



Greater Toronto Area
Thornhill

New Homes High Rise Submarket Report
Data as of October 2019



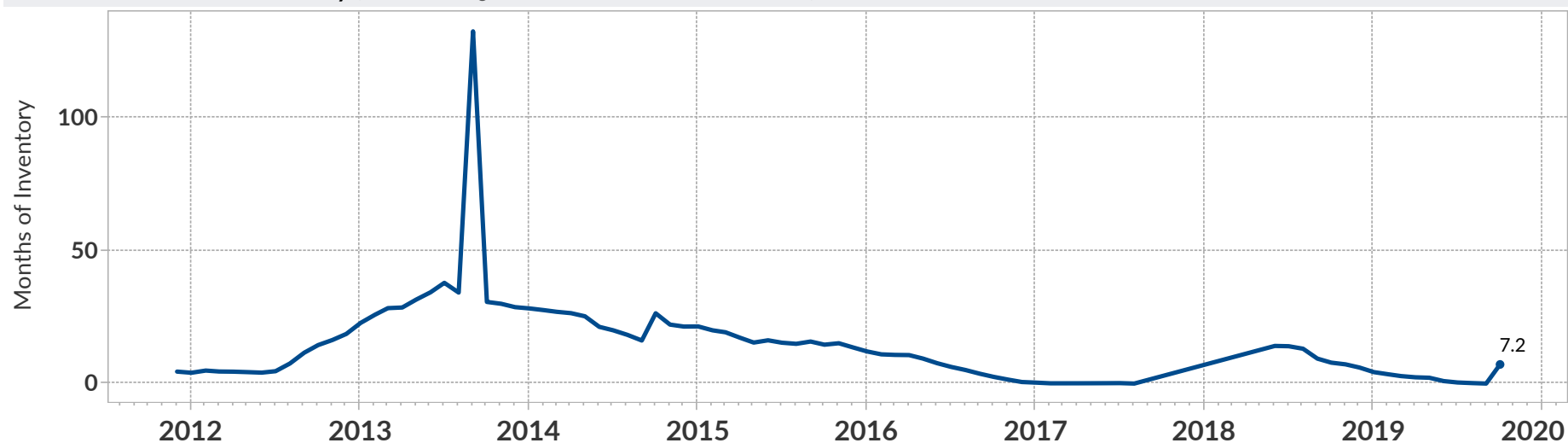
Thornhill Submarket Report - October 2019



Thornhill		GTA
Active Projects	2	362
Total Units	736	94,645
Total Sales	401	76,566
Rem. Inv.	335	14,323
Avg. \$/SF	\$826	\$992
Avg. SF	797	907
Avg. \$	\$658,314	\$900,552
Current Month Sales (incl. active & sold out)	401	3,424

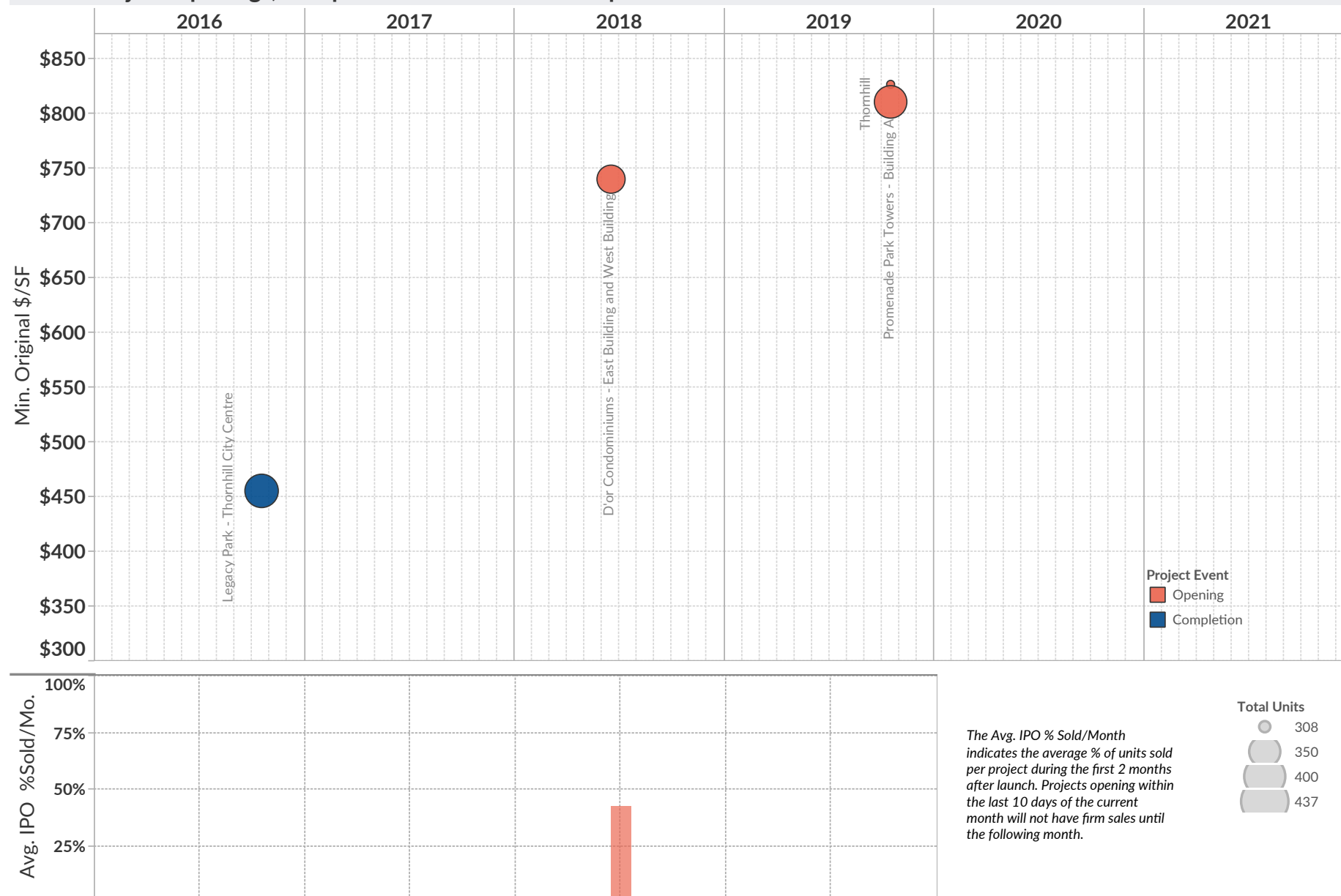
Development Applications		
Thornhill		City of Toronto
Number of Dev. Apps.	0	387
Total Units		211,227
Min. Floor Space Index		0.1
Max. Floor Space Index		44.5
Avg. Floor Space Index		6.2

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



Thornhill Submarket Report - October 2019

Recent Project Openings, Completions & Scheduled Completions



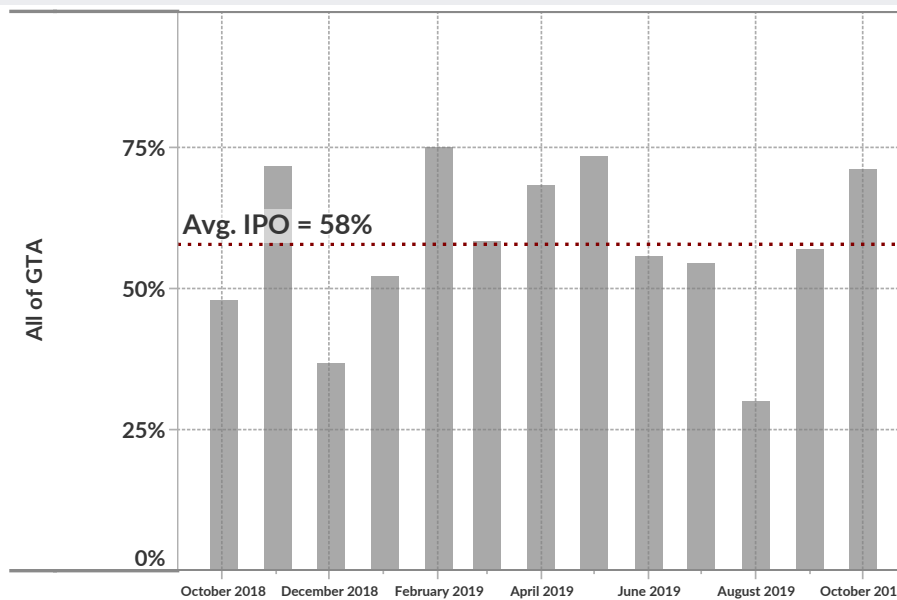
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Project Data by Unit Type

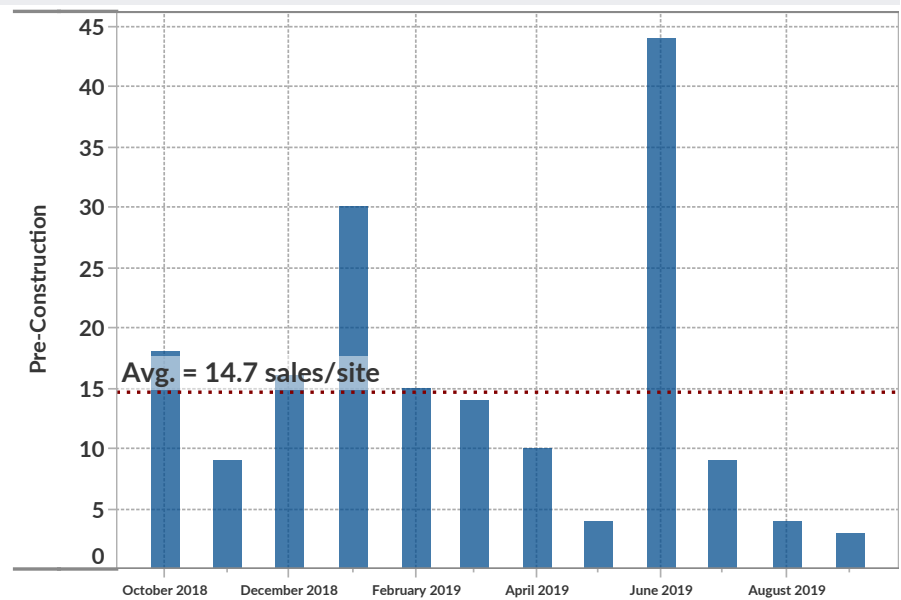
Unit Type	Total Units	Current Month Sales	Total Sales	Rem. Inv.
Studio	1	0	0	1
1 Bedroom	121	37	37	84
1 Bedroom + Den	332	225	225	107
2 Bedroom	199	61	61	138
2 Bedroom + Den	78	73	73	5
3 Bedroom & Up	5	5	5	0
Penthouse				
Other				

*				
Avg. \$/SF	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$831	475	475	\$394,900	\$394,900
\$809	482	660	\$391,900	\$551,900
\$851	548	807	\$474,900	\$602,900
\$819	688	1,488	\$571,900	\$1,210,900
\$894	910	1,431	\$713,900	\$1,380,000

IPO Launch Performance (first 2 months)

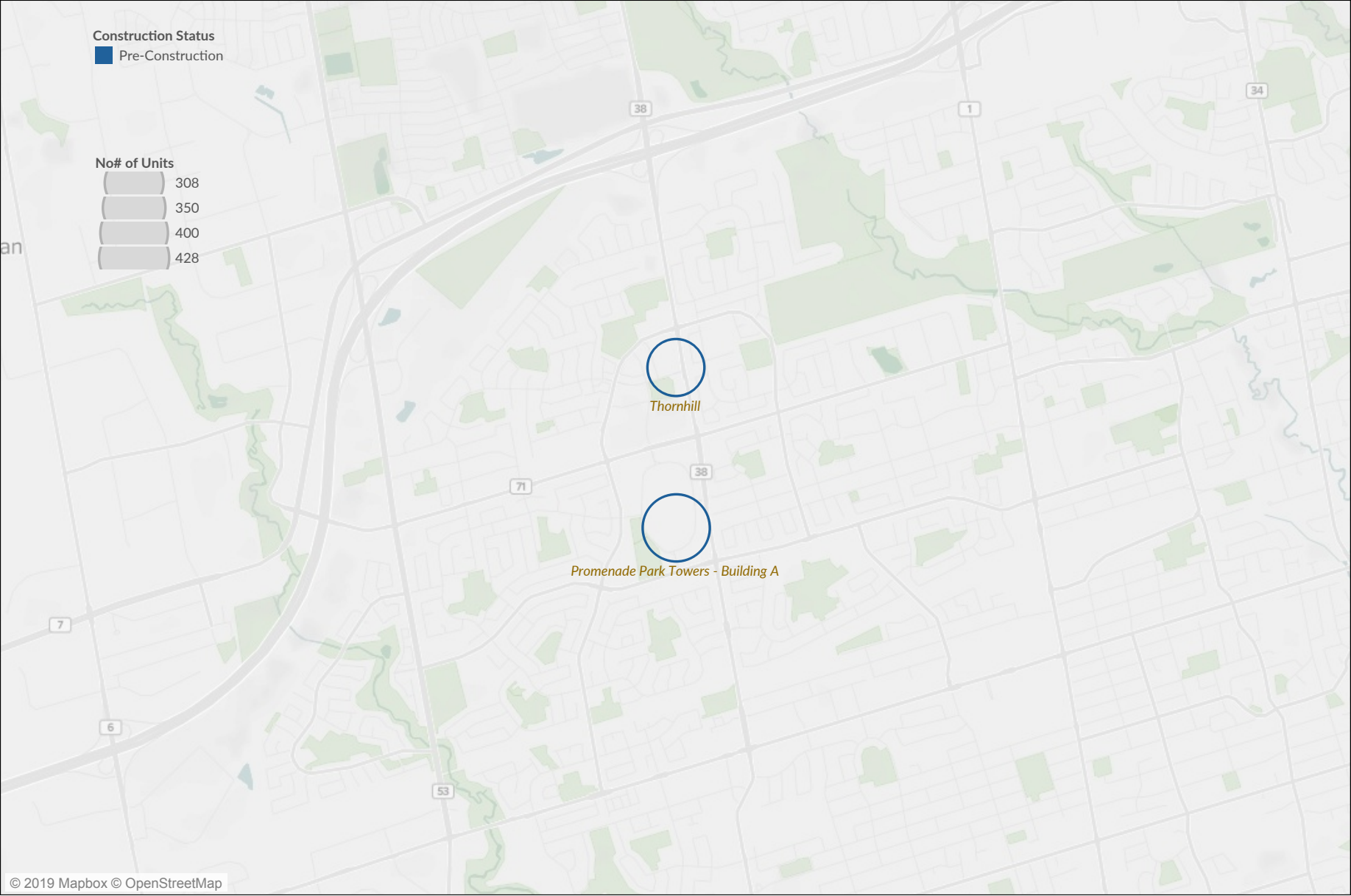


Post Launch Absorption: Thornhill



Thornhill Submarket Report - October 2019

Current Active Projects



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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
Promenade Park Towers - Building A - Liberty Development C...	Apartment	September 2023	401	401	27	428	\$811	\$816
Thornhill - Daniels Corporation and Baif Developments	Apartment	January 2023	0	0	308	308	\$827	\$827

Thornhill Submarket Report - October 2019

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	317	14	5,086	4,396	395	\$2,140	1,272	\$2,721,039	9,129
Central Waterfront	26	12	5,883	5,193	597	\$1,403	980	\$1,374,783	18,503
Don Mills - York Mills	26	11	3,306	2,778	395	\$953	1,050	\$1,000,417	7,441
Downtown Core	143	9	5,148	4,183	790	\$1,537	657	\$1,010,315	15,193
Downtown East	73	17	5,706	5,062	411	\$1,010	863	\$871,618	18,202
Downtown West	125	30	10,173	8,643	1,188	\$1,402	903	\$1,266,200	19,055
Etobicoke Waterfront	0	4	2,121	1,898	85	\$1,156	818	\$945,135	10,287
Highway7 - Yonge	66	8	1,715	1,187	455	\$673	1,083	\$728,525	.
Mississauga City Centre	365	12	6,548	5,999	495	\$813	882	\$717,233	.
North Toronto	85	9	2,413	1,711	607	\$1,197	780	\$934,309	9,773
North Yonge Corridor	12	6	2,057	1,807	146	\$1,028	826	\$848,881	4,393
North York East	2	2	528	504	23	\$941	1,022	\$961,965	2,056
North York West	353	12	2,697	2,216	342	\$879	1,084	\$952,932	9,738
Not Applicable	1,280	162	30,626	22,549	6,296	\$741	907	\$672,811	66,556
Scarborough City Centre									2,245
Sheppard Corridor	23	14	4,020	3,278	742	\$1,067	819	\$874,136	8,352
Thornhill	401	2	736	401	335	\$826	797	\$658,314	.
Toronto East	26	16	2,141	1,817	268	\$969	912	\$883,298	2,031
Toronto West	70	14	2,444	1,719	705	\$1,031	934	\$962,665	12,992
Yonge - St. Clair	31	8	1,297	1,225	48	\$1,370	1,355	\$1,855,441	2,190

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