

# SENIORS' HOUSING REPORT

## British Columbia



CANADA MORTGAGE AND HOUSING CORPORATION

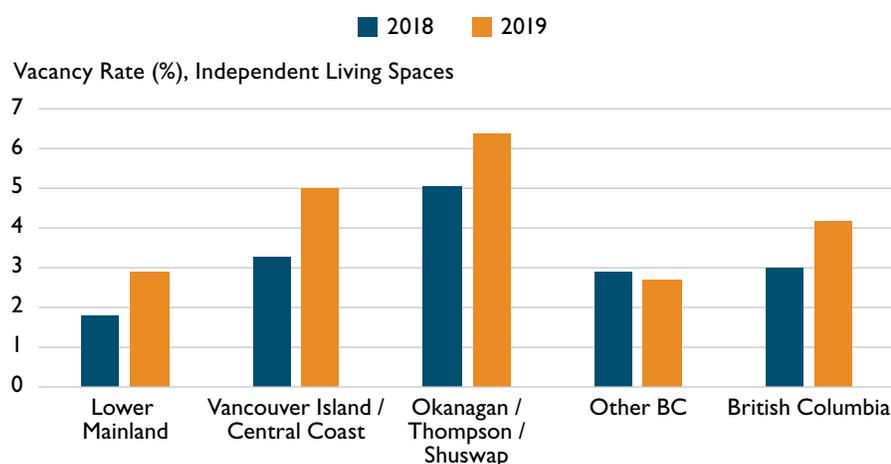
Date Released: 2019

### Highlights

- The overall vacancy rate for independent living spaces in seniors' residence across British Columbia increased for the first time since 2012, from 3% in 2018 to 4.2% in 2019. This increase is also recorded across all unit types. However, for heavy care spaces, the vacancy rate decreased from 2.1% in 2018 to 1.3% in 2019 in BC, with the largest decline reported in the Vancouver Island/Central Coast region.
- Spaces with low rent (<\$1,900) were under high demand as the vacancy rate was the lowest amongst all rent ranges. This is a shift from 2018 when the lowest vacancy rate was recorded in spaces with rents between \$2,900 and \$4,900.
- There were 324 new living spaces added across BC in 2019, 40% of which were located on Vancouver Island/Central Coast. Approximately half of BC's 277 added residents were also located in the same region.
- Average rent for independent living space in BC increased by 5.4% to \$3,275 in 2019. Among all unit types, the highest rent increase was 22% in bachelor/studio units, since most regions saw a decline in the number of spaces in such units in 2019.

Figure 1

#### Vacancy Rate for Independent Living Spaces increased in most areas in BC between 2018 and 2019



### Table of Contents

- 1 Highlights
- 5 Data Tables
- 22 Methodology
- 23 Definitions

### SUBSCRIBE NOW!

Get email notifications when CMHC publications are released or updated. Sign up for a free myCMHC account for enhanced site access, including one-click subscriptions to the reports and tables that matter to you.

Get your [myCMHC account](#) today!



## TABLES INCLUDED IN THE BRITISH COLUMBIA REGION SENIORS' HOUSING REPORT

Standard Tables		Page
1.1	Vacancy Rate (%) of Independent Living Spaces by Unit Type	5
1.2	Vacancy Rate of Independent Living Spaces (%) by Rent Range (\$)	6
1.3	Vacancy Rate (%) and Average Rents (\$) of Heavy Care Spaces	7
1.4	Universe, Number of Residents Living in Universe and Capture Rate	7
2.1	Universe Total Spaces by Unit Type	8
2.2	Universe by Unit Type	9
2.3	Universe of Independent Living Spaces by Rent Range	11
2.4	Proportion (%) of Structures where Select Services are Available By Structure Size	12
2.5	Proportion (%) of Structures with Access to Selected Amenities By Structure Size	13
3.1	Average Rent (\$) of Independent Living Spaces by Unit Type	14
Optional Tables		
O1	Average Rent (\$) of Independent Living Spaces by Unit Type and Date Residence Opened	15
O2	Universe, Vacancy Rates (%) and Average Rents (\$) for Non-Urban Centres less than 50,000 population	16
O3.1	Universe of Total Spaces and Unit Type	17
O3.2	Vacancy Rates (%) of Total Spaces by Unit Type	17
O3.3	Universe of Total Spaces by Size of Residence	18
O3.4	Vacancy Rate (%) and Universe of Total Spaces by Date Residence Opened	19
O4	Assisted Living Unit Counts by Unit Type	20
O5	Number of Residents, Number of Residents Living Alone and Number of Residents Needing Heavy Care	21

Primary Geography	Intermediate Geography	Regional Districts	CAs/CMAs
Lower Mainland	Fraser East	Fraser Valley Regional District	Abbotsford-Mision CMA Chilliwack CA
	Fraser North	part of Greater Vancouver Regional District	part of Vancouver CMA, including Burnaby, New Westminster, Coquitlam, Port Moody, Maple Ridge, Pitt Meadows
	Fraser South	part of Greater Vancouver Regional District	part of Vancouver CMA, including Langley, Surrey, White Rock, Delta
	Vancouver Coastal	part of Greater Vancouver Regional District  Sunshine Coast Regional District Squamish Lillooet Regional District	part of Vancouver CMA, including Vancouver City, Richmond, North Vancouver, West Vancouver, Bowen Island, Lion's Bay, Belcarra, Anmore, GRVD RDA "A"  Squamish CA
Vancouver Island / Central Coast	Metro Victoria & Gulf Islands	Capital Regional District	Victoria CMA
	Central Vancouver island	Nanaimo Regional District  Alberni-Clayoquot Regional District Cowichan Valley Regional District	Nanaimo CA Parksville CA Port Alberni CA Duncan CA
	Courtenay / North Island / Central Coast	Comox Valley Regional District Strathcona Regional District Mount Waddington Regional District	Courtenay CA Campbell River CA
		Powell River Regional District Central Coast Regional District	Powell River CA
Okanagan / Thompson / Shuswap	Central Okanagan	Central Okanagan Regional District	Kelowna CMA
	North Okanagan	North Okanagan Regional District	Vernon CA
	South Okanagan	Okanagan-Similkameen Regional District	Penticton CA
	Thompson/Shuswap	Columbia-Shuswap Regional District Thompson-Nicola Regional District	Salmon Arm Kamloops CA
Other BC	Kootenay	East Kootenay Regional District Central Kootenay Regional District Kootenay Boundary Regional District	Cranbrook CA
	North-Central BC	Peace River Regional District  Northern Rockies Regional District Bulkley-Nechako Regional District Stikine Regional District Kitimat-Stikine Regional District Skeena-Queen Charlotte Regional District Cariboo Regional District  Fraser-Fort George Regional District	Dawson Creek CA Fort St John CA  Terrace CA Prince Rupert CA  Williams Lake CA Quesnel CA Prince George CA

### 1.1 Vacancy Rates (%) of Independent Living Spaces<sup>1</sup> by Unit Type British Columbia

Centre	Bachelor		One Bedroom		Two Bedroom +		Total	
	2018	2019	2018	2019	2018	2019	2018	2019
<b>Lower Mainland</b>	2.4 <sup>a</sup>	2.8 <sup>a</sup>	1.8 <sup>a</sup>	3.2 <sup>a</sup>	1.2 <sup>a</sup>	1.6 <sup>a</sup>	1.8 <sup>a</sup>	2.9 <sup>a</sup>
Fraser East	0.4 <sup>a</sup>	9.2 <sup>a</sup>	0.7 <sup>a</sup>	0.4 <sup>a</sup>	0.0 <sup>a</sup>	1.4 <sup>a</sup>	0.5 <sup>a</sup>	2.7 <sup>a</sup>
Abbotsford/Mission	**	18.9 <sup>a</sup>	1.0 <sup>a</sup>	0.2 <sup>a</sup>	0.0 <sup>a</sup>	0.0 <sup>a</sup>	0.8 <sup>a</sup>	3.9 <sup>a</sup>
Chilliwack/Hope/Agassiz	0.6 <sup>a</sup>	0.6 <sup>b</sup>	0.0 <sup>a</sup>	0.7 <sup>a</sup>	0.0 <sup>a</sup>	2.8 <sup>a</sup>	0.2 <sup>a</sup>	1.0 <sup>a</sup>
Fraser North	0.9 <sup>a</sup>	0.9 <sup>a</sup>	1.5 <sup>a</sup>	2.8 <sup>a</sup>	1.5 <sup>a</sup>	0.6 <sup>a</sup>	1.3 <sup>a</sup>	2.2 <sup>a</sup>
Burnaby	0.9 <sup>a</sup>	0.9 <sup>a</sup>	2.8 <sup>a</sup>	4.8 <sup>a</sup>	**	** <sup>a</sup>	2.2 <sup>a</sup>	3.5 <sup>a</sup>
Coquitlam/Port Coquitlam/Port Moody	**	0.6 <sup>a</sup>	0.3 <sup>b</sup>	2.6 <sup>a</sup>	**	0.0 <sup>a</sup>	0.2 <sup>b</sup>	2.0 <sup>a</sup>
Maple Ridge/Pitt Meadows	1.6 <sup>a</sup>	0.0 <sup>a</sup>	2.1 <sup>a</sup>	1.4 <sup>a</sup>	3.0 <sup>a</sup>	0.0 <sup>a</sup>	2.0 <sup>a</sup>	1.0 <sup>a</sup>
New Westminster	**	**	**	**	**	**	**	**
Fraser South	2.8 <sup>a</sup>	1.6 <sup>a</sup>	1.7 <sup>a</sup>	5.2 <sup>a</sup>	1.8 <sup>a</sup>	2.3 <sup>a</sup>	1.9 <sup>a</sup>	4.0 <sup>a</sup>
Langley	0.0 <sup>a</sup>	0.0 <sup>a</sup>	0.9 <sup>a</sup>	2.3 <sup>a</sup>	1.5 <sup>a</sup>	0.0 <sup>a</sup>	0.9 <sup>a</sup>	1.6 <sup>a</sup>
Surrey/Delta	3.4 <sup>a</sup>	1.3 <sup>a</sup>	1.8 <sup>a</sup>	1.2 <sup>a</sup>	0.0 <sup>a</sup>	0.7 <sup>a</sup>	2.1 <sup>a</sup>	1.2 <sup>a</sup>
White Rock/South Surrey	3.1 <sup>a</sup>	4.9 <sup>a</sup>	2.4 <sup>a</sup>	11.6 <sup>a</sup>	4.3 <sup>a</sup>	6.7 <sup>a</sup>	2.8 <sup>a</sup>	10.1 <sup>a</sup>
Vancouver Coastal	4.1 <sup>a</sup>	2.0 <sup>a</sup>	2.7 <sup>a</sup>	2.6 <sup>a</sup>	1.2 <sup>a</sup>	1.6 <sup>a</sup>	2.9 <sup>a</sup>	2.3 <sup>a</sup>
Vancouver	5.1 <sup>a</sup>	2.3 <sup>a</sup>	3.8 <sup>a</sup>	5.2 <sup>a</sup>	0.8 <sup>a</sup>	5.1 <sup>a</sup>	3.9 <sup>a</sup>	3.8 <sup>a</sup>
Richmond	**	**	**	**	**	** <sup>a</sup>	0.5 <sup>a</sup>	0.0 <sup>a</sup>
North/West Vancouver	3.4 <sup>a</sup>	1.3 <sup>a</sup>	2.4 <sup>a</sup>	1.0 <sup>a</sup>	1.3 <sup>a</sup>	** <sup>a</sup>	2.5 <sup>a</sup>	0.9 <sup>a</sup>
Coastal Vancouver	**	**	**	**	**	**	**	**
<b>Vancouver Island / Central Coast</b>	3.4 <sup>a</sup>	5.7 <sup>a</sup>	3.4 <sup>a</sup>	4.3 <sup>a</sup>	2.7 <sup>a</sup>	7.0 <sup>a</sup>	3.3 <sup>a</sup>	5.0 <sup>a</sup>
Metro Victoria & Gulf Islands	0.8 <sup>a</sup>	5.3 <sup>a</sup>	4.4 <sup>a</sup>	5.4 <sup>a</sup>	1.9 <sup>a</sup>	11.3 <sup>a</sup>	3.5 <sup>a</sup>	6.3 <sup>a</sup>
Saanich, Peninsula & Gulf Islands	0.7 <sup>a</sup>	1.2 <sup>a</sup>	3.7 <sup>b</sup>	4.2 <sup>a</sup>	2.3 <sup>b</sup>	1.2 <sup>a</sup>	3.0 <sup>a</sup>	3.2 <sup>a</sup>
Victoria/Esquimalt/Oak Bay/View Royal	1.0 <sup>a</sup>	7.5 <sup>a</sup>	6.0 <sup>a</sup>	3.4 <sup>a</sup>	1.7 <sup>b</sup>	4.6 <sup>a</sup>	4.5 <sup>a</sup>	4.4 <sup>a</sup>
West Shore	**	**	0.6 <sup>a</sup>	14.8 <sup>a</sup>	**	**	0.5 <sup>a</sup>	21.5 <sup>a</sup>
Central Vancouver Island	4.4 <sup>a</sup>	4.4 <sup>b</sup>	2.2 <sup>a</sup>	1.8 <sup>b</sup>	4.5 <sup>b</sup>	1.4 <sup>a</sup>	2.8 <sup>a</sup>	2.3 <sup>a</sup>
Duncan/Cowichan	**	21.1 <sup>a</sup>	1.8 <sup>a</sup>	**	**	**	3.4 <sup>a</sup>	4.5 <sup>a</sup>
Parksville/Qualicum	**	**	**	**	**	**	**	**
Port Alberni	**	**	**	**	**	**	**	**
Nanaimo	2.2 <sup>b</sup>	2.4 <sup>c</sup>	2.6 <sup>a</sup>	2.2 <sup>b</sup>	6.9 <sup>b</sup>	2.1 <sup>c</sup>	3.0 <sup>a</sup>	2.2 <sup>a</sup>
Courtenay / North Island / Central Coast	**	**	2.4 <sup>a</sup>	6.2 <sup>a</sup>	**	**	4.1 <sup>a</sup>	6.2 <sup>a</sup>
<b>Okanagan / Thompson / Shuswap</b>	5.4 <sup>a</sup>	6.5 <sup>a</sup>	5.3 <sup>a</sup>	6.3 <sup>a</sup>	3.5 <sup>a</sup>	6.4 <sup>a</sup>	5.1 <sup>a</sup>	6.4 <sup>a</sup>
Central Okanagan	4.7 <sup>a</sup>	5.5 <sup>a</sup>	3.2 <sup>a</sup>	4.4 <sup>a</sup>	4.2 <sup>a</sup>	4.7 <sup>a</sup>	3.6 <sup>a</sup>	4.6 <sup>a</sup>
North Okanagan	5.9 <sup>a</sup>	6.9 <sup>a</sup>	7.6 <sup>a</sup>	6.2 <sup>a</sup>	2.2 <sup>a</sup>	4.3 <sup>a</sup>	6.0 <sup>a</sup>	6.2 <sup>a</sup>
South Okanagan	5.1 <sup>a</sup>	10.2 <sup>a</sup>	5.3 <sup>a</sup>	6.6 <sup>a</sup>	1.9 <sup>a</sup>	5.2 <sup>a</sup>	4.7 <sup>a</sup>	6.9 <sup>a</sup>
Thompson/Shuswap	5.7 <sup>a</sup>	5.3 <sup>a</sup>	8.4 <sup>a</sup>	9.3 <sup>a</sup>	4.9 <sup>a</sup>	10.3 <sup>a</sup>	7.1 <sup>a</sup>	8.6 <sup>a</sup>
<b>Other BC</b>	7.9 <sup>a</sup>	10.9 <sup>a</sup>	1.2 <sup>a</sup>	0.8 <sup>a</sup>	**	**	2.9 <sup>a</sup>	2.7 <sup>a</sup>
<b>British Columbia</b>	3.7 <sup>a</sup>	4.5 <sup>a</sup>	3.0 <sup>a</sup>	4.1 <sup>a</sup>	2.1 <sup>a</sup>	4.3 <sup>a</sup>	3.0 <sup>a</sup>	4.2 <sup>a</sup>

<sup>1</sup> Nationally these are referred to as Standard Spaces.

The following units are excluded from the table above: non-market/subsidy units, respite units, and units where an extra charge is paid for Heavy-care (1½ hours or more of care).

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability

- : A zero count or no Universe

## 1.2 Vacancy Rates (%) of Independent Living Spaces<sup>1</sup> by Rent Range (\$) British Columbia

Centre	Less than \$1,900		\$1,900 - \$2,399		\$2,400 - \$2,899		\$2,900 - \$4,999		\$5,000 and More		Total Where Rents are Known	
	2018	2019	2018	2019	2018	2019	2018	2019	2018	2019	2018	2019
Lower Mainland	1.7 <sup>a</sup>	2.4 <sup>a</sup>	0.5 <sup>a</sup>	0.5 <sup>a</sup>	2.0 <sup>a</sup>	1.2 <sup>a</sup>	1.6 <sup>a</sup>	3.2 <sup>a</sup>	3.8 <sup>a</sup>	4.8 <sup>a</sup>	1.8 <sup>a</sup>	2.9 <sup>a</sup>
Fraser East	0.3 <sup>a</sup>	0.5 <sup>b</sup>	0.3 <sup>a</sup>	**	1.5 <sup>a</sup>	0.7 <sup>a</sup>	0.4 <sup>a</sup>	0.7 <sup>a</sup>	**	**	0.5 <sup>a</sup>	2.7 <sup>a</sup>
Abbotsford/Mission	0.0 <sup>a</sup>	**	0.7 <sup>a</sup>	**	**	**	0.6 <sup>a</sup>	0.3 <sup>a</sup>	**	**	0.8 <sup>a</sup>	3.9 <sup>a</sup>
Chilliwack/Hope/Agassiz	0.7 <sup>a</sup>	0.9 <sup>d</sup>	0.0 <sup>a</sup>	**	0.0 <sup>a</sup>	1.6 <sup>c</sup>	**	1.3 <sup>a</sup>	**	**	0.2 <sup>a</sup>	1.0 <sup>a</sup>
Fraser North	1.2 <sup>a</sup>	2.7 <sup>a</sup>	0.7 <sup>a</sup>	1.5 <sup>a</sup>	1.6 <sup>a</sup>	0.3 <sup>a</sup>	1.2 <sup>a</sup>	2.3 <sup>a</sup>	**	**	1.2 <sup>a</sup>	2.2 <sup>a</sup>
Burnaby	**	**	**	**	**	0.0 <sup>a</sup>	2.4 <sup>a</sup>	5.3 <sup>a</sup>	**	**	2.2 <sup>a</sup>	3.5 <sup>a</sup>
Coquitlam/Port Coquitlam/Port Moody	**	**	**	**	**	1.4 <sup>a</sup>	**	1.3 <sup>a</sup>	**	**	0.2 <sup>b</sup>	2.0 <sup>a</sup>
Maple Ridge/Pitt Meadows	**	**	0.0 <sup>a</sup>	**	0.8 <sup>a</sup>	0.0 <sup>a</sup>	1.5 <sup>c</sup>	0.0 <sup>a</sup>	**	**	1.6 <sup>b</sup>	1.0 <sup>a</sup>
New Westminster	**	**	**	**	**	**	**	**	**	**	**	**
Fraser South	4.1 <sup>a</sup>	11.1 <sup>a</sup>	0.5 <sup>a</sup>	0.3 <sup>a</sup>	1.4 <sup>a</sup>	0.8 <sup>a</sup>	1.8 <sup>a</sup>	4.6 <sup>a</sup>	6.8 <sup>a</sup>	7.1 <sup>a</sup>	1.9 <sup>a</sup>	4.0 <sup>a</sup>
Langley	**	**	**	**	0.0 <sup>a</sup>	**	0.8 <sup>a</sup>	1.5 <sup>a</sup>	**	**	0.9 <sup>a</sup>	1.6 <sup>a</sup>
Surrey/Delta	6.0 <sup>a</sup>	7.8 <sup>a</sup>	0.3 <sup>a</sup>	0.3 <sup>a</sup>	3.0 <sup>a</sup>	0.6 <sup>a</sup>	2.0 <sup>a</sup>	1.3 <sup>a</sup>	**	**	2.1 <sup>a</sup>	1.2 <sup>a</sup>
White Rock/South Surrey	**	**	**	**	1.4 <sup>a</sup>	1.8 <sup>a</sup>	2.7 <sup>a</sup>	9.9 <sup>a</sup>	9.0 <sup>a</sup>	**	2.8 <sup>a</sup>	10.1 <sup>a</sup>
Vancouver Coastal	**	**	0.7 <sup>a</sup>	0.5 <sup>a</sup>	4.1 <sup>a</sup>	2.7 <sup>a</sup>	2.6 <sup>a</sup>	2.8 <sup>a</sup>	3.6 <sup>a</sup>	2.3 <sup>a</sup>	3.0 <sup>a</sup>	2.3 <sup>a</sup>
Vancouver	**	**	0.6 <sup>a</sup>	**	**	**	4.3 <sup>a</sup>	5.7 <sup>b</sup>	3.7 <sup>a</sup>	3.3 <sup>b</sup>	3.9 <sup>a</sup>	3.8 <sup>a</sup>
Richmond	**	**	**	**	**	**	**	**	**	**	0.5 <sup>a</sup>	0.0 <sup>a</sup>
North/West Vancouver	**	**	**	**	**	**	**	**	3.5 <sup>b</sup>	1.2 <sup>a</sup>	2.9 <sup>a</sup>	0.9 <sup>a</sup>
Coastal Vancouver	**	**	**	**	**	**	**	**	**	**	**	**
Vancouver Island / Central Coast	0.8 <sup>a</sup>	1.1 <sup>a</sup>	2.7 <sup>c</sup>	1.0 <sup>a</sup>	2.7 <sup>a</sup>	4.8 <sup>a</sup>	4.4 <sup>a</sup>	5.8 <sup>a</sup>	1.3 <sup>a</sup>	4.9 <sup>b</sup>	3.5 <sup>a</sup>	5.0 <sup>a</sup>
Metro Victoria & Gulf Islands	0.7 <sup>a</sup>	2.9 <sup>a</sup>	1.1 <sup>a</sup>	1.3 <sup>a</sup>	2.0 <sup>a</sup>	3.2 <sup>a</sup>	4.7 <sup>a</sup>	8.5 <sup>a</sup>	1.4 <sup>a</sup>	3.8 <sup>a</sup>	3.5 <sup>a</sup>	6.3 <sup>a</sup>
Saanich, Peninsula & Gulf Islands	**	**	**	**	0.7 <sup>a</sup>	0.6 <sup>a</sup>	4.4 <sup>a</sup>	4.1 <sup>a</sup>	0.7 <sup>a</sup>	3.8 <sup>a</sup>	3.0 <sup>a</sup>	3.2 <sup>a</sup>
Victoria/Esquimalt/Oak Bay/View Royal	**	**	**	3.2 <sup>a</sup>	5.0 <sup>b</sup>	9.5 <sup>a</sup>	5.2 <sup>a</sup>	4.1 <sup>a</sup>	2.6 <sup>b</sup>	3.9 <sup>a</sup>	4.5 <sup>a</sup>	4.4 <sup>a</sup>
West Shore	**	**	**	**	**	**	**	**	**	**	0.5 <sup>a</sup>	21.5 <sup>a</sup>
Central Vancouver Island	0.9 <sup>d</sup>	**	**	**	1.8 <sup>b</sup>	4.6 <sup>c</sup>	4.6 <sup>b</sup>	2.0 <sup>a</sup>	**	**	3.2 <sup>b</sup>	2.3 <sup>a</sup>
Duncan/Cowichan	**	**	**	**	**	**	**	**	**	**	**	4.5 <sup>a</sup>
Parksville/Qualicum	**	**	**	**	**	**	**	**	**	**	**	**
Port Alberni	**	**	**	**	**	**	**	**	**	**	**	**
Nanaimo	**	**	**	**	1.8 <sup>a</sup>	8.8 <sup>c</sup>	4.7 <sup>a</sup>	1.2 <sup>a</sup>	**	**	3.0 <sup>a</sup>	2.2 <sup>a</sup>
Courtenay / North Island / Central Coast	**	**	**	**	**	**	2.8 <sup>a</sup>	4.8 <sup>a</sup>	**	**	4.1 <sup>a</sup>	6.2 <sup>a</sup>
Okanagan / Thompson / Shuswap	4.8 <sup>a</sup>	4.4 <sup>a</sup>	10.4 <sup>a</sup>	7.6 <sup>a</sup>	5.1 <sup>a</sup>	8.3 <sup>a</sup>	2.9 <sup>a</sup>	5.6 <sup>a</sup>	**	**	5.1 <sup>a</sup>	6.4 <sup>a</sup>
Central Okanagan	8.6 <sup>a</sup>	5.4 <sup>a</sup>	4.6 <sup>a</sup>	6.1 <sup>a</sup>	0.3 <sup>a</sup>	3.1 <sup>a</sup>	3.1 <sup>a</sup>	4.5 <sup>a</sup>	**	**	3.6 <sup>a</sup>	4.6 <sup>a</sup>
North Okanagan	3.7 <sup>a</sup>	0.9 <sup>a</sup>	10.9 <sup>a</sup>	11.3 <sup>a</sup>	12.9 <sup>a</sup>	5.5 <sup>a</sup>	2.1 <sup>a</sup>	8.1 <sup>a</sup>	**	**	6.0 <sup>a</sup>	6.2 <sup>a</sup>
South Okanagan	1.1 <sup>a</sup>	6.6 <sup>a</sup>	14.1 <sup>a</sup>	8.2 <sup>a</sup>	3.4 <sup>a</sup>	9.8 <sup>a</sup>	3.6 <sup>a</sup>	4.9 <sup>a</sup>	**	**	4.7 <sup>a</sup>	6.9 <sup>a</sup>
Thompson/Shuswap	5.8 <sup>a</sup>	5.3 <sup>a</sup>	15.3 <sup>a</sup>	7.3 <sup>a</sup>	6.4 <sup>a</sup>	12.4 <sup>a</sup>	2.0 <sup>a</sup>	6.7 <sup>a</sup>	**	**	7.0 <sup>a</sup>	8.6 <sup>a</sup>
Other BC	10.9 <sup>c</sup>	5.9 <sup>a</sup>	**	4.2 <sup>b</sup>	**	**	5.5 <sup>a</sup>	**	**	**	3.3 <sup>b</sup>	2.8 <sup>a</sup>
<b>British Columbia</b>	<b>3.7<sup>a</sup></b>	<b>3.3<sup>a</sup></b>	<b>3.9<sup>a</sup></b>	<b>3.9<sup>a</sup></b>	<b>2.9<sup>a</sup></b>	<b>4.0<sup>a</sup></b>	<b>2.7<sup>a</sup></b>	<b>4.5<sup>a</sup></b>	<b>3.4<sup>a</sup></b>	<b>4.8<sup>a</sup></b>	<b>3.1<sup>a</sup></b>	<b>4.2<sup>a</sup></b>

<sup>1</sup> Nationally these are referred to as Standard Spaces.

The following units are excluded from the table above: non-market/subsidy units, respite units, and units where an extra charge is paid for Heavy-care (1½ hours or more of care). Second person extra charge is also excluded from the calculation.

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability

- : A zero count or no Universe

### 1.3 Vacancy Rates (%) and Average Rents (\$) of Heavy Care Spaces<sup>1</sup> British Columbia

Centre	Vacancy Rate		Average Rent	
	2018	2019	2018	2019
Lower Mainland	1.5 <sup>a</sup>	1.9 <sup>a</sup>	7,419 <sup>a</sup>	6,547 <sup>a</sup>
Fraser East	3.6	0.2	**	**
Fraser North	1.3	3.7	**	**
Fraser South	0.9 <sup>a</sup>	2.9 <sup>a</sup>	6,693 <sup>a</sup>	6,299 <sup>a</sup>
Vancouver Coastal	0.4 <sup>a</sup>	**	8,808 <sup>a</sup>	**
Vancouver Island / Central Coast	3.2 <sup>a</sup>	0.8 <sup>a</sup>	6,864 <sup>a</sup>	6,417 <sup>a</sup>
Metro Victoria & Gulf Islands	6.3 <sup>a</sup>	1.2 <sup>a</sup>	7,348 <sup>a</sup>	7,089 <sup>a</sup>
Central Vancouver Island	2.0 <sup>a</sup>	0.7 <sup>a</sup>	6,062 <sup>a</sup>	**
Courtenay / North Island / Central Coast	**	**	**	**
Okanagan / Thompson / Shuswap	3.2 <sup>a</sup>	1.0 <sup>a</sup>	5,790 <sup>a</sup>	6,131 <sup>a</sup>
Other BC	**	**	**	**
<b>British Columbia</b>	<b>2.1<sup>a</sup></b>	<b>1.3<sup>a</sup></b>	<b>6,867<sup>a</sup></b>	<b>6,419<sup>a</sup></b>

<sup>1</sup> Non-market heavy care units are excluded from Average Rents, but are included in Vacancy Rate.

### 1.4 Universe, Number of Residents Living in Universe and Capture Rate (%) British Columbia

Centre	Total Number of Spaces	Overall Vacancy Rate (%)		Number of Residences	Number of Residents	Estimated Population Aged 75+ <sup>1</sup>	Capture Rate <sup>2</sup> (%)
		2018	2019				
Lower Mainland	14,832	1.6 <sup>a</sup>	2.4 <sup>a</sup>	143	15,425 <sup>a</sup>	224,434	6.9
Fraser East	2,514	1.5 <sup>a</sup>	2.0 <sup>a</sup>	26	2,652 <sup>b</sup>	24,583	10.8
Abbotsford/Mission	1,545	2.3 <sup>a</sup>	2.2 <sup>a</sup>	10	1,619 <sup>a</sup>	14,156	11.4
Chilliwack/Hope/Agassiz	969	0.3 <sup>a</sup>	1.6 <sup>a</sup>	16	1,033 <sup>c</sup>	10,427	9.9
Fraser North	3,182	1.6 <sup>a</sup>	2.5 <sup>a</sup>	29	3,329 <sup>a</sup>	45,155	7.4
Fraser South	4,830	1.4 <sup>a</sup>	3.3 <sup>a</sup>	43	4,947 <sup>a</sup>	59,983	8.2
Langley	1,096	0.8 <sup>a</sup>	1.8 <sup>a</sup>	10	1,179 <sup>a</sup>	12,248	9.6
Surrey/Delta	1,933	1.3 <sup>a</sup>	1.0 <sup>a</sup>	19	2,008 <sup>a</sup>	35,057	5.7
White Rock/South Surrey	1,801	2.0 <sup>a</sup>	6.8 <sup>a</sup>	14	1,760 <sup>a</sup>	12,678	13.9
Vancouver Coastal	4,306	1.9 <sup>a</sup>	1.6 <sup>a</sup>	45	4,497 <sup>a</sup>	94,713	4.7
Vancouver Island / Central Coast	7,237	2.8 <sup>a</sup>	3.4 <sup>a</sup>	86	7,362 <sup>b</sup>	87,625	8.4
Metro Victoria & Gulf Islands	3,609	3.5 <sup>a</sup>	4.5 <sup>a</sup>	46	3,683 <sup>a</sup>	39,836	9.2
Central Vancouver Island	2,822	2.2 <sup>a</sup>	1.8 <sup>a</sup>	31	2,890 <sup>d</sup>	32,097	9.0
Courtenay / North Island / Central Coast	806	2.4 <sup>a</sup>	4.1 <sup>a</sup>	9	789 <sup>a</sup>	15,692	5.0
Okanagan / Thompson / Shuswap	7,259	4.4 <sup>a</sup>	5.0 <sup>a</sup>	89	7,464 <sup>a</sup>	61,687	12.1
Central Okanagan	2,603	2.7 <sup>a</sup>	3.4 <sup>a</sup>	26	2,757 <sup>a</sup>	19,956	13.8
North Okanagan	1,248	4.5 <sup>a</sup>	4.8 <sup>a</sup>	16	1,283 <sup>a</sup>	10,044	12.8
South Okanagan	1,648	5.1 <sup>a</sup>	4.9 <sup>a</sup>	19	1,684 <sup>a</sup>	13,424	12.5
Thompson/Shuswap	1,760	6.4 <sup>a</sup>	7.5 <sup>a</sup>	28	1,740 <sup>a</sup>	18,263	9.5
Other BC	2,451	1.6 <sup>a</sup>	1.6 <sup>a</sup>	48	2,511 <sup>b</sup>	34,981	7.2
<b>British Columbia</b>	<b>31,779</b>	<b>2.5<sup>a</sup></b>	<b>3.2<sup>a</sup></b>	<b>366</b>	<b>32,762<sup>a</sup></b>	<b>408,727</b>	<b>8.0</b>

<sup>1</sup> Source: Current Population Estimates, P.E.O.P.L.E. 2018, BC Statistics.

<sup>2</sup> The capture rate is the proportion of the population aged 75 and over living in the survey universe.

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability - : A zero count or no Universe

## 2.1 Universe of Total Spaces by Unit Type British Columbia

Centre	Bachelor	One Bedroom	Two Bedroom +	Total
<i>Lower Mainland</i>	6,027	7,650	1,155	14,832
<i>Fraser East</i>	1,108	1,164	242	2,514
<i>Fraser North</i>	1,288	1,727	167	3,182
<i>Fraser South</i>	2,008	2,422	400	4,830
<i>Vancouver Coastal</i>	1,623	2,337	346	4,306
<i>Vancouver Island / Central Coast</i>	2,562	3,989	686	7,237
<i>Metro Victoria &amp; Gulf Islands</i>	1,017	2,178	414	3,609
<i>Central Vancouver Island</i>	1,257	1,399	166	2,822
<i>Courtenay / North Island / Central Coast</i>	288	412	106	806
<i>Okanagan / Thompson / Shuswap</i>	2,656	3,724	879	7,259
<i>Central Okanagan</i>	785	1,500	318	2,603
<i>North Okanagan</i>	633	476	139	1,248
<i>South Okanagan</i>	711	777	160	1,648
<i>Thompson/Shuswap</i>	527	971	262	1,760
<i>Other BC</i>	1,213	1,078	160	2,451
<b>British Columbia</b>	<b>12,458</b>	<b>16,441</b>	<b>2,880</b>	<b>31,779</b>

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability      - : A zero count or no Universe

2.2 Universe by Unit Type British Columbia				
Centre	Bachelor	One Bedroom	Two Bedroom +	Total
<b>Lower Mainland</b>	6,027	7,650	1,155	14,832
Independent Living Spaces <sup>1</sup>	2,400	5,615	1,111	9,126
Non-Market Spaces(Independent Living)	620	1,810	2	2,432
Heavy Care Spaces	2,939	9	6	2,954
All Other Spaces	-	-	-	-
Unknown Spaces	68	216	36	320
<b>Fraser East</b>	1,108	1,164	242	2,514
Independent Living Spaces <sup>1</sup>	347	862	230	1,439
Non-Market Spaces(Independent Living)	47	264	-	311
Heavy Care Spaces	646	-	-	646
All Other Spaces	-	-	-	-
Unknown Spaces	68	38	12	118
<b>Fraser North</b>	1,288	1,727	167	3,182
Independent Living Spaces <sup>1</sup>	533	1,419	165	2,117
Non-Market Spaces(Independent Living)	192	308	2	502
Heavy Care Spaces	563	-	-	563
All Other Spaces	-	-	-	-
Unknown Spaces	-	-	-	-
<b>Fraser South</b>	2,008	2,422	400	4,830
Independent Living Spaces <sup>1</sup>	623	1,891	400	2,914
Non-Market Spaces(Independent Living)	150	516	-	666
Heavy Care Spaces	1,235	9	-	1,244
All Other Spaces	-	-	-	-
Unknown Spaces	-	6	-	6
<b>Vancouver Coastal</b>	1,623	2,337	346	4,306
Independent Living Spaces <sup>1</sup>	897	1,443	316	2,656
Non-Market Spaces(Independent Living)	231	722	-	953
Heavy Care Spaces	495	-	6	501
All Other Spaces	-	-	-	-
Unknown Spaces	-	172	24	196
<b>Vancouver Island/ Central Coast</b>	2,562	3,989	686	7,237
Independent Living Spaces <sup>1</sup>	770	2,784	629	4,183
Non-Market Spaces(Independent Living)	395	807	40	1,242
Heavy Care Spaces	1,198	160	-	1,358
All Other Spaces	-	-	-	-
Unknown Spaces	199	238	17	454
<b>Metro Victoria &amp; Gulf Islands</b>	1,017	2,178	414	3,609
Independent Living Spaces <sup>1</sup>	415	1,694	380	2,489
Non-Market Spaces(Independent Living)	191	484	34	709
Heavy Care Spaces	411	-	-	411
All Other Spaces	-	-	-	-
Unknown Spaces	-	-	-	-
<b>Central Vancouver Island</b>	1,257	1,399	166	2,822
Independent Living Spaces <sup>1</sup>	248	783	145	1,176
Non-Market Spaces(Independent Living)	159	218	4	381
Heavy Care Spaces	651	160	-	811
All Other Spaces	-	-	-	-
Unknown Spaces	199	238	17	454

continue

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability      - : A zero count or no Universe

## 2.2 Universe by Unit Type British Columbia

Centre	Bachelor	One Bedroom	Two Bedroom +	Total
<b>Courtenay/ North Island/ Central Coast</b>	288	412	106	806
Independent Living Spaces <sup>1</sup>	107	307	104	518
Non-Market Spaces(Independent Living)	45	105	2	152
Heavy Care Spaces	136	-	-	136
All Other Spaces	-	-	-	-
Unknown Spaces	-	-	-	-
<b>Okanagan/ Thompson/ Shuswap</b>	2,656	3,724	879	7,259
Independent Living Spaces <sup>1</sup>	1,044	3,027	870	4,941
Non-Market Spaces(Independent Living)	393	675	8	1,076
Heavy Care Spaces	1,217	-	1	1,218
All Other Spaces	2	-	-	2
Unknown Spaces	-	22	-	22
<b>Central Okanagan</b>	785	1,500	318	2,603
Independent Living Spaces <sup>1</sup>	292	1,253	316	1,861
Non-Market Spaces(Independent Living)	25	225	2	252
Heavy Care Spaces	468	-	-	468
All Other Spaces	-	-	-	-
Unknown Spaces	-	22	-	22
<b>North Okanagan</b>	633	476	139	1,248
Independent Living Spaces <sup>1</sup>	333	354	139	826
Non-Market Spaces(Independent Living)	80	122	-	202
Heavy Care Spaces	220	-	-	220
All Other Spaces	-	-	-	-
Unknown Spaces	-	-	-	-
<b>South Okanagan</b>	711	777	160	1,648
Independent Living Spaces <sup>1</sup>	137	633	153	923
Non-Market Spaces(Independent Living)	187	144	6	337
Heavy Care Spaces	385	-	1	386
All Other Spaces	2	-	-	2
Unknown Spaces	-	-	-	-
<b>Thompson/ Shuswap</b>	527	971	262	1,760
Independent Living Spaces <sup>1</sup>	282	787	262	1,331
Non-Market Spaces(Independent Living)	101	184	-	285
Heavy Care Spaces	144	-	-	144
All Other Spaces	-	-	-	-
Unknown Spaces	-	-	-	-
<b>Other BC</b>	1,213	1,078	160	2,451
Independent Living Spaces <sup>1</sup>	206	645	147	998
Non-Market Spaces(Independent Living)	253	346	3	602
Heavy Care Spaces	661	7	-	668
All Other Spaces	-	-	-	-
Unknown Spaces	93	80	10	183
<b>British Columbia</b>	<b>12,458</b>	<b>16,441</b>	<b>2,880</b>	<b>31,779</b>
Independent Living Spaces <sup>1</sup>	4,420	12,071	2,757	19,248
Non-Market Spaces(Independent Living)	1,661	3,638	53	5,352
Heavy Care Spaces	6,015	176	7	6,198
All Other Spaces	2	-	-	2
Unknown Spaces	360	556	63	979

<sup>1</sup> Nationally these are referred to as Standard Spaces.

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability      - : A zero count or no Universe

### 2.3 Universe of Independent Living Spaces<sup>1</sup> by Rent Range (\$) British Columbia

Centre	Less than \$1,900	\$1,900 - \$2,399	\$2,400 - \$2,899	\$2,900 - \$4,999	\$5,000 and More
	% of Total <sup>2</sup>				
Lower Mainland	8.9 <sup>a</sup>	9.7 <sup>a</sup>	14.9 <sup>a</sup>	48.7 <sup>a</sup>	17.9 <sup>a</sup>
Fraser East	15.5 <sup>a</sup>	13.0 <sup>a</sup>	21.0 <sup>a</sup>	42.6 <sup>a</sup>	7.9 <sup>a</sup>
Fraser North	19.4 <sup>a</sup>	6.2 <sup>a</sup>	18.0 <sup>a</sup>	48.5 <sup>a</sup>	7.9 <sup>a</sup>
Fraser South	2.2 <sup>a</sup>	12.4 <sup>a</sup>	8.7 <sup>a</sup>	71.4 <sup>a</sup>	5.3 <sup>a</sup>
Vancouver Coastal	4.3 <sup>a</sup>	7.7 <sup>a</sup>	15.6 <sup>a</sup>	28.4 <sup>a</sup>	44.0 <sup>a</sup>
Vancouver Island / Central Coast	8.4 <sup>a</sup>	4.3 <sup>a</sup>	16.8 <sup>a</sup>	63.1 <sup>a</sup>	7.3 <sup>a</sup>
Metro Victoria & Gulf Islands	5.5 <sup>a</sup>	6.2 <sup>a</sup>	17.4 <sup>a</sup>	59.4 <sup>a</sup>	11.6 <sup>a</sup>
Central Vancouver Island	16.8 <sup>a</sup>	2.6 <sup>a</sup>	14.9 <sup>a</sup>	63.1 <sup>a</sup>	2.6 <sup>a</sup>
Courtenay / North Island / Central Coast	**	**	19.5 <sup>a</sup>	80.5 <sup>a</sup>	**
Okanagan / Thompson / Shuswap	14.8 <sup>a</sup>	19.5 <sup>a</sup>	22.4 <sup>a</sup>	43.3 <sup>a</sup>	0.0 <sup>a</sup>
Central Okanagan	8.0 <sup>a</sup>	18.6 <sup>a</sup>	17.2 <sup>a</sup>	56.1 <sup>a</sup>	0.1 <sup>a</sup>
North Okanagan	26.0 <sup>a</sup>	13.9 <sup>a</sup>	19.9 <sup>a</sup>	40.2 <sup>a</sup>	**
South Okanagan	19.8 <sup>a</sup>	26.3 <sup>a</sup>	16.6 <sup>a</sup>	37.3 <sup>a</sup>	**
Thompson/Shuswap	14.0 <sup>a</sup>	19.6 <sup>a</sup>	35.2 <sup>a</sup>	31.2 <sup>a</sup>	**
Other BC	25.2 <sup>a</sup>	31.1 <sup>a</sup>	34.5 <sup>a</sup>	9.1 <sup>a</sup>	**
<b>British Columbia</b>	<b>11.1<sup>a</sup></b>	<b>12.1<sup>a</sup></b>	<b>18.2<sup>a</sup></b>	<b>48.4<sup>a</sup></b>	<b>10.1<sup>a</sup></b>

Figures exclude semi-private and ward units.

<sup>1</sup> Nationally these are referred to as Standard Spaces.

<sup>2</sup> % is based on those spaces where the rent is known.

The following units are excluded from the table above: non-market/subsidy units, respite units, and units where an extra charge is paid for Heavy-care (1½ hours or more of care).

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability - : A zero count or no Universe

## 2.4 Proportion (%) of Structures where Select Services are Available<sup>1</sup> by Structure Size British Columbia

Centre	Meals				On-Site Medical Services	On-Site Nursing Services <sup>2</sup>	24-Hour Call Bell	Pharmacy
	Optional	# of Meals Included in Rent						
		1	2	3				
<i>Lower Mainland</i>	0.7 a	10.2 c	35.5 a	53.6 a	25.5 a	37.7 a	89.2 a	13.8 a
10 - 49	0.0 b	10.9 d	21.2 d	67.9 a	11.0 d	14.3 c	78.8 a	0.0 b
50 - 89	0.0 b	5.9 d	55.1 a	39.0 a	19.4 d	30.7 a	86.2 a	5.6 c
90 or more	1.3 a	12.1 c	31.4 a	55.2 a	33.9 a	50.0 a	94.6 a	23.0 a
<i>Fraser East</i>	0.0 c	12.1 d	27.7 d	60.3 a	**	31.3 a	91.8 a	15.6 d
10 - 49	**	**	**	89.9 a	**	**	79.9 a	**
50 - 89	**	**	**	**	**	**	100.0 a	16.3 d
90 or more	**	**	**	**	**	**	100.0 a	**
<i>Fraser North</i>	0.0 a	6.9 a	41.4 a	51.7 a	13.8 a	31.0 a	86.2 a	3.4 a
10 - 49	0.0 a	0.0 a	60.0 a	40.0 a	0.0 a	20.0 a	80.0 a	0.0 a
50 - 89	0.0 a	0.0 a	62.5 a	37.5 a	12.5 a	12.5 a	75.0 a	0.0 a
90 or more	0.0 a	12.5 a	25.0 a	62.5 a	18.8 a	43.8 a	93.8 a	6.3 a
<i>Fraser South</i>	2.3 a	4.7 a	38.6 a	54.4 a	36.0 a	47.8 a	85.9 a	24.0 a
10 - 49	**	12.4 a	12.4 a	75.2 a	**	12.4 a	62.9 a	**
50 - 89	**	**	**	**	**	**	87.9 a	**
90 or more	3.7 a	3.7 a	43.2 a	49.3 a	50.1 a	61.7 a	92.2 a	38.6 a
<i>Vancouver Coastal</i>	0.0 b	16.7 d	**	50.1 a	17.1 d	**	92.8 a	9.7 c
10 - 49	**	**	**	**	**	**	100.0 a	**
50 - 89	0.0 c	**	**	**	**	**	85.5 a	**
90 or more	0.0 c	12.8 d	26.1 d	61.2 a	26.7 d	**	95.6 a	13.2 d
<i>Vancouver Island/ Central Coast</i>	2.8 c	15.9 d	41.2 a	40.0 a	19.0 d	24.9 a	89.9 a	2.6 c
10 - 49	**	27.6 d	35.8 a	33.1 a	3.1 d	11.7 a	90.1 a	0.0 b
50 - 89	**	5.7 a	41.0 a	46.1 a	5.7 a	11.5 a	88.5 a	0.0 c
90 or more	0.0 c	**	**	**	**	**	90.5 a	**
<i>Metro Victoria &amp; Gulf Islands</i>	0.0 b	15.3 a	46.8 a	37.9 a	20.3 d	20.0 a	95.5 a	0.0 b
10 - 49	0.0 c	24.7 d	56.4 a	18.9 d	**	0.0 c	100.0 a	0.0 c
50 - 89	0.0 c	8.2 a	42.2 a	49.6 a	8.2 a	16.4 a	91.8 a	0.0 c
90 or more	**	11.5 a	40.9 a	47.6 a	41.8 a	41.5 a	93.9 a	**
<i>Central Vancouver Island</i>	**	**	**	**	**	**	81.9 a	**
10 - 49	**	**	14.4 c	**	0.0 c	21.7 d	**	0.0 c
50 - 89	**	**	**	**	**	**	100.0 a	**
90 or more	**	**	**	**	**	**	82.9 a	**
<i>Courtenay/ North Island/ Central Coast</i>	0.0 a	11.1 a	44.4 a	44.4 a	11.1 a	11.1 a	88.9 a	0.0 a
10 - 49	0.0 a	25.0 a	25.0 a	50.0 a	0.0 a	25.0 a	100.0 a	0.0 a
50 - 89	**	**	**	**	**	**	**	**
90 or more	**	**	**	**	**	**	**	**
<i>Okanagan/ Thompson/ Shuswap</i>	1.1 a	11.8 c	35.5 a	51.6 a	18.5 a	21.9 a	90.7 a	5.6 a
10 - 49	3.3 a	10.1 c	33.0 a	53.7 a	3.3 a	10.1 c	83.1 a	0.0 b
50 - 89	0.0 c	10.3 d	50.2 a	39.5 a	19.8 a	24.7 a	95.1 a	14.8 a
90 or more	0.0 b	14.0 c	29.7 a	56.3 a	**	29.9 a	94.5 a	5.2 a
<i>Other BC</i>	0.0 b	28.9 d	53.1 a	18.0 d	18.2 d	25.6 d	90.5 a	9.1 c
10 - 49	0.0 c	14.7 d	64.3 a	**	**	13.9 d	88.9 a	**
50 - 89	**	**	**	**	**	**	**	**
90 or more	**	**	**	**	**	**	90.1 a	**
<b>British Columbia</b>	<b>1.2 a</b>	<b>14.4 a</b>	<b>39.1 a</b>	<b>45.2 a</b>	<b>21.3 a</b>	<b>29.3 a</b>	<b>89.9 a</b>	<b>8.6 a</b>
10 - 49	1.8 c	16.2 d	38.8 a	43.2 a	8.5 b	12.4 a	85.5 a	1.7 c
50 - 89	**	9.4 c	49.8 a	39.3 a	16.6 a	22.9 a	89.9 a	7.7 b
90 or more	0.6 a	15.5 a	34.1 a	49.8 a	33.6 a	45.6 a	93.4 a	14.3 a

<sup>1</sup> Services are considered to be included in rent for a structure if the majority of all spaces have the service included in the rent.

<sup>2</sup> On-site nursing services include RN, RPN or LPN.

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability      - : A zero count or no Universe

## 2.5 Proportion (%) of Structures with Access to Selected Amenities<sup>1</sup> by Structure Size British Columbia

Centre	Transportation Services	Swimming Pool	Hot Tub/Spa	Movie Theatre	Exercise Facilities	Internet
<i>Lower Mainland</i>	47.4 <sup>a</sup>	4.4 <sup>b</sup>	16.6 <sup>a</sup>	37.6 <sup>a</sup>	50.6 <sup>a</sup>	85.7 <sup>a</sup>
10 - 49	25.6 <sup>d</sup>	0.0 <sup>b</sup>	13.8 <sup>a</sup>	14.3 <sup>c</sup>	17.7 <sup>d</sup>	82.3 <sup>a</sup>
50 - 89	30.8 <sup>a</sup>	0.0 <sup>b</sup>	16.7 <sup>d</sup>	27.5 <sup>a</sup>	46.7 <sup>a</sup>	83.3 <sup>a</sup>
90 or more	63.8 <sup>a</sup>	8.2 <sup>b</sup>	17.7 <sup>d</sup>	51.3 <sup>a</sup>	64.9 <sup>a</sup>	88.2 <sup>a</sup>
<i>Fraser East</i>	47.9 <sup>a</sup>	3.8 <sup>a</sup>	3.8 <sup>a</sup>	27.7 <sup>d</sup>	35.4 <sup>a</sup>	88.2 <sup>a</sup>
10 - 49	**	**	**	**	**	89.9 <sup>a</sup>
50 - 89	**	**	**	16.3 <sup>d</sup>	**	83.7 <sup>a</sup>
90 or more	**	10.8 <sup>c</sup>	10.8 <sup>c</sup>	**	**	89.2 <sup>a</sup>
<i>Fraser North</i>	34.5 <sup>a</sup>	6.9 <sup>a</sup>	27.6 <sup>a</sup>	48.3 <sup>a</sup>	51.7 <sup>a</sup>	69.0 <sup>a</sup>
10 - 49	0.0 <sup>a</sup>	0.0 <sup>a</sup>	60.0 <sup>a</sup>	20.0 <sup>a</sup>	0.0 <sup>a</sup>	40.0 <sup>a</sup>
50 - 89	25.0 <sup>a</sup>	0.0 <sup>a</sup>	25.0 <sup>a</sup>	50.0 <sup>a</sup>	75.0 <sup>a</sup>	75.0 <sup>a</sup>
90 or more	50.0 <sup>a</sup>	12.5 <sup>a</sup>	18.8 <sup>a</sup>	56.3 <sup>a</sup>	56.3 <sup>a</sup>	75.0 <sup>a</sup>
<i>Fraser South</i>	59.9 <sup>a</sup>	5.0 <sup>d</sup>	19.3 <sup>d</sup>	40.6 <sup>a</sup>	59.6 <sup>a</sup>	92.8 <sup>a</sup>
10 - 49	**	**	12.4 <sup>a</sup>	**	24.8 <sup>a</sup>	86.7 <sup>a</sup>
50 - 89	**	**	**	**	**	100.0 <sup>a</sup>
90 or more	72.9 <sup>a</sup>	**	19.3 <sup>d</sup>	57.6 <sup>a</sup>	76.7 <sup>a</sup>	92.5 <sup>a</sup>
<i>Vancouver Coastal</i>	43.6 <sup>a</sup>	2.5 <sup>c</sup>	14.4 <sup>d</sup>	**	50.2 <sup>a</sup>	88.2 <sup>a</sup>
10 - 49	**	**	**	**	**	100.0 <sup>a</sup>
50 - 89	**	0.0 <sup>c</sup>	13.9 <sup>d</sup>	**	**	78.3 <sup>a</sup>
90 or more	66.0 <sup>a</sup>	4.5 <sup>d</sup>	**	**	61.5 <sup>a</sup>	91.6 <sup>a</sup>
<i>Vancouver Island/ Central Coast</i>	42.1 <sup>a</sup>	2.6 <sup>c</sup>	14.7 <sup>c</sup>	26.0 <sup>a</sup>	45.3 <sup>a</sup>	82.8 <sup>a</sup>
10 - 49	17.7 <sup>a</sup>	0.0 <sup>b</sup>	0.0 <sup>b</sup>	2.9 <sup>a</sup>	18.0 <sup>d</sup>	78.1 <sup>a</sup>
50 - 89	47.0 <sup>a</sup>	0.0 <sup>c</sup>	5.7 <sup>a</sup>	11.5 <sup>a</sup>	41.3 <sup>a</sup>	71.1 <sup>a</sup>
90 or more	64.1 <sup>a</sup>	**	**	56.5 <sup>a</sup>	74.6 <sup>a</sup>	93.4 <sup>a</sup>
<i>Metro Victoria &amp; Gulf Islands</i>	44.6 <sup>a</sup>	2.2 <sup>a</sup>	17.7 <sup>a</sup>	24.3 <sup>a</sup>	62.4 <sup>a</sup>	84.4 <sup>a</sup>
10 - 49	24.7 <sup>d</sup>	0.0 <sup>c</sup>	0.0 <sup>c</sup>	0.0 <sup>c</sup>	**	75.0 <sup>a</sup>
50 - 89	59.1 <sup>a</sup>	0.0 <sup>c</sup>	8.2 <sup>a</sup>	8.2 <sup>a</sup>	59.1 <sup>a</sup>	75.0 <sup>a</sup>
90 or more	53.3 <sup>a</sup>	5.8 <sup>a</sup>	41.2 <sup>a</sup>	58.5 <sup>a</sup>	93.9 <sup>a</sup>	100.0 <sup>a</sup>
<i>Central Vancouver Island</i>	**	**	**	**	**	78.5 <sup>a</sup>
10 - 49	7.2 <sup>b</sup>	0.0 <sup>c</sup>	0.0 <sup>c</sup>	0.0 <sup>c</sup>	0.0 <sup>c</sup>	**
50 - 89	**	**	**	**	**	76.5 <sup>a</sup>
90 or more	75.2 <sup>a</sup>	**	**	**	**	**
<i>Courtenay/ North Island/ Central Coast</i>	44.4 <sup>a</sup>	0.0 <sup>a</sup>	22.2 <sup>a</sup>	44.4 <sup>a</sup>	44.4 <sup>a</sup>	88.9 <sup>a</sup>
10 - 49	25.0 <sup>a</sup>	0.0 <sup>a</sup>	0.0 <sup>a</sup>	25.0 <sup>a</sup>	25.0 <sup>a</sup>	100.0 <sup>a</sup>
50 - 89	**	**	**	**	**	**
90 or more	**	**	**	**	**	**
<i>Okanagan/ Thompson/ Shuswap</i>	39.0 <sup>a</sup>	5.9 <sup>b</sup>	6.9 <sup>b</sup>	21.7 <sup>a</sup>	48.2 <sup>a</sup>	75.8 <sup>a</sup>
10 - 49	16.6 <sup>d</sup>	0.0 <sup>b</sup>	0.0 <sup>b</sup>	0.0 <sup>b</sup>	3.3 <sup>a</sup>	69.5 <sup>a</sup>
50 - 89	45.3 <sup>a</sup>	4.9 <sup>a</sup>	4.9 <sup>a</sup>	29.6 <sup>a</sup>	74.5 <sup>a</sup>	74.9 <sup>a</sup>
90 or more	53.7 <sup>a</sup>	11.1 <sup>d</sup>	13.5 <sup>c</sup>	34.9 <sup>a</sup>	70.3 <sup>a</sup>	81.4 <sup>a</sup>
<i>Other BC</i>	**	2.3 <sup>c</sup>	16.4 <sup>d</sup>	9.0 <sup>c</sup>	**	78.5 <sup>a</sup>
10 - 49	3.4 <sup>d</sup>	3.6 <sup>d</sup>	0.0 <sup>c</sup>	0.0 <sup>c</sup>	14.0 <sup>d</sup>	66.7 <sup>a</sup>
50 - 89	**	**	**	**	**	**
90 or more	**	**	**	**	**	100.0 <sup>a</sup>
<b>British Columbia</b>	<b>42.0<sup>a</sup></b>	<b>4.1<sup>b</sup></b>	<b>13.8<sup>a</sup></b>	<b>27.3<sup>a</sup></b>	<b>46.4<sup>a</sup></b>	<b>81.7<sup>a</sup></b>
10 - 49	15.7 <sup>a</sup>	0.9 <sup>a</sup>	3.2 <sup>a</sup>	4.1 <sup>b</sup>	13.3 <sup>a</sup>	74.1 <sup>a</sup>
50 - 89	41.5 <sup>a</sup>	1.2 <sup>a</sup>	13.0 <sup>c</sup>	25.4 <sup>a</sup>	54.9 <sup>a</sup>	79.7 <sup>a</sup>
90 or more	62.6 <sup>a</sup>	8.0 <sup>b</sup>	22.4 <sup>a</sup>	46.2 <sup>a</sup>	67.9 <sup>a</sup>	88.5 <sup>a</sup>

<sup>1</sup> Services are considered to be included in rent for a structure if the majority of all spaces have the service included in the rent.

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability      - : A zero count or no Universe

### 3.1 Average Rent (\$) of Independent Living Spaces<sup>1</sup> by Unit Type British Columbia

Centre	Bachelor		One Bedroom		Two Bedroom +		Total	
	2018	2019	2018	2019	2018	2019	2018	2019
Lower Mainland	2,393 <sup>a</sup>	3,078 <sup>a</sup>	3,500 <sup>a</sup>	3,632 <sup>a</sup>	4,840 <sup>a</sup>	4,937 <sup>a</sup>	3,403 <sup>a</sup>	3,644 <sup>a</sup>
Fraser East	1,844 <sup>a</sup>	2,968 <sup>a</sup>	2,509 <sup>a</sup>	2,748 <sup>a</sup>	3,341 <sup>a</sup>	3,657 <sup>a</sup>	2,522 <sup>a</sup>	2,948 <sup>a</sup>
Abbotsford/Mission	**	4,108 <sup>a</sup>	2,455 <sup>a</sup>	2,723 <sup>a</sup>	3,647 <sup>a</sup>	3,772 <sup>a</sup>	2,591 <sup>a</sup>	3,151 <sup>a</sup>
Chilliwack/Hope/Agassiz	1,775 <sup>a</sup>	1,948 <sup>a</sup>	2,610 <sup>a</sup>	2,790 <sup>a</sup>	3,007 <sup>a</sup>	3,546 <sup>a</sup>	2,433 <sup>a</sup>	2,682 <sup>a</sup>
Fraser North	2,048 <sup>a</sup>	2,175 <sup>a</sup>	3,257 <sup>a</sup>	3,398 <sup>a</sup>	4,469 <sup>a</sup>	4,935 <sup>a</sup>	2,980 <sup>a</sup>	3,210 <sup>a</sup>
Burnaby	1,816 <sup>a</sup>	1,842 <sup>a</sup>	3,108 <sup>a</sup>	2,919 <sup>a</sup>	**	**	2,772 <sup>a</sup>	2,654 <sup>a</sup>
Coquitlam/Port Coquitlam/Port Moody	**	2,006 <sup>a</sup>	3,662 <sup>a</sup>	4,153 <sup>a</sup>	**	5,898 <sup>a</sup>	3,206 <sup>a</sup>	3,834 <sup>a</sup>
Maple Ridge/Pitt Meadows	2,530 <sup>a</sup>	2,719 <sup>a</sup>	2,624 <sup>a</sup>	2,787 <sup>a</sup>	3,603 <sup>a</sup>	3,813 <sup>a</sup>	2,660 <sup>a</sup>	2,864 <sup>a</sup>
New Westminster	**	**	**	**	**	**	**	**
Fraser South	2,254 <sup>a</sup>	2,860 <sup>a</sup>	3,206 <sup>a</sup>	3,536 <sup>a</sup>	4,260 <sup>a</sup>	4,472 <sup>a</sup>	3,146 <sup>a</sup>	3,520 <sup>a</sup>
Langley	2,372 <sup>a</sup>	3,274 <sup>a</sup>	2,982 <sup>a</sup>	3,307 <sup>a</sup>	3,746 <sup>a</sup>	4,023 <sup>a</sup>	3,022 <sup>a</sup>	3,404 <sup>a</sup>
Surrey/Delta	2,202 <sup>a</sup>	2,680 <sup>a</sup>	2,953 <sup>a</sup>	3,336 <sup>a</sup>	4,299 <sup>a</sup>	4,534 <sup>a</sup>	2,889 <sup>a</sup>	3,270 <sup>a</sup>
White Rock/South Surrey	2,292 <sup>a</sup>	2,963 <sup>a</sup>	3,685 <sup>a</sup>	3,941 <sup>a</sup>	4,790 <sup>a</sup>	4,898 <sup>a</sup>	3,581 <sup>a</sup>	3,956 <sup>a</sup>
Vancouver Coastal	3,135 <sup>a</sup>	3,771 <sup>a</sup>	4,667 <sup>a</sup>	4,503 <sup>a</sup>	6,753 <sup>a</sup>	6,458 <sup>a</sup>	4,574 <sup>a</sup>	4,484 <sup>a</sup>
Vancouver	2,735 <sup>a</sup>	3,638 <sup>a</sup>	4,903 <sup>a</sup>	4,534 <sup>a</sup>	6,770 <sup>a</sup>	6,764 <sup>a</sup>	4,405 <sup>a</sup>	4,250 <sup>a</sup>
Richmond	**	**	**	**	**	**	3,130 <sup>a</sup>	3,178 <sup>a</sup>
North/West Vancouver	4,938 <sup>a</sup>	4,859 <sup>a</sup>	5,362 <sup>a</sup>	5,342 <sup>a</sup>	7,430 <sup>a</sup>	6,944 <sup>a</sup>	5,758 <sup>a</sup>	5,580 <sup>a</sup>
Coastal Vancouver	**	**	**	**	**	**	**	**
Vancouver Island / Central Coast	2,286 <sup>a</sup>	2,556 <sup>a</sup>	3,299 <sup>a</sup>	3,332 <sup>a</sup>	4,280 <sup>a</sup>	4,393 <sup>a</sup>	3,267 <sup>a</sup>	3,347 <sup>a</sup>
Metro Victoria & Gulf Islands	2,495 <sup>a</sup>	2,611 <sup>a</sup>	3,559 <sup>a</sup>	3,552 <sup>a</sup>	4,753 <sup>a</sup>	4,833 <sup>a</sup>	3,552 <sup>a</sup>	3,591 <sup>a</sup>
Saanich, Peninsula & Gulf Islands	2,837 <sup>a</sup>	2,980 <sup>a</sup>	3,848 <sup>a</sup>	3,866 <sup>a</sup>	4,949 <sup>a</sup>	5,388 <sup>a</sup>	3,893 <sup>a</sup>	3,964 <sup>a</sup>
Victoria/Esquimalt/Oak Bay/View Royal	2,305 <sup>a</sup>	2,397 <sup>a</sup>	3,622 <sup>a</sup>	3,633 <sup>a</sup>	4,754 <sup>a</sup>	4,751 <sup>a</sup>	3,497 <sup>a</sup>	3,514 <sup>a</sup>
West Shore	**	**	2,159 <sup>a</sup>	2,403 <sup>a</sup>	**	**	2,203 <sup>a</sup>	2,721 <sup>a</sup>
Central Vancouver Island	1,833 <sup>a</sup>	2,453 <sup>a</sup>	2,828 <sup>a</sup>	2,911 <sup>a</sup>	3,383 <sup>a</sup>	3,631 <sup>a</sup>	2,720 <sup>a</sup>	2,906 <sup>a</sup>
Duncan/Cowichan	**	2,706 <sup>a</sup>	2,780 <sup>a</sup>	**	**	**	2,756 <sup>a</sup>	2,734 <sup>a</sup>
Parksville/Qualicum	**	**	**	1,975 <sup>b</sup>	**	**	**	2,279 <sup>a</sup>
Port Alberni	**	**	**	**	**	**	**	**
Nanaimo	1,588 <sup>a</sup>	2,502 <sup>b</sup>	2,815 <sup>a</sup>	3,019 <sup>a</sup>	3,564 <sup>a</sup>	4,075 <sup>a</sup>	2,710 <sup>a</sup>	3,038 <sup>a</sup>
Courtenay / North Island / Central Coast	**	**	3,286 <sup>a</sup>	3,395 <sup>a</sup>	**	**	3,341 <sup>a</sup>	3,374 <sup>a</sup>
Okanagan / Thompson / Shuswap	1,870 <sup>a</sup>	2,004 <sup>a</sup>	2,662 <sup>a</sup>	2,768 <sup>a</sup>	3,748 <sup>a</sup>	3,535 <sup>a</sup>	2,644 <sup>a</sup>	2,742 <sup>a</sup>
Central Okanagan	2,107 <sup>a</sup>	2,135 <sup>a</sup>	2,793 <sup>a</sup>	2,958 <sup>a</sup>	4,210 <sup>a</sup>	3,903 <sup>a</sup>	2,880 <sup>a</sup>	2,989 <sup>a</sup>
North Okanagan	1,699 <sup>a</sup>	1,759 <sup>a</sup>	2,723 <sup>a</sup>	2,811 <sup>a</sup>	3,589 <sup>a</sup>	3,356 <sup>a</sup>	2,491 <sup>a</sup>	2,479 <sup>a</sup>
South Okanagan	1,941 <sup>a</sup>	2,186 <sup>a</sup>	2,404 <sup>a</sup>	2,522 <sup>a</sup>	3,514 <sup>a</sup>	3,744 <sup>a</sup>	2,529 <sup>a</sup>	2,675 <sup>a</sup>
Thompson/Shuswap	1,803 <sup>a</sup>	2,068 <sup>a</sup>	2,622 <sup>a</sup>	2,643 <sup>a</sup>	3,371 <sup>a</sup>	3,061 <sup>a</sup>	2,460 <sup>a</sup>	2,604 <sup>a</sup>
Other BC	1,646 <sup>a</sup>	1,774 <sup>a</sup>	2,169 <sup>a</sup>	2,230 <sup>a</sup>	2,741 <sup>a</sup>	2,760 <sup>a</sup>	2,140 <sup>a</sup>	2,218 <sup>a</sup>
<b>British Columbia</b>	<b>2,193<sup>a</sup></b>	<b>2,676<sup>a</sup></b>	<b>3,172<sup>a</sup></b>	<b>3,271<sup>a</sup></b>	<b>4,272<sup>a</sup></b>	<b>4,255<sup>a</sup></b>	<b>3,107<sup>a</sup></b>	<b>3,275<sup>a</sup></b>

<sup>1</sup> Nationally these are referred to as Standard Spaces.

The following units are excluded from the table above: non-market/subsidy units, respite units, and units where an extra charge is paid for Heavy-care (1½ hours or more of care).

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability

- : A zero count or no Universe

**OI Average Rent (\$) of Independent Living Spaces<sup>1</sup>**  
**by Unit Type and Date Residence Opened**  
**British Columbia**

Centre	Before 1990	1990-1999	2000 or Later	Total
<b>Lower Mainland</b>	3,373 a	2,949 a	3,839 a	3,644 a
Bachelor	2,309 a	2,151 a	3,605 a	3,078 a
One Bedroom	3,951 a	3,028 a	3,677 a	3,632 a
Two Bedroom	5,675 a	4,260 a	4,929 a	4,937 a
<b>Vancouver Island / Central Coast</b>	3,240 a	3,335 a	3,396 a	3,347 a
Bachelor	2,004 a	2,592 a	2,957 a	2,556 a
One Bedroom	3,475 a	3,399 a	3,252 a	3,332 a
Two Bedroom	4,865 a	4,100 a	4,428 a	4,393 a
<b>Okanagan / Thompson / Shuswap</b>	1,967 a	2,887 a	2,798 a	2,742 a
Bachelor	**	2,202 a	2,099 a	2,004 a
One Bedroom	2,287 a	2,997 a	2,769 a	2,768 a
Two Bedroom	**	3,518 a	3,556 a	3,535 a
<b>Other BC</b>	**	**	2,237 a	2,218 a
Bachelor	**	**	1,799 a	1,774 a
One Bedroom	**	**	2,244 a	2,230 a
Two Bedroom	**	**	2,760 a	2,760 a
<b>Total</b>	3,135 a	3,066 a	3,356 a	3,275 a
Bachelor	2,104 a	2,306 a	3,032 a	2,676 a
One Bedroom	3,570 a	3,152 a	3,238 a	3,271 a
Two Bedroom	5,039 a	3,929 a	4,243 a	4,255 a

<sup>1</sup> Nationally these are referred to as Standard Spaces.

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability      - : A zero count or no Universe

**O2 Universe, Vacancy Rates (%) and Average Rents (\$)  
for Non-Urban Centres less than 50,000 population  
British Columbia**

	Lower Mainland	Vancouver Island/ Central Coast	Okanagan/ Thompson/ Shuswap	Other BC	Total
<i>Universe</i>					
Independent Living Spaces <sup>1</sup>					2,890
Other					3,072
<b>Total</b>	267	1,492	2,332	1,871	5,962
<i>Universe of Spaces</i>					
Bachelor					2,490
One-Bedroom					3,015
Two-Bedroom					457
<b>Total</b>	267	1,492	2,332	1,871	5,962
<i>Total Vacancy Rate</i>					
Bachelor					1.9 a
One-Bedroom					3.7 a
Two-Bedroom					2.3 a
<b>Total</b>	**	1.6 a	5.6 a	1.0 a	2.8 a
<i>Independent Living <sup>1</sup> Vacancy Rate</i>					
Bachelor					6.9 a
One-Bedroom					3.6 a
Two-Bedroom					2.2 a
<b>Total</b>	**	2.2 a	6.7 a	1.3 a	4.0 a
<i>Independent Living <sup>1</sup> Spaces Rent</i>					
Bachelor					1,946 a
One-Bedroom					2,438 a
Two-Bedroom					3,277 a
<b>Total</b>	**	2,770 a	2,544 a	2,195 a	2,466 a

<sup>1</sup> Nationally these are referred to as Standard Spaces.

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability      - : A zero count or no Universe

### O3.1 Universe of Total Spaces<sup>1</sup> by Unit Type British Columbia

Centre	Bachelor	One Bedroom	Two Bedroom +	Total
Lower Mainland	18,670	7,650	1,155	27,475
Fraser East	2,184	1,164	242	3,590
Fraser North	4,155	1,727	167	6,049
Fraser South	4,924	2,422	400	7,746
Vancouver Coastal	7,407	2,337	346	10,090
Vancouver Island / Central Coast	7,578	3,989	686	12,253
Metro Victoria & Gulf Islands	3,852	2,178	414	6,444
Central Vancouver Island	2,694	1,399	166	4,259
Courtenay / North Island / Central Coast	1,032	412	106	1,550
Okanagan / Thompson / Shuswap	5,988	3,724	879	10,591
Central Okanagan	1,931	1,500	318	3,749
North Okanagan	1,064	476	139	1,679
South Okanagan	1,289	777	160	2,226
Thompson/Shuswap	1,704	971	262	2,937
Other BC	2,949	1,078	160	4,187
<b>British Columbia</b>	<b>35,185</b>	<b>16,441</b>	<b>2,880</b>	<b>54,506</b>

<sup>1</sup> Information above includes all heavy care units - both those heavy care units located within seniors' complexes with independent living suites and also those located in residences which offer heavy care to 100% of units (such as nursing homes, long term care homes, extended care homes and multi-level care homes)

### O3.2 Vacancy Rates (%) of Total Spaces<sup>1</sup> by Unit Type British Columbia

Centre	Bachelor	One Bedroom	Two Bedroom +	Total
Lower Mainland	3.5 a	2.6 a	1.8 a	3.2 a
Fraser East	5.1 a	1.0 a	1.4 a	3.5 a
Fraser North	4.0 a	2.4 a	1.8 a	3.5 a
Fraser South	5.3 a	4.4 a	2.3 a	4.9 a
Vancouver Coastal	1.6 a	1.8 a	1.6 b	1.6 a
Vancouver Island/ Central Coast	5.0 a	3.6 a	6.6 a	4.7 a
Metro Victoria & Gulf Islands	5.4 a	4.2 a	10.4 a	5.3 a
Central Vancouver Island	4.3 a	2.2 a	1.3 a	3.5 a
Courtenay/ North Island/ Central Coast	**	4.9 a	0.9 a	5.1 a
Okanagan/ Thompson/ Shuswap	8.3 a	6.0 a	6.5 a	7.4 a
Central Okanagan	6.6 a	3.7 a	5.0 a	5.3 a
North Okanagan	8.0 a	6.5 a	4.3 a	7.3 a
South Okanagan	9.5 a	6.7 a	5.0 a	8.2 a
Thompson/ Shuswap	9.7 a	8.8 a	10.3 a	9.4 a
Other BC	2.4 a	1.2 a	0.7 b	2.1 a
<b>British Columbia</b>	<b>4.6 a</b>	<b>3.5 a</b>	<b>4.3 a</b>	<b>4.3 a</b>

<sup>1</sup> Information above includes all heavy care units - both those heavy care units located within seniors' complexes with independent living suites and also those located in residences which offer heavy care to 100% of units (such as nursing homes, long term care homes, extended care homes and multi-level care homes)

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability - : A zero count or no Universe

### O3.3 Universe of Total Spaces<sup>1</sup> by Size of Residence British Columbia

Centre	< 50 Spaces		50 - 99 Spaces		100 + Spaces		Median
	Number of Residences	Total Spaces	Number of Residences	Total Spaces	Number of Residences	Total Spaces	Residence Size
Lower Mainland	40	1,028	90	6,678	126	19,769	99
Fraser East	13	326	14	1,037	12	2,227	78
Fraser North	6	150	17	1,176	30	4,723	114
Fraser South	11	258	22	1,752	36	5,736	104
Vancouver Coastal	10	294	37	2,713	48	7,083	100
Vancouver Island / Central Coast	63	1,263	43	2,991	51	7,999	61
Metro Victoria & Gulf Islands	28	640	24	1,651	27	4,153	67
Central Vancouver Island	25	483	14	990	17	2,786	60
Courtenay / North Island / Central Coast	10	140	5	350	7	1,060	58
Okanagan / Thompson / Shuswap	44	907	40	2,989	47	6,695	76
Central Okanagan	9	125	7	479	21	3,145	103
North Okanagan	9	235	8	641	6	803	75
South Okanagan	9	203	11	826	8	1,197	76
Thompson/Shuswap	17	344	14	1,043	12	1,550	74
Other BC	50	1,023	22	1,614	11	1,550	35
<b>British Columbia</b>	<b>197</b>	<b>4,221</b>	<b>195</b>	<b>14,272</b>	<b>235</b>	<b>36,013</b>	<b>77</b>

<sup>1</sup> Information above includes all heavy care units - both those heavy care units located within seniors' complexes with independent living suites and also those located in residences which offer heavy care to 100% of units (such as nursing homes, long term care homes, extended care homes and multi-level care homes)

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability      - : A zero count or no Universe

### O3.4 Vacancy Rate (%) and Universe of Total Spaces<sup>1</sup> by Date Residence Opened British Columbia

Centre	Before 2001		2001 or Later		Total	
	Vacancy Rate	Universe	Vacancy Rate	Universe	Vacancy Rate	Universe
Lower Mainland	1.8 a	13,917	2.0 a	13,558	1.9 a	27,475
Fraser East	1.7 a	2,004	2.6 a	1,586	2.1 a	3,590
Fraser North	2.4 a	3,186	1.9 a	2,863	2.1 a	6,049
Fraser South	3.2 a	2,560	2.6 a	5,186	2.8 a	7,746
Vancouver Coastal	0.9 a	6,167	1.0 a	3,923	0.9 a	10,090
Vancouver Island / Central Coast	2.4 a	6,067	2.9 a	6,186	2.7 a	12,253
Metro Victoria & Gulf Islands	2.2 a	3,701	3.7 a	2,743	2.8 a	6,444
Central Vancouver Island	2.4 a	1,777	2.2 a	2,482	2.3 a	4,259
Courtenay / North Island / Central Coast	3.4 a	589	2.7 a	961	3.0 a	1,550
Okanagan / Thompson / Shuswap	4.1 a	4,280	3.9 a	6,311	3.9 a	10,591
Central Okanagan	3.8 a	1,958	2.0 a	1,791	2.9 a	3,749
North Okanagan	4.1 a	860	3.3 a	819	3.7 a	1,679
South Okanagan	5.7 a	843	3.8 a	1,383	4.5 a	2,226
Thompson/Shuswap	2.6 a	619	5.6 a	2,318	4.9 a	2,937
Other BC	1.0 a	1,278	1.2 a	2,909	1.1 a	4,187
<b>British Columbia</b>	<b>2.3 a</b>	<b>25,542</b>	<b>2.5 a</b>	<b>28,964</b>	<b>2.4 a</b>	<b>54,506</b>

<sup>1</sup> Information above includes all heavy care units - both those heavy care units located within seniors' complexes with independent living suites and also those located in residences which offer heavy care to 100% of units (such as nursing homes, long term care homes, extended care homes and multi-level care homes)

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability      - : A zero count or no Universe

O4 Assisted Living <sup>1</sup> Unit Counts by Unit Type British Columbia				
Centre	Business Type	Funded	Private Pay	Total Assisted Living <sup>1</sup>
Lower Mainland	Non-Profit	1,507 <sup>b</sup>	341 <sup>d</sup>	1,848 <sup>b</sup>
	Profit	696 <sup>b</sup>	1,164 <sup>b</sup>	1,860 <sup>a</sup>
Fraser East	Non-Profit	119 <sup>b</sup>	**	134 <sup>b</sup>
	Profit	224 <sup>c</sup>	235 <sup>c</sup>	459 <sup>b</sup>
Fraser North	Non-Profit	275 <sup>a</sup>	2 <sup>a</sup>	277 <sup>a</sup>
	Profit	146 <sup>a</sup>	228 <sup>a</sup>	374 <sup>a</sup>
Fraser South	Non-Profit	353 <sup>c</sup>	183 <sup>b</sup>	537 <sup>b</sup>
	Profit	208 <sup>c</sup>	412 <sup>b</sup>	620 <sup>b</sup>
Vancouver Coastal	Non-Profit	760 <sup>c</sup>	**	900 <sup>c</sup>
	Profit	118 <sup>d</sup>	289 <sup>d</sup>	407 <sup>d</sup>
Vancouver Island / Central Coast	Non-Profit	691 <sup>b</sup>	**	842 <sup>b</sup>
	Profit	262 <sup>c</sup>	**	**
Metro Victoria & Gulf Islands	Non-Profit	406 <sup>b</sup>	101 <sup>a</sup>	507 <sup>a</sup>
	Profit	99 <sup>c</sup>	216 <sup>b</sup>	315 <sup>b</sup>
Central Vancouver Island	Non-Profit	**	**	**
	Profit	**	**	**
Courtenay / North Island / Central Coast	Non-Profit	**	**	**
	Profit	26 <sup>a</sup>	67 <sup>a</sup>	93 <sup>a</sup>
Okanagan / Thompson / Shuswap	Non-Profit	504 <sup>c</sup>	14 <sup>a</sup>	518 <sup>c</sup>
	Profit	244 <sup>d</sup>	878 <sup>a</sup>	1,122 <sup>a</sup>
Central Okanagan	Non-Profit	**	**	**
	Profit	**	**	**
North Okanagan	Non-Profit	58 <sup>a</sup>	13 <sup>a</sup>	71 <sup>a</sup>
	Profit	47 <sup>a</sup>	123 <sup>a</sup>	170 <sup>a</sup>
South Okanagan	Non-Profit	97 <sup>a</sup>	1 <sup>a</sup>	98 <sup>a</sup>
	Profit	84 <sup>a</sup>	127 <sup>a</sup>	211 <sup>a</sup>
Thompson/Shuswap	Non-Profit	163 <sup>a</sup>	**	163 <sup>a</sup>
	Profit	43 <sup>a</sup>	475 <sup>a</sup>	518 <sup>a</sup>
Other BC	Non-Profit	316 <sup>c</sup>	**	324 <sup>c</sup>
	Profit	**	**	**
British Columbia	Non-Profit	3,019 <sup>a</sup>	514 <sup>d</sup>	3,533 <sup>a</sup>
	Profit	1,403 <sup>b</sup>	2,801 <sup>b</sup>	4,203 <sup>b</sup>

<sup>1</sup> Assisted Living Units as defined under BC's Community Care and Assisted Living Act; generally Assisted Living includes services such as meals, housekeeping, laundry and some assistance with personal care such as grooming, mobility and medications. These units are usually also designated as Independent Living.

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability      - : A zero count or no Universe

## O5 Number of Residents, Number of Residents Living Alone and Number of Residents in Heavy Care Units British Columbia

Centre	2018	2019
<i>Lower Mainland</i>		
Total number of residents	15,421 <sup>a</sup>	15,425 <sup>a</sup>
Number of residents living alone	13,568 <sup>a</sup>	13,516 <sup>a</sup>
Total number of couples	901 <sup>a</sup>	954 <sup>a</sup>
Number of residents in heavy care units	3,182 <sup>b</sup>	2,942 <sup>a</sup>
Average age of residents	83 <sup>a</sup>	84 <sup>a</sup>
Total of all residents in heavy care units <sup>1</sup>	3,182 <sup>b</sup>	15,423 <sup>a</sup>
<i>Vancouver Island/ Central Coast</i>		
Total number of residents	7,238 <sup>a</sup>	7,362 <sup>b</sup>
Number of residents living alone	6,562 <sup>a</sup>	6,618 <sup>b</sup>
Total number of couples	330 <sup>b</sup>	372 <sup>b</sup>
Number of residents in heavy care units	1,460 <sup>b</sup>	**
Average age of residents	83 <sup>a</sup>	83 <sup>a</sup>
Total of all residents in heavy care units <sup>1</sup>	1,460 <sup>b</sup>	6,469 <sup>b</sup>
<i>Okanagan/ Thompson/ Shuswap</i>		
Total number of residents	7,417 <sup>a</sup>	7,464 <sup>a</sup>
Number of residents living alone	6,366 <sup>a</sup>	6,328 <sup>a</sup>
Total number of couples	526 <sup>a</sup>	568 <sup>a</sup>
Number of residents in heavy care units	1,353 <sup>a</sup>	1,210 <sup>a</sup>
Average age of residents	83 <sup>a</sup>	83 <sup>a</sup>
Total of all residents in heavy care units <sup>1</sup>	1,353 <sup>a</sup>	4,486 <sup>a</sup>
<i>Other BC</i>		
Total number of residents	2,409 <sup>a</sup>	2,511 <sup>b</sup>
Number of residents living alone	2,269 <sup>a</sup>	2,314 <sup>b</sup>
Total number of couples	70 <sup>a</sup>	99 <sup>b</sup>
Number of residents in heavy care units	643 <sup>a</sup>	719 <sup>c</sup>
Average age of residents	83 <sup>a</sup>	81 <sup>a</sup>
Total of all residents in heavy care units <sup>1</sup>	643 <sup>a</sup>	2,443 <sup>a</sup>
<i>British Columbia</i>		
Total number of residents	32,485 <sup>a</sup>	32,762 <sup>a</sup>
Number of residents living alone	28,764 <sup>a</sup>	28,776 <sup>a</sup>
Total number of couples	1,826 <sup>a</sup>	1,993 <sup>a</sup>
Number of residents in heavy care units	6,637 <sup>a</sup>	6,408 <sup>b</sup>
Average age of residents	83 <sup>a</sup>	83 <sup>a</sup>
Total of all residents in heavy care units <sup>1</sup>	6,637 <sup>a</sup>	28,821 <sup>a</sup>

<sup>1</sup> Includes residents in Seniors Housing with heavy care units, plus residents in 100% heavy care facilities such as extended care, multi-level care.

The following letter codes are used to indicate the reliability of the estimates:

a – Excellent, b – Very good, c – Good, d – Fair (Use with Caution)

\*\* : Suppressed for confidentiality/statistical reliability      - : A zero count or no Universe

## Methodology

Canada Mortgage and Housing Corporation conducts the Seniors' Housing Survey in February and March. This annual survey became national in scope in 2009, covering all centres in each of the ten provinces. Both private and non-profit residences are included in the survey universe.

To be eligible for inclusion in the survey results, a residence must:

- ✓ have at least one unit that is not subsidized (in the Atlantic provinces, Quebec and Ontario);
- ✓ have been in operation for at least one year (for example, it must have started operation before January 2015 to be included in the 2016 survey);
- ✓ have at least 10 rental units (in Quebec, Ontario and the Prairies) or 5 rental units (in the Atlantic provinces and B.C.);
- ✓ offer an on-site meal plan;
- ✓ not mandate high levels of health care (defined as 1.5 hours or more of care per day) to all of its residents; nursing homes and long-term care homes are examples of residences that were not included in the survey (Exception: British Columbia for select Optional Tables only);
- ✓ offer rental units; life lease units and owner-occupied units are excluded from this survey; and
- ✓ have at least 50 per cent of its residents who are 65 years of age or older.

The Seniors' Housing Survey is a census and not a sample survey; therefore, all seniors' residences in Canada meeting these criteria are to be part of this survey. The survey universe in Quebec may include private residences that do not meet the conditions for obtaining a certificate of compliance.

Survey data were obtained through a combination of telephone interviews and fax and e-mail responses. Information was obtained from the residence owner, manager or administrator. Survey results reflect market conditions at the time of the survey. Survey results have been weighted to adjust for non-responses, in order to ensure that they are reflective of the universe. The level of statistical reliability is noted in the data tables. For more information on the reliability of the data, please click [here](#).

## Definitions

**Space:** A space is a residential area that is rented out. Examples of spaces include one half of a semi-private unit, a private or bachelor unit, a one-bedroom unit and a two-bedroom unit. In most cases, a space is the same as a unit. The exception is the case where a unit has been divided to rent to multiple residents. Semi-private and ward units are an example of this. Unless otherwise indicated, data for spaces are for all unit types.

**Standard space:** A space where the resident does not receive high-level care (that is, the resident receives less than 1.5 hours of care per day) or is not required to pay an extra amount to receive high-level care. Regional terms for this type of space may vary across the country.

**Heavy care space:** A space where the resident is paying an extra amount to receive high-level care (1.5 hours or more of care per day). Examples of conditions that could require high-level care include Alzheimer's, dementia and reduced mobility.

**Respite space:** A space used to provide temporary accommodation for a senior who normally lives in another place and not at the residence.

**Non-market or subsidy space:** A space where the rent received for the space is less than market rent or where the resident occupying the space is subsidized.

**Rent:** The actual amount a resident pays per month for his or her accommodation space and all mandatory services. For vacant spaces, the rent is the amount the owner is asking for the space.

**Vacancy:** A space is considered vacant if, at the time of the survey, it is physically unoccupied and available for immediate rental.

**Capture rate:** The main age group living in seniors' residences are persons aged 75 years and older. Capture rate in a centre is the ratio of the total number of residents living in the survey universe divided by its estimated 75+ population, expressed as a percentage.

### Acknowledgement

The Seniors' Housing Survey could not have been conducted without the co-operation of the residence owners and their staff. CMHC acknowledges their time and assistance in providing accurate information. As a result of their contribution, CMHC is able to provide data and analysis that benefits the entire industry.

### Confidentiality

All information provide through this survey is kept strictly confidential and only used by CMHC to generate statistics and data sets that do not allow for the identification of individuals, households, businesses or buildings.

## CMHC HELPS CANADIANS MEET THEIR HOUSING NEEDS.

Canada Mortgage and Housing Corporation (CMHC) has been helping Canadians meet their housing needs for more than 70 years. As Canada's authority on housing, we contribute to the stability of the housing market and financial system, provide support for Canadians in housing need, and offer unbiased housing research and advice to Canadian governments, consumers and the housing industry. Prudent risk management, strong corporate governance and transparency are cornerstones of our operations.

For more information, visit our website at [www.cmhc.ca](http://www.cmhc.ca) or follow us on [Twitter](#), [LinkedIn](#), [Facebook](#), [Instagram](#) and [YouTube](#).

You can also reach us by phone at 1-800-668-2642 or by fax at 1-800-245-9274.  
Outside Canada call 613-748-2003 or fax to 613-748-2016.

Canada Mortgage and Housing Corporation supports the Government of Canada policy on access to information for people with disabilities. If you wish to obtain this publication in alternative formats, call 1-800-668-2642.

©2019 Canada Mortgage and Housing Corporation. All rights reserved. CMHC grants reasonable rights of use of this publication's content solely for personal, corporate or public policy research, and educational purposes. This permission consists of the right to use the content for general reference purposes in written analyses and in the reporting of results, conclusions, and forecasts including the citation of limited amounts of supporting data extracted from this publication. Reasonable and limited rights of use are also permitted in commercial publications subject to the above criteria, and CMHC's right to request that such use be discontinued for any reason.

Any use of the publication's content must include the source of the information, including statistical data, acknowledged as follows:

Source: CMHC (or "Adapted from CMHC," if appropriate), name of product, year and date of publication issue.

Other than as outlined above, the content of the publication cannot be reproduced or transmitted to any person or, if acquired by an organization, to users outside the organization. Placing the publication, in whole or part, on a website accessible to the public or on any website accessible to persons not directly employed by the organization is not permitted. To use the content of this CMHC publication for any purpose other than the general reference purposes set out above or to request permission to reproduce large portions of, or the entire content of, this CMHC publication, please send a Copyright request to the Housing Knowledge Centre at [Housing\\_Knowledge\\_Centre@cmhc.ca](mailto:Housing_Knowledge_Centre@cmhc.ca). Please provide the following information: Publication's name, year and date of issue.

Without limiting the generality of the foregoing, no portion of the content may be translated from English or French into any other language without the prior written permission of Canada Mortgage and Housing Corporation.

The information, analyses and opinions contained in this publication are based on various sources believed to be reliable, but their accuracy cannot be guaranteed. The information, analyses and opinions shall not be taken as representations for which Canada Mortgage and Housing Corporation or any of its employees shall incur responsibility.

# Housing market intelligence you can count on

## PUBLICATIONS AND REPORTS AVAILABLE ONLINE

Local, regional and national analysis and data on current market conditions and future trends.

- Housing Information Monthly
- Housing Market Assessment
- Housing Market Insight
- Housing Now Tables
- Housing Market Outlook, Canada
- Housing Market Outlook, Highlight Reports – Northern Housing
- Housing Market Outlook, Canada and Major Centres
- Preliminary Housing Starts Data
- Rental Market Reports, Canada and Provincial Highlights
- Rental Market Reports, Major Centres
- Seniors' Housing Reports
- Mortgage and Consumer Credit Trends Report

## DATA TABLES AVAILABLE ONLINE

- Funding and Securitization Data
- Household Characteristics
- Housing Market Data
- Housing Market Indicators
- Mortgage and Debt Data
- Rental Market Data

## HOUSING MARKET INFORMATION PORTAL

*The housing data you want, the way you want it.*

- ✓ Information in one central location
- ✓ Desktop and mobile friendly
- ✓ Neighbourhood-level data

[cmhc.ca/hmiportal](http://cmhc.ca/hmiportal)

## SUBSCRIBE NOW

*Get email notifications when CMHC publications are released or updated. Sign up for a free myCMHC account for enhanced site access, including one-click subscriptions to the reports and tables that matter to you.*

**Get your myCMHC account today!**

**Get the market intelligence you need today!**

Find all the latest trends, research and insights at [cmhc.ca/housingmarketinformation](http://cmhc.ca/housingmarketinformation)

## Housing Observer

Featuring quick reads and videos on...

- Analysis and data
- Timely insights
- Updates to housing conditions, trends and much more!

Subscribe today to stay in the know!

[www.cmhc.ca/observer](http://www.cmhc.ca/observer)

