

6 REASONS

PORTHAVEN

PO
CO

To Invest in Porthaven by Northstar Development

1

Unmatched Wealth Generating Opportunity

- Price starting from just \$399,900
- Lowest taxes in the Lower Mainland in 2024
- Strong Rental Market
 - Vacancy rate is 0.5%, a healthy rate is between 3-5%
 - Rental rates are comparable to Burquitlam

2

The Next SkyTrain City

- Translink has identified Port Coquitlam as an upcoming city for a SkyTrain Station
- In fact, the first few metres of track have already been built at Coquitlam Central Station and points directly at Port Coquitlam [SOURCE]

3

Fastest Growing Downtown in Metro Vancouver

- Population growth is outpacing Greater Vancouver - 12.7% compared to 10.1% [SOURCE]
- PoCo expects population to grow 29% in 6 years by 2031 [SOURCE]

4

Government Committed Infrastructure Expansions

- Port Coquitlam's new \$132 million community centre - second largest rec centre in BC
- Upgraded City Hall Plaza
- Future Leigh Square revitalization, central for community events
- \$31 million bus depot upgrade

5

Centre-Ice Location

- In the heart of Downtown
- Walkability
 - 5min to PoCo Community Centre
 - 9min to West Coast Express
- Drivability
 - 6min to Coquitlam Centre Mall, Coquitlam Central SkyTrain Station and T&T
 - 20min drive to Vancouver

6

Northstar Development

- Developed with care, Jeff Brown of Northstar Development was born and raised in Port Coquitlam
- Gord Wylie brings 30 years of industry experience
- Past Projects include Gilford Town Centre, Tsawwassen Mills, Vancouver Centre II, Oakridge Mall Rezoning, and more.

NORTHSTAR

MAGNUM
PROJECTS