



Greater Toronto Area
Mississauga City Centre

New Homes High Rise Submarket Report
Data as of June 2019



Mississauga City Centre Submarket Report - June 2019



Mississauga City Centre		GTA
Active Projects	11	352
Total Units	6,132	93,358
Total Sales	5,397	75,759
Rem. Inv.	709	14,377
Avg. \$/SF	\$819	\$981
Avg. SF	817	884
Avg. \$	\$669,123	\$867,169
Current Month Sales (incl. active & sold out)		2,420

Development Applications

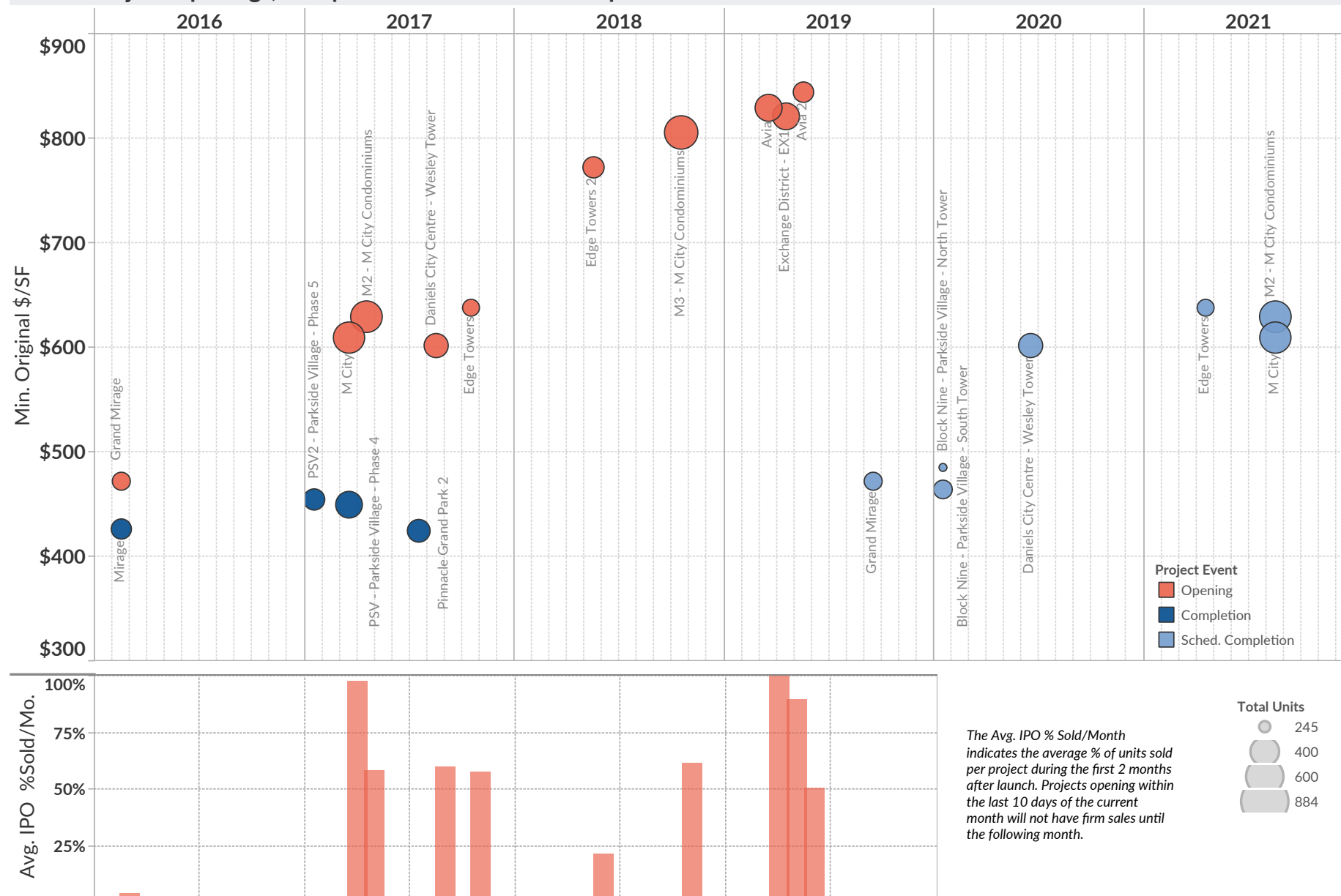
Mississauga City Centre		City of Toronto
Number of Dev. Apps.	0	318
Total Units		165,515
Min. Floor Space Index		0.1
Max. Floor Space Index		32.2
Avg. Floor Space Index		5.8

Submarket - Months of Inventory (calculated using current rem. inv. and last 12 month sales)



Mississauga City Centre Submarket Report - June 2019

Recent Project Openings, Completions & Scheduled Completions



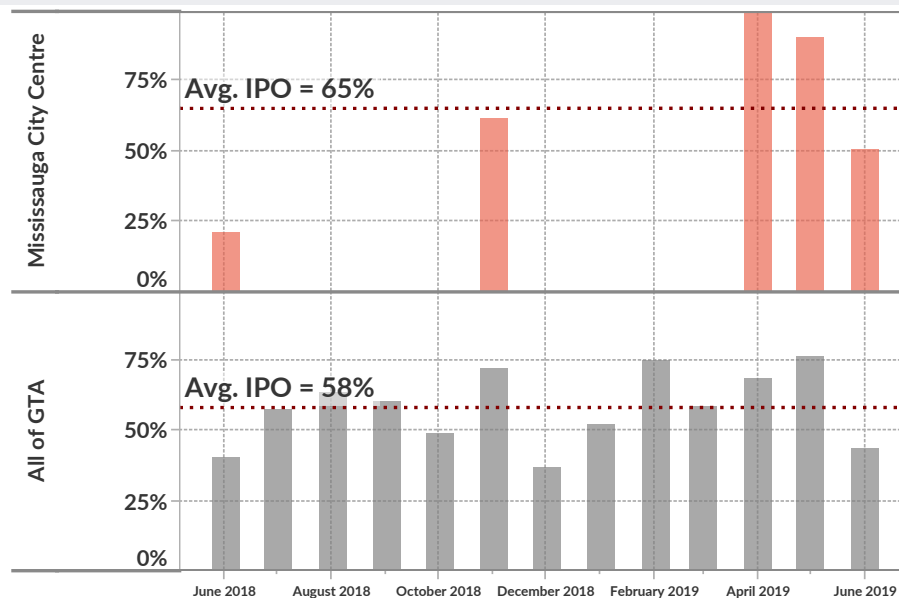
Mississauga City Centre Submarket Report - June 2019

Project Data by Unit Type

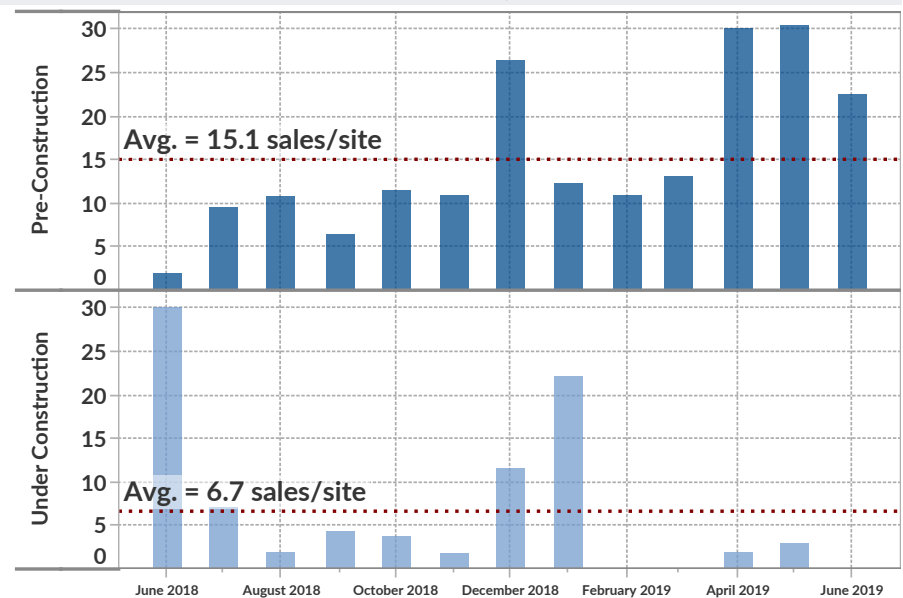
Unit Type	Total Units	Current Month Sales	Total Sales	Rem. Inv.
Studio	78	19	63	15
1 Bedroom	1,496	122	1,403	93
1 Bedroom + Den	1,480	62	1,403	77
2 Bedroom	2,245	106	1,891	354
2 Bedroom + Den	685	10	574	111
3 Bedroom & Up	102	0	45	57
Penthouse	16	0	14	2
Other	4	0	4	0

*				
Avg. \$/SF	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$866	455	465	\$382,900	\$413,900
\$860	460	867	\$395,900	\$635,900
\$859	572	817	\$412,900	\$649,400
\$837	624	1,209	\$426,900	\$1,129,900
\$792	764	1,392	\$513,900	\$1,271,900
\$720	880	1,423	\$594,900	\$1,298,900
\$618	1,608	2,312	\$1,020,900	\$1,399,900

IPO Launch Performance (first 2 months)

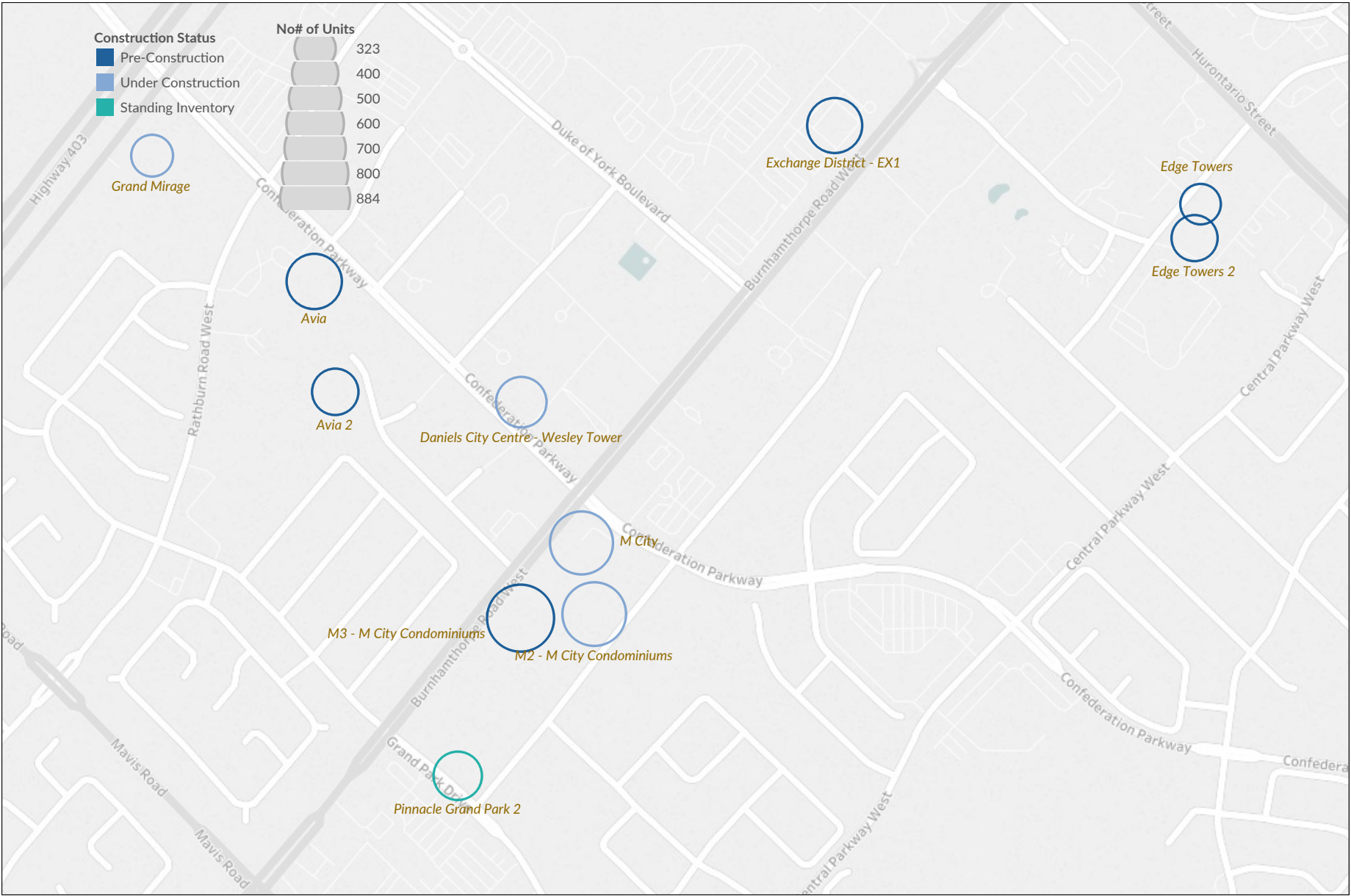


Post Launch Absorption: Mississauga City Centre



Mississauga City Centre Submarket Report - June 2019

Current Active Projects



Mississauga City Centre Submarket Report - June 2019

Current Active Project List

Site Name	Product Type	Month, Year of Occ Date	Current Month Sales	YTD	Rem. Inv.	Total Units	Original \$/SF	Avg. \$/ SF
Avia 2 - Amacon Developments	Apartment	October 2023	201	201	197	424	\$845	\$840
Avia - Amacon Developments	Apartment	September 2023	47	560	41	601	\$830	\$835
Daniels City Centre - Wesley Tower - Daniels Corporation	Apartment	June 2020	6	30	17	503	\$602	\$744
Edge Towers 2 - Solmar Development Corp.	Apartment	January 2022	26	126	136	418	\$773	\$885
Edge Towers - Solmar Development Corp.	Apartment	April 2021	2	10	49	323	\$639	\$892
Exchange District - EX1 - Camrost Felcorp	Apartment	November 2023	28	563	33	596	\$822	\$879
Grand Mirage - Conservatory Group	Apartment	September 2019	0	3	13	344	\$472	\$731
M City - Rogers Real Estate Development Limited and Urban ..	Apartment	August 2021	0	0	33	781	\$610	\$664
M2 - M City Condominiums - Rogers Real Estate Developmen..	Apartment	August 2021	0	0	51	797	\$630	\$660
M3 - M City Condominiums - Rogers Real Estate Developmen..	Apartment	March 2023	9	184	137	884	\$806	\$885
Pinnacle Grand Park 2 - Pinnacle International	Apartment	July 2017	0	4	2	461	\$425	\$618

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Monthly Sales		Current GTA Active Projects							Dev. Apps.
Sub Market	Current Month Sales	Active Projects	Total Units	Total Sales	Rem. Inv.	Avg. \$/SF	Avg. SF	Avg. \$	Total Units
Bloor - Yorkville	4	15	5,235	4,736	196	\$2,282	2,048	\$4,674,624	5,337
Central Waterfront	20	13	6,100	5,500	521	\$1,387	1,056	\$1,464,610	17,979
Don Mills - York Mills	97	11	3,265	2,379	763	\$960	890	\$854,081	6,429
Downtown Core	239	9	5,207	3,883	751	\$1,484	643	\$954,613	16,430
Downtown East	145	17	5,774	5,051	695	\$1,040	740	\$769,368	16,835
Downtown West	53	29	10,566	8,590	1,667	\$1,347	832	\$1,121,361	14,338
Etobicoke Waterfront	0	6	2,808	2,537	133	\$1,109	840	\$931,850	1,280
Highway7 - Yonge	21	6	1,535	1,073	394	\$654	922	\$602,545	.
Mississauga City Centre	319	11	6,132	5,397	709	\$819	817	\$669,123	.
North Toronto	24	10	3,160	2,824	264	\$1,160	775	\$898,534	6,578
North Yonge Corridor	55	7	2,612	2,278	206	\$1,020	803	\$818,417	4,430
North York East	0	2	528	499	28	\$937	1,016	\$952,400	2,144
North York West	29	9	2,073	1,764	278	\$1,034	974	\$1,006,289	9,444
Not Applicable	1,069	156	28,681	21,458	5,945	\$704	902	\$634,889	48,534
Scarborough City Centre									2,245
Sheppard Corridor	106	15	4,132	3,379	753	\$1,036	817	\$846,280	5,581
Thornhill	45	1	389	374	15	\$758	960	\$727,433	.
Toronto East	18	15	1,770	1,590	148	\$1,025	1,001	\$1,026,041	2,068
Toronto West	176	13	2,368	1,489	854	\$985	904	\$890,391	11,066
Yonge - St. Clair	0	7	1,023	958	57	\$1,334	1,307	\$1,743,509	1,553

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