672 |
| \$200,000+ | 904 8.67% | 1,405 8.39% | 2,834 7.23% |
| 2023 Average Household Income | \$124,219 | \$120,054 | \$108,409 |
| 2023 Median Household Income | \$88,627 | \$84,710 | \$73,934 |
| 2023 Per Capita Income | \$45,550 | \$43,142 | \$38,685 |
| 2023 Households by HH Size | 10,432 | 16,743 | 39,205 |
| 1 Person Households | 2,061 19.76% | 3,136 18.73% | 7,500 19.13% |
| 2 Person Households | 3,161 30.30% | 4,923 29.40% | 11,158 28.46% |
| 3 Person Households | 2,107 20.20% | 3,420 20.43% | 8,167 20.83% |
| 4 Person Households | 2,052 19.67% | 3,329 19.88% | 7,475 19.07% |
| 5 Person Households | 1,051 10.07% | 1,935 11.56% | 4,905 12.51% |



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| 2028 | 11,557 | 18,549 | 43,430 |
| 2033 | 12,364 | 19,861 | 46,560 |
| Growth 2023 - 2028 | 10.78% | 10.78% | 10.77% |
| Growth 2023 - 2033 | 1.85% | 1.86% | 1.88% |
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| Income: <\$40,000 | 2,060 19.75% | 3,599 21.49% | 10,190 25.99% |
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Traffic Count Report

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| Street | Cross Street | Cross Str Dist | Count Year | Avg Daily Volume | Volume Type | Miles from Subject Prop |
|--------|--------------|----------------|------------|------------------|-------------|-------------------------|
|--------|--------------|----------------|------------|------------------|-------------|-------------------------|

No Traffic data was found for this property



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