

# Housing Site Availability Framework 2026



States of Guernsey  
Housing



# Housing Site Process Map

1

**Potential site** - Site allocated for housing or has been identified by the Development & Planning Authority (DPA) as part of the strategic land supply (or has relevant planning history).

2

**Planning work ongoing** - Preparatory work underway, including development framework (if applicable), outline planning application (if applicable), and final planning application work.

3

**Planning application ready** - Preparatory planning work complete, with the final planning application submitted or ready for submission.

4

**Planning permission granted** and still valid (up to three years).

5

**Post-planning, pre-construction** stage. This can include things like building control approvals, compliance with conditions of approval, or contaminated land clearance.

6

**Construction underway**

7

**Construction Complete**

<p><b>Ana Capri</b></p> <p>St Peter Port Main Centre Inner Area</p> <table border="1"> <thead> <tr> <th>Q3 2025</th> <th>Q4 2025</th> <th>Current</th> </tr> </thead> <tbody> <tr> <td>Permission granted</td> <td>Permission granted</td> <td>Permission granted</td> </tr> </tbody> </table>	Q3 2025	Q4 2025	Current	Permission granted	Permission granted	Permission granted	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>5</b></p> <p>1 1-bed unit 4 2 -bed units</p>	<p>Planning permission submitted <b>06/11/2023</b></p> <p>Planning permission granted <b>22/02/2024</b></p>
Q3 2025	Q4 2025	Current							
Permission granted	Permission granted	Permission granted							
<p><b>The Beaches &amp; Dove Cottage</b></p> <p>Cobo Local Centre</p> <table border="1"> <thead> <tr> <th>Q3 2025</th> <th>Q4 2025</th> <th>Current</th> </tr> </thead> <tbody> <tr> <td>Construction underway</td> <td>Construction underway</td> <td>Construction underway</td> </tr> </tbody> </table>	Q3 2025	Q4 2025	Current	Construction underway	Construction underway	Construction underway	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>8</b></p> <p>3 2-bed units 4 3 -bed units 1 4 -bed units</p>	<p>Planning permission submitted <b>14/04/2025</b></p> <p>Planning permission granted <b>28/05/2025</b></p>
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Q3 2025	Q4 2025	Current							
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Q3 2025	Q4 2025	Current							
Permission granted	Permission granted	Permission granted							


### 📍 Braye Lodge Hotel

St Peter Port Main Centre Outer Area

Q3 2025	Q4 2025	Current
Potential site	Potential site	Potential site

Landowner  
**Private**

Tenure composition  
**Private**



32

→ Planning permission submitted  
**N/A**

✓ Planning permission granted  
**N/A**

### 📍 The Croft (Briarwood, Car Park & Blanche Pierre)

St Martin Local Centre

Q3 2025	Q4 2025	Current
Permission granted	Construction underway	Construction underway

Landowner  
**Private**

Tenure composition  
**Private**



25

10 2-bed units  
15 3-bed units

→ Planning permission submitted  
**04/02/2025**

✓ Planning permission granted  
**27/02/2025**

### 📍 The Glade (Briarwood, Car Park & Blanche Pierre)

St Martin Local Centre

Q3 2025	Q4 2025	Current
Permission granted	Construction underway	Construction underway

Landowner  
**Private**

Tenure composition  
**Private**



8

8 3-bed units

→ Planning permission submitted  
**04/02/2025**

✓ Planning permission granted  
**27/02/2025**

### 📍 Bru's Retraite

Outside of the Centres

Q3 2025	Q4 2025	Current
Permission granted	Permission granted	Permission granted

Landowner  
**Private**

Tenure composition  
**Private**



6

5 2-bed units  
1 3-bed unit

→ Planning permission submitted  
**02/05/2025**

✓ Planning permission granted  
**19/09/2025**


### 📍 Castel Hospital

Outside of the Centres

Q3 2025	Q4 2025	Current
Potential site	Potential site	Potential site

Landowner  
**States of Guernsey**

Tenure composition  
**TBD**



TBD

→ Planning permission submitted  
**N/A**

✓ Planning permission granted  
**N/A**

### 📍 Chescot

L'Islet Local Centre

Q3 2025	Q4 2025	Current
Construction underway	Construction underway	Construction underway

Landowner  
**Private**

Tenure composition  
**Private**



8

4 2-bed units  
4 3-bed units

→ Planning permission submitted  
**12/01/2024**

✓ Planning permission granted  
**16/05/2024**

### 📍 CI Tyres Yard

St Peter Port Main Centre Inner Area

Q3 2025	Q4 2025	Current
Post planning / pre-construction	Post planning / pre-construction	Post planning / pre-construction

Landowner **GHA**

Tenure composition **Affordable Housing**

**70**

61 1-bed units  
9 2-bed units

→ Planning permission submitted **10/12/2025**

✓ Planning permission granted **05/01/2026**

### 📍 Cleveleys Vinery

St Sampson / Vale Main Centre Outer Area

Q3 2025	Q4 2025	Current
Planning application ready	Planning application ready	Permission granted

Landowner **Private**

Tenure composition **Private**

**42**

13 1-bed units  
29 2-bed units

→ Planning permission submitted **02/06/2025**

✓ Planning permission granted **09/02/2026**

### 📍 8,10,12 & 42 Commercial Arcade

St Peter Port Main Centre Inner Area

Q3 2025	Q4 2025	Current
Permission granted	Permission granted	Permission granted

Landowner **Private**

Tenure composition **Private**

**4**

4 1-bed units

→ Planning permission submitted **07/06/2024**

✓ Planning permission granted **09/08/2024**

### 📍 5 College Terrace

St Peter Port Main Centre Inner Area

Q3 2025	Q4 2025	Current
Planning application ready	Permission granted	Permission granted

Landowner **Private**

Tenure composition **Private**

**2**

2 2-bed units

→ Planning permission submitted **23/12/2024**

✓ Planning permission granted **28/11/2025**

### 📍 25 & 26 Commercial Arcade

St Peter Port Main Centre Inner Area

Q3 2025	Q4 2025	Current
Planning application ready	Permission granted	Permission granted

Landowner **Private**

Tenure composition **Private**

**6**

4 1-bed units  
2 2-bed units

→ Planning permission submitted **22/05/2025**

✓ Planning permission granted **27/11/2025**

### 📍 32 Commercial Road

St Sampson / Vale Main Centre Inner Area

Q3 2025	Q4 2025	Current
Potential site	Potential site	Planning application ready

Landowner **Private**

Tenure composition **Private**

**11**

1 1-bed unit  
9 2-bed units  
1 3-bed unit

→ Planning permission submitted **17/03/2026**

✓ Planning permission granted **N/A**

<p><b>Corniere Clos, Route De Cobo</b></p> <p>Cobo Local Centre</p> <table border="1"> <thead> <tr> <th>Q3 2025</th> <th>Q4 2025</th> <th>Current</th> </tr> </thead> <tbody> <tr> <td>Permission granted</td> <td>Permission granted</td> <td>Permission granted</td> </tr> </tbody> </table>	Q3 2025	Q4 2025	Current	Permission granted	Permission granted	Permission granted	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>4</b></p> <p>2 1-bed units 2 2-bed units</p>	<p>→ Planning permission submitted <b>14/04/2025</b></p> <p>✓ Planning permission granted <b>09/07/2025</b></p>
Q3 2025	Q4 2025	Current							
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Q3 2025	Q4 2025	Current							
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<p><b>Cranwell House La Route Du Picquerel (Ocean Melody)</b></p> <p>Outside of the Centres</p> <table border="1"> <thead> <tr> <th>Q3 2025</th> <th>Q4 2025</th> <th>Current</th> </tr> </thead> <tbody> <tr> <td>Planning application ready</td> <td>Permission granted</td> <td>Permission granted</td> </tr> </tbody> </table>	Q3 2025	Q4 2025	Current	Planning application ready	Permission granted	Permission granted	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>13</b></p> <p>5 1-bed units 5 2-bed units 3 3-bed units</p>	<p>→ Planning permission submitted <b>19/05/2025</b></p> <p>✓ Planning permission granted <b>22/10/2025</b></p>
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<p><b>Durlston House, Quayside House &amp; La Croix</b></p> <p>St Sampson / Vale Main Centre Inner Area</p> <table border="1"> <thead> <tr> <th>Q3 2025</th> <th>Q4 2025</th> <th>Current</th> </tr> </thead> <tbody> <tr> <td>Permission granted</td> <td>Permission granted</td> <td>Construction underway</td> </tr> </tbody> </table>	Q3 2025	Q4 2025	Current	Permission granted	Permission granted	Construction underway	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>6</b></p> <p>6 1-bed units</p>	<p>→ Planning permission submitted <b>13/10/2023</b></p> <p>✓ Planning permission granted <b>19/06/2024</b></p>
Q3 2025	Q4 2025	Current							
Permission granted	Permission granted	Construction underway							
<p><b>English &amp; Guernsey Arms</b></p> <p>St Sampson / Vale Main Centre Inner Area</p> <table border="1"> <thead> <tr> <th>Q3 2025</th> <th>Q4 2025</th> <th>Current</th> </tr> </thead> <tbody> <tr> <td>Permission granted</td> <td>Permission granted</td> <td>Potential site</td> </tr> </tbody> </table>	Q3 2025	Q4 2025	Current	Permission granted	Permission granted	Potential site	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>19</b></p>	<p>→ Planning permission submitted <b>Expired</b></p> <p>✓ Planning permission granted <b>Expired</b></p>
Q3 2025	Q4 2025	Current							
Permission granted	Permission granted	Potential site							

**Eton House**

St Peter Port Main Centre Outer Area

Q3 2025	Q4 2025	Current
Planning work ongoing	Planning application ready	Planning application ready

Landowner  
**Private**

Tenure composition  
**Private**

**12**

7 1-bed units  
5 2-bed units

Planning permission submitted  
**27/11/2025**

Planning permission granted  
**18/09/2025**

**Franc Fief**

St Sampson / Vale Main Centre Outer Area

Q3 2025	Q4 2025	Current
Potential site	Potential site	Potential site

Landowner  
**Private**

Tenure composition  
**Private**

**253**

Planning permission submitted  
**N/A**

Planning permission granted  
**N/A**

**Gibauderie Complex**

St Peter Port Main Centre Outer Area

Q3 2025	Q4 2025	Current
Planning application ready	Permission granted	Permission granted

Landowner  
**Private**

Tenure composition  
**Private**

**21**

9 2-bed units  
12 3-bed units

Planning permission submitted  
**01/08/2025**

Planning permission granted  
**09/10/2025**

**15-16 Gategny Esplanade**

St Peter Port Main Centre Inner Area

Q3 2025	Q4 2025	Current
Permission granted	Permission granted	Permission granted

Landowner  
**Private**

Tenure composition  
**Private**

**16**

10 1-bed units  
5 2-bed units  
1 3-bed unit

Planning permission submitted  
**15/05/2024**

Planning permission granted  
**20/01/2025**

**26 Gategny Esplanade**

St Peter Port Main Centre Inner Area

Q3 2025	Q4 2025	Current
Planning application ready	Permission granted	Construction underway

Landowner  
**Private**

Tenure composition  
**Private**

**3**

2 1-bed units  
1 2-bed units

Planning permission submitted  
**30/09/2025**

Planning permission granted  
**06/11/2025**

**3 Havilland Street**

St Peter Port Main Centre Inner Area

Q3 2025	Q4 2025	Current
Permission granted	Permission granted	Permission granted

Landowner  
**Private**

Tenure composition  
**Private**

**4**

4 1-bed units

Planning permission submitted  
**02/03/2023**

Planning permission granted  
**24/07/2023**







<p><b>34-36 High St</b></p> <p>St Peter Port Main Centre Inner Area</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Construction underway    Construction underway    Construction underway</p>	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>3</b></p> <p>3 2-bed units</p>	<p>Planning permission submitted <b>05/06/2023</b></p> <p>Planning permission granted <b>30/08/2023</b></p>
<p><b>38 High St</b></p> <p>St Peter Port Main Centre Inner Area</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Planning application ready    Planning application ready    Construction underway</p>	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>6</b></p> <p>6 1-bed units</p>	<p>Planning permission submitted <b>19/11/2024</b></p> <p>Planning permission granted <b>27/01/2025</b></p>
<p><b>Ker Maria</b></p> <p>Outside of the Centres</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Construction underway    Construction underway    Construction underway</p>	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>10</b></p>	<p>Planning permission submitted <b>17/06/2025</b></p> <p>Planning permission granted <b>21/08/2025</b></p>
<p><b>King Edward VII Hospital</b></p> <p>Outside of the Centres</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Potential site    Potential site    Potential site</p>	<p>Landowner <b>States of Guernsey</b></p> <p>Tenure composition <b>TBD</b></p>	<p><b>TBD</b></p>	<p>Planning permission submitted <b>N/A</b></p> <p>Planning permission granted <b>N/A</b></p>
<p><b>King's Club</b></p> <p>St Peter Port Main Centre Outer Area</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Construction underway    Construction underway    Construction underway</p>	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>17</b></p> <p>4 3-bed units 13 2-bed units</p>	<p>Planning permission submitted <b>27/01/2022</b></p> <p>Planning permission granted <b>04/05/2023</b></p>
<p><b>Kizomba</b></p> <p>St Sampson / Vale Main Centre Outer Area</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Permission granted    Permission granted    Permission granted</p>	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>4</b></p>	<p>Planning permission submitted <b>21/04/2025</b></p> <p>Planning permission granted <b>16/09/2025</b></p>

<p><b>21 La Charroterie</b></p> <p>St Peter Port Main Centre Outer Area</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Construction underway    Construction underway    Construction underway</p>	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p>6</p>	<p>Planning permission submitted <b>08/12/2023</b></p> <p>Planning permission granted <b>01/02/2024</b></p>
<p><b>La Colinette Hotel</b></p> <p>St Peter Port Main Centre Outer Area</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Permission granted    Permission granted    Permission granted</p>	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p>7</p> <p>7 2-bed units</p>	<p>Planning permission submitted <b>09/01/2023</b></p> <p>Planning permission granted <b>21/06/2023</b></p>
<p><b>Land to rear of Le Petit Tertre</b></p> <p>St Sampson / Vale Main Centre Outer Area</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Construction underway    Construction underway    Construction underway</p>	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p>2</p>	<p>Planning permission submitted <b>17/05/2024</b></p> <p>Planning permission granted <b>09/07/2024</b></p>
<p><b>La Prima</b></p> <p>St Sampson / Vale Main Centre Outer Area</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Permission granted    Permission granted    Permission granted</p>	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p>6</p> <p>4 2-bed units 2 3-bed units</p>	<p>Planning permission submitted <b>16/11/2023</b></p> <p>Planning permission granted <b>19/04/2024</b></p>
<p><b>La Vieille Plage</b></p> <p>L'Islet Local Centre</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Construction underway    Construction underway    Construction underway</p>	<p>Landowner <b>GHA</b></p> <p>Tenure composition <b>Affordable Housing</b></p>	<p>14</p> <p>14 1-bed units</p>	<p>Planning permission submitted <b>13/12/2021</b></p> <p>Planning permission granted <b>18/03/2022</b></p>
<p><b>La Vrangue (Private)</b></p> <p>St Peter Port Main Centre Outer Area</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Planning work ongoing    Planning work ongoing    Planning work ongoing</p>	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p>TBD</p>	<p>Planning permission submitted <b>N/A</b></p> <p>Planning permission granted <b>N/A</b></p>

<p><b>La Vrangue (SoG)</b> St Peter Port Main Centre Outer Area</p> <p>Q3 2025: Planning work ongoing Q4 2025: Planning work ongoing Current: Planning work ongoing</p>	<p>Landowner: States of Guernsey Tenure composition: TBD</p>	<p>TBD</p>	<p>Planning permission submitted: N/A Planning permission granted: N/A</p>
<p><b>Le Bourg</b> Forest Local Centre</p> <p>Q3 2025: Planning application ready Q4 2025: Permission granted Current: Permission granted</p>	<p>Landowner: Private Tenure composition: Private</p>	<p>5 1 1-bed unit 4 2 -bed units</p>	<p>Planning permission submitted: 23/05/2025 Planning permission granted: 14/10/2025</p>
<p><b>Le Chalet Hotel</b> Outside of the Centres</p> <p>Q3 2025: Permission granted Q4 2025: Permission granted Current: Permission granted</p>	<p>Landowner: Private Tenure composition: Private</p>	<p>15</p>	<p>Planning permission submitted: 02/01/2025 Planning permission granted: 04/04/2025</p>
<p><b>Le Four Banal</b> St Sampson / Vale Main Centre Outer Area</p> <p>Q3 2025: Construction underway Q4 2025: Construction underway Current: Construction underway</p>	<p>Landowner: Private Tenure composition: Private</p>	<p>19</p>	<p>Planning permission submitted: 29/01/2024 Planning permission granted: 05/03/2024</p>
<p><b>Le Maresquet</b> St Sampson / Vale Main Centre Inner Area</p> <p>Q3 2025: Potential site Q4 2025: Potential site Current: Potential site</p>	<p>Landowner: Private Tenure composition: TBD</p>	<p>51</p>	<p>Planning permission submitted: N/A Planning permission granted: N/A</p>
<p><b>Le Pointe Farm - Mirus Battery Mess</b> Outside of the Centres</p> <p>Q3 2025: Permission granted Q4 2025: Permission granted Current: Permission granted</p>	<p>Landowner: Private Tenure composition: Private</p>	<p>7 2 1-bed units 2 2-bed units 1 3-bed unit 2 4-bed units</p>	<p>Planning permission submitted: 25/07/2024 Planning permission granted: 25/07/2025</p>

<p><b>Leale's Yard</b></p> <p>St Sampson / Vale Main Centre Inner Area</p> <table border="1"> <thead> <tr> <th>Q3 2025</th> <th>Q4 2025</th> <th>Current</th> </tr> </thead> <tbody> <tr> <td>Planning work ongoing</td> <td>Planning work ongoing</td> <td>Planning work ongoing</td> </tr> </tbody> </table>	Q3 2025	Q4 2025	Current	Planning work ongoing	Planning work ongoing	Planning work ongoing	<p>Landowner <b>States of Guernsey</b></p> <p>Tenure composition <b>TBD</b></p>	<p><b>314</b></p>	<p>Planning permission submitted <b>N/A</b></p> <p>Planning permission granted <b>N/A</b></p>
Q3 2025	Q4 2025	Current							
Planning work ongoing	Planning work ongoing	Planning work ongoing							
<p><b>Legis House</b></p> <p>St Peter Port Main Centre Inner Area</p> <table border="1"> <thead> <tr> <th>Q3 2025</th> <th>Q4 2025</th> <th>Current</th> </tr> </thead> <tbody> <tr> <td>Permission granted</td> <td>Permission granted</td> <td>Permission granted</td> </tr> </tbody> </table>	Q3 2025	Q4 2025	Current	Permission granted	Permission granted	Permission granted	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>5</b></p> <p>4 1-bed units 1 2-bed unit</p>	<p>Planning permission submitted <b>13/11/2024</b></p> <p>Planning permission granted <b>02/05/2025</b></p>
Q3 2025	Q4 2025	Current							
Permission granted	Permission granted	Permission granted							
<p><b>L'Eree Hotel</b></p> <p>Outside of the Centres</p> <table border="1"> <thead> <tr> <th>Q3 2025</th> <th>Q4 2025</th> <th>Current</th> </tr> </thead> <tbody> <tr> <td>Permission granted</td> <td>Construction underway</td> <td>Construction underway</td> </tr> </tbody> </table>	Q3 2025	Q4 2025	Current	Permission granted	Construction underway	Construction underway	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>15</b></p> <p>15 2-bed units</p>	<p>Planning permission submitted <b>17/03/2023</b></p> <p>Planning permission granted <b>20/06/2023</b></p>
Q3 2025	Q4 2025	Current							
Permission granted	Construction underway	Construction underway							
<p><b>Lloyds Bank (Le Manoir Bancaire)</b></p> <p>St Martin Local Centre</p> <table border="1"> <thead> <tr> <th>Q3 2025</th> <th>Q4 2025</th> <th>Current</th> </tr> </thead> <tbody> <tr> <td>Planning application ready</td> <td>Permission granted</td> <td>Permission granted</td> </tr> </tbody> </table>	Q3 2025	Q4 2025	Current	Planning application ready	Permission granted	Permission granted	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>7</b></p> <p>3 1-bed units 4 2-bed units</p>	<p>Planning permission submitted <b>18/08/2025</b></p> <p>Planning permission granted <b>25/11/2025</b></p>
Q3 2025	Q4 2025	Current							
Planning application ready	Permission granted	Permission granted							
<p><b>Longstore</b></p> <p>St Peter Port Main Centre Outer Area</p> <table border="1"> <thead> <tr> <th>Q3 2025</th> <th>Q4 2025</th> <th>Current</th> </tr> </thead> <tbody> <tr> <td>Planning application ready</td> <td>Construction underway</td> <td>Construction underway</td> </tr> </tbody> </table>	Q3 2025	Q4 2025	Current	Planning application ready	Construction underway	Construction underway	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>TBD</b></p>	<p><b>3</b></p> <p>3 2-bed units</p>	<p>Planning permission submitted <b>13/05/2025</b></p> <p>Planning permission granted <b>23/09/2025</b></p>
Q3 2025	Q4 2025	Current							
Planning application ready	Construction underway	Construction underway							
<p><b>Lyric House</b></p> <p>St Peter Port Main Centre Inner Area</p> <table border="1"> <thead> <tr> <th>Q3 2025</th> <th>Q4 2025</th> <th>Current</th> </tr> </thead> <tbody> <tr> <td>Permission granted</td> <td>Permission granted</td> <td>Permission granted</td> </tr> </tbody> </table>	Q3 2025	Q4 2025	Current	Permission granted	Permission granted	Permission granted	<p>Landowner <b>Private</b></p> <p>Tenure composition <b>Private</b></p>	<p><b>6</b></p> <p>2 1-bed units 4 2-bed units</p>	<p>Planning permission submitted <b>23/05/2024</b></p> <p>Planning permission granted <b>25/06/2024</b></p>
Q3 2025	Q4 2025	Current							
Permission granted	Permission granted	Permission granted							

<p><b>Mallard Complex</b></p> <p>Forest West Local Centre</p> <p>Q3 2025: Planning work ongoing</p> <p>Q4 2025: Planning work ongoing</p> <p><b>Current:</b> Planning work ongoing</p>	<p>Landowner: Private</p> <p>Tenure composition: Mixed (private &amp; affordable)</p>	<p>85</p>	<p>Planning permission submitted: N/A</p> <p>Planning permission granted: N/A</p>
<p><b>No.1 Le Marchant</b></p> <p>St Peter Port Main Centre Inner Area</p> <p>Q3 2025: Permission granted</p> <p>Q4 2025: Permission granted</p> <p><b>Current:</b> Construction underway</p>	<p>Landowner: Private</p> <p>Tenure composition: Private</p>	<p>11</p> <p>1 1-bed units 10 2-bed units</p>	<p>Planning permission submitted: 21/01/2022</p> <p>Planning permission granted: 01/02/2023</p>
<p><b>Oberlands &amp; Hideaway</b></p> <p>St Peter Port Main Centre Outer Area</p> <p>Q3 2025: Construction underway</p> <p>Q4 2025: Construction underway</p> <p><b>Current:</b> Construction underway</p>	<p>Landowner: Mixed (Private &amp; SOG/GHA)</p> <p>Tenure composition: Mixed (private &amp; affordable)</p>	<p>21</p> <p>15 AH 1-bed units 4 2-bed units 2 3-bed units</p>	<p>Planning permission submitted: 23/09/2024</p> <p>Planning permission granted: 14/02/2025</p>
<p><b>Parc Le Lacheur</b></p> <p>St Sampson / Vale Main Centre Outer Area</p> <p>Q3 2025: Potential site</p> <p>Q4 2025: Potential site</p> <p><b>Current:</b> Planning work ongoing</p>	<p>Landowner: GHA</p> <p>Tenure composition: Affordable Housing</p>	<p>180</p>	<p>Planning permission submitted: N/A</p> <p>Planning permission granted: N/A</p>
<p><b>Passiflora</b></p> <p>Outside of the Centres</p> <p>Q3 2025: Planning application ready</p> <p>Q4 2025: Permission granted</p> <p><b>Current:</b> Permission granted</p>	<p>Landowner: Private</p> <p>Tenure composition: Private</p>	<p>4</p> <p>4 3-bed units</p>	<p>Planning permission submitted: 03/12/2024</p> <p>Planning permission granted: 11/11/2025</p>
<p><b>Perruque House</b></p> <p>L'Aumone Local Centre</p> <p>Q3 2025: Potential site</p> <p>Q4 2025: Potential site</p> <p><b>Current:</b> Potential site</p>	<p>Landowner: States of Guernsey</p> <p>Tenure composition: TBD</p>	<p>TBD</p>	<p>Planning permission submitted: N/A</p> <p>Planning permission granted: N/A</p>

<p><b>📍 Pitronnerie Road</b></p> <p>St Peter Port Main Centre Outer Area</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Potential site      Potential site      Potential site</p>	<p>👤 Landowner <b>Private</b></p> <p>👤 Tenure composition <b>TBD</b></p>	<p> <b>55</b></p>	<p>🔄 Planning permission submitted <b>N/A</b></p> <p>✅ Planning permission granted <b>N/A</b></p>
<p><b>📍 Pointues Rocques</b></p> <p>St Sampson / Vale Main Centre Outer Area</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Permission granted      Permission granted      Permission granted</p>	<p>👤 Landowner <b>Private</b></p> <p>👤 Tenure composition <b>TBD</b></p>	<p> <b>68-99</b></p>	<p>🔄 Planning permission submitted <b>14/03/2025</b></p> <p>✅ Planning permission granted <b>22/05/2025</b></p>
<p><b>📍 Rozel Court</b></p> <p>St Sampson / Vale Main Centre Outer Area</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Permission granted      Permission granted      Permission granted</p>	<p>👤 Landowner <b>Private</b></p> <p>👤 Tenure composition <b>Private</b></p>	<p> <b>2</b></p> <p>2 2-bed units</p>	<p>🔄 Planning permission submitted <b>23/05/2025</b></p> <p>✅ Planning permission granted <b>22/08/2025</b></p>
<p><b>📍 Sarnia Social Club (Sarnia Heights)</b></p> <p>St Peter Port Main Centre Inner Area</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Construction underway      Construction underway      Construction underway</p>	<p>👤 Landowner <b>Private</b></p> <p>👤 Tenure composition <b>Private</b></p>	<p> <b>4</b></p> <p>4 3-bed units</p>	<p>🔄 Planning permission submitted <b>05/05/2021</b></p> <p>✅ Planning permission granted <b>20/01/2022</b></p>
<p><b>📍 St Martin's Hotel</b></p> <p>St Martin Local Centre</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Potential site      Potential site      Potential site</p>	<p>👤 Landowner <b>Private</b></p> <p>👤 Tenure composition <b>TBD</b></p>	<p> <b>112</b></p>	<p>🔄 Planning permission submitted <b>N/A</b></p> <p>✅ Planning permission granted <b>N/A</b></p>
<p><b>📍 Valnord Warehouse</b></p> <p>St Peter Port Main Centre Outer Area</p> <p>Q3 2025      Q4 2025      <b>Current</b></p> <p>Construction underway      Construction underway      Construction underway</p>	<p>👤 Landowner <b>Private</b></p> <p>👤 Tenure composition <b>Private</b></p>	<p> <b>10</b></p> <p>5 1-bed units 5 2-bed units</p>	<p>🔄 Planning permission submitted <b>04/11/2021</b></p> <p>✅ Planning permission granted <b>12/04/2022</b></p>

**Victoria Road 41-43**  
St Peter Port Main Centre Inner Area

Q3 2025	Q4 2025	<b>Current</b>
Permission granted	Permission granted	Permission granted

Landowner  
**Private**

Tenure composition  
**Private**

**8**  
4 1-bed units  
4 2-bed units

Planning permission submitted  
**08/11/2024**

Planning permission granted  
**28/04/2025**



States of Guernsey  
Housing