

# THE NEWSLETTER



## MARKET & MOMENTUM

### Hello, Friends & Valued Clients!

Happy September! As the season turns and fall approaches, our homes are evolving — just like the trends shaping them. This issue highlights Los Angeles market insights, design trends, and smart building strategies to help you plan confidently this season.

# Los Angeles Construction Market

## WHAT'S SHAPING OUR HORIZON

- 01. HOUSING PERMITS STILL LAGGING**  
Only **1,325 housing permits** were approved citywide in Q1 2025—a drop of nearly 57% year-over-year. Supply remains constrained, fueling demand for custom builds and remodels.
- 02. CALIFORNIA SINGLE-FAMILY UPTICK**  
Statewide, single-family residential starts climbed **4.3% YoY** through February 2025, showing steady interest in custom homes.
- 03. RISING COSTS**  
Construction costs in LA rose **6% in Q1 2025**, amounting to a **44% increase over five years**. Strategic budgeting and experienced management are more critical than ever.

## WHAT THIS MEANS FOR YOU:

Demand remains strong while supply is limited. Custom and renovation work continues to be the best way to secure value, beauty, and longevity in your investment.



# Design & Direction: Design Trends for Fall 2025



## PATTERNED SOFAS RETURN

Florals, stripes, and gingham are back, bringing playful personality and practical wear-hiding charm.



## MODULAR & ADUS EVOLVE

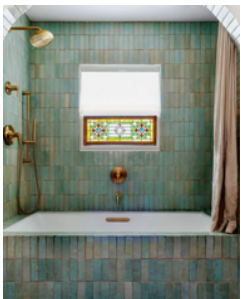
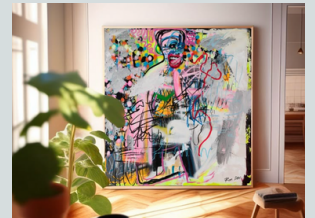
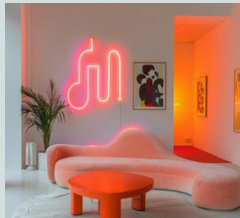
Flexible layouts, sustainable materials, and sleek finishes make modular homes and ADUs more desirable than ever.



# City Glow Meets Cottage Flow

## CITY GLOW

Neon accents, bold graffiti, surreal art.



## COTTAGE FLOW

Moss greens, rustic woods, floral softness. Together, they create bold yet balanced interiors.

# Building **Smart** This Fall: What to Look Out For

## BUDGET STRATEGICALLY

Rising costs make it essential to prioritize high-impact investments—HVAC, insulation, glazing, and smart systems.

## THINK MODULAR

ADUs and prefabricated elements offer faster delivery and flexible living.

## TEXTURE & ATMOSPHERE

Limewash walls, plaster finishes, and tactile ceilings add depth.

## BALANCE BOLD WITH NATURAL

Ground vibrant accents with stone, wood, or greenery.

## INDOOR-OUTDOOR FLOW

Seamless connections to outdoor living boost daily comfort and long-term value.

## On the Ground at YAF Development

### DESIGN SPOTLIGHT:

A renovation blending **City Glow** accents (vivid patterns and neon lighting) with natural wood, stone, and greenery—creating a dynamic yet serene family space.

### WELLNESS HOMES:

Increasingly, our clients are asking for **spa bathrooms, meditation nooks, and indoor gardens**—designs that restore and inspire.

## September Takeaway

This season is all about **contrast and connection**: bold statements softened by nature, creativity balanced with calm. At YAF Development, we bring these principles to life, crafting homes that are expressive and enduring.

## READY TO BUILD OR REFRESH THIS FALL?

Let's create something meaningful together. Reach out for a consultation.

Warmly,  
Yousef Al-Fassi  
CEO, YAF Development

Stay updated with us on Instagram @yafdevelopment, and at [www.yafdevelopments.com](http://www.yafdevelopments.com)!