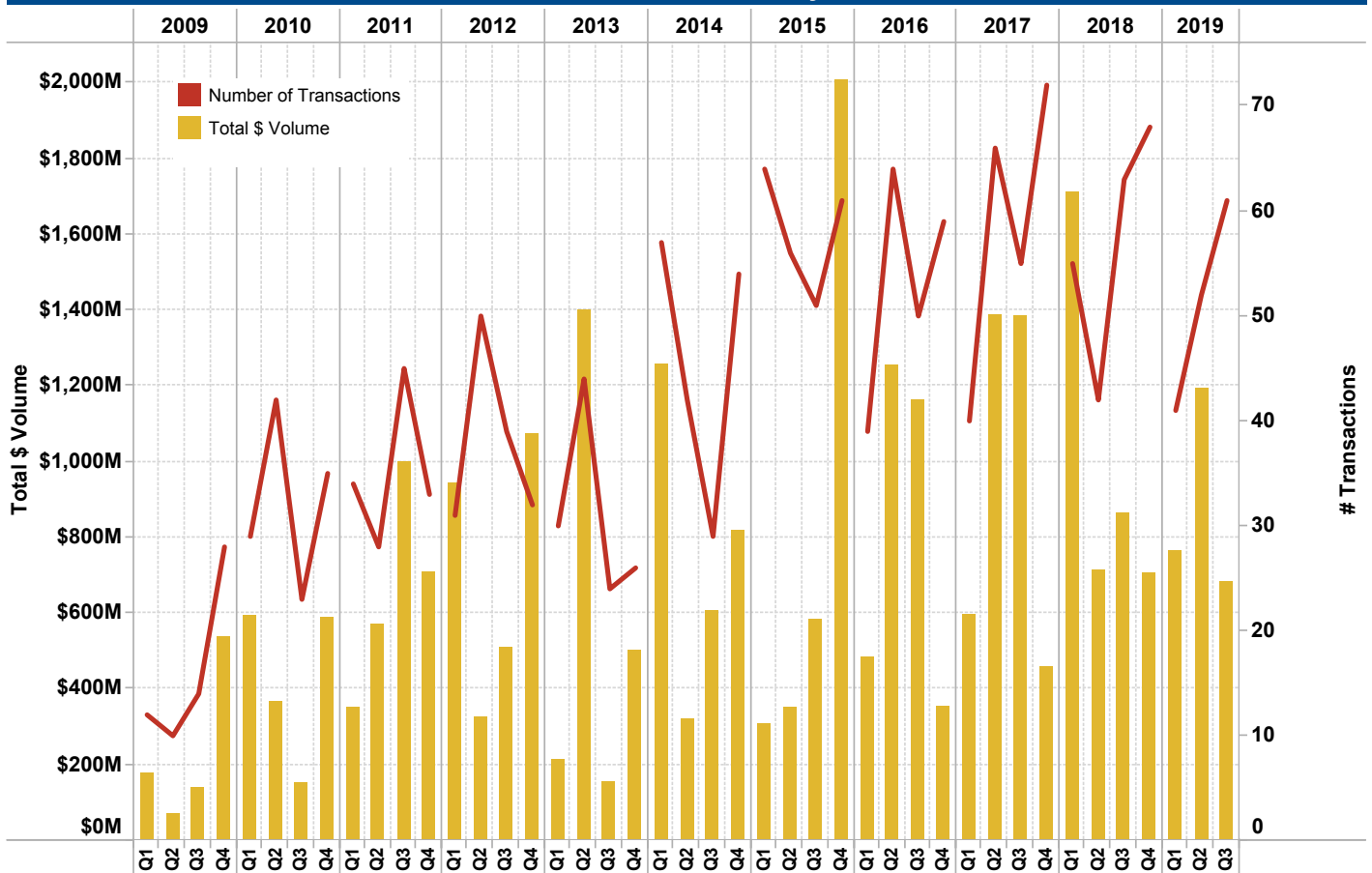

Greater Toronto Area Office

Commercial Q3 2019 Statistics

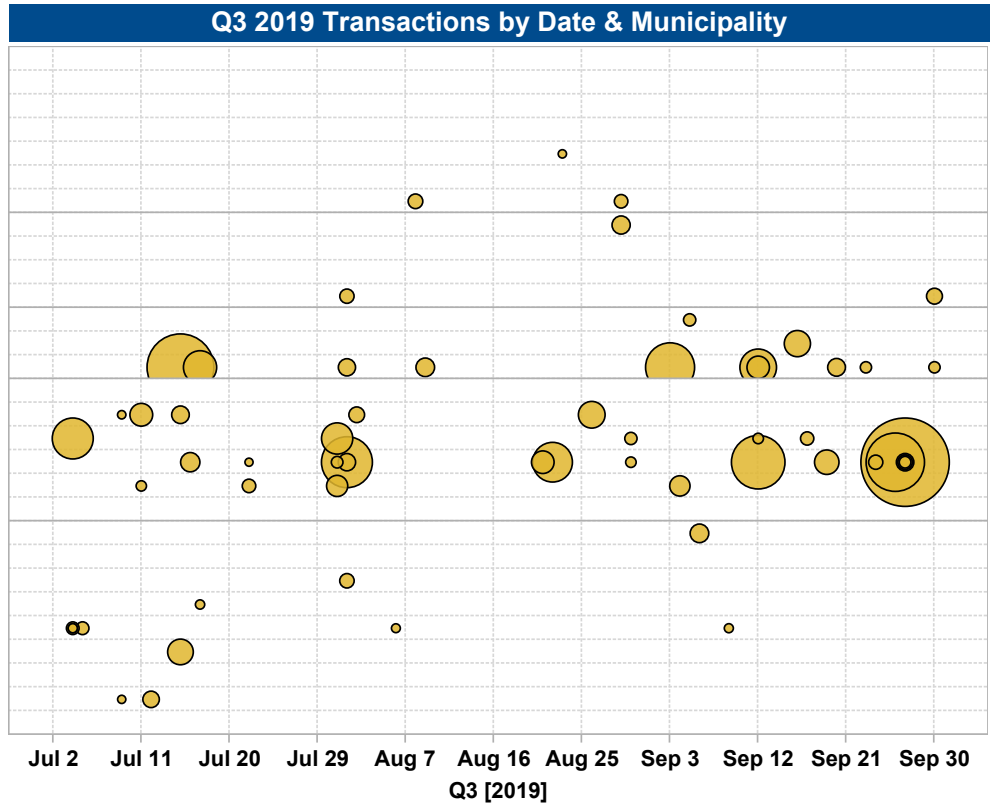
Data as of September 30, 2019



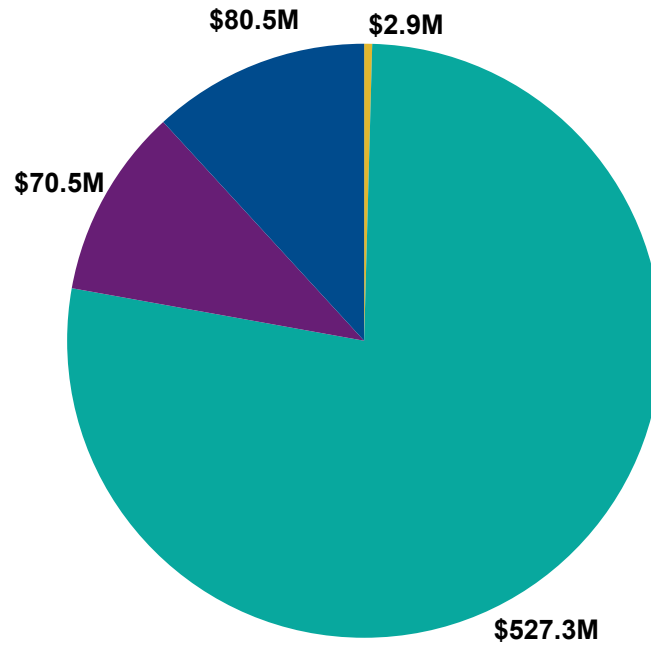
Office - Total Price & Transactions by Year & Quarter



Office		
Durham	Ajax	
	Clarington	
	Oshawa	
	Pickering	
	Scugog	\$1.1M
	Uxbridge	
	Whitby	\$6.3M
Halton	Burlington	\$5.2M
	Halton Hills	
	Milton	
	Oakville	\$7.2M
Peel	Brampton	\$2.4M
	Caledon	\$10.9M
	Mississauga	\$175.0M
Toronto	East York	
	Etobicoke	\$29.5M
	North York	\$49.1M
	Old Toronto	\$339.8M
	Scarborough	\$18.3M
	York	
York	Aurora	\$5.5M
	East Gwillimbury	
	Georgina	\$3.3M
	King	\$1.4M
	Markham	\$10.4M
	Newmarket	\$10.5M
	Richmond Hill	
	Vaughan	\$5.4M
	Whitchurch-Stouffville	



Office - Q3 2019 Purchaser Profile by Total \$ Volume

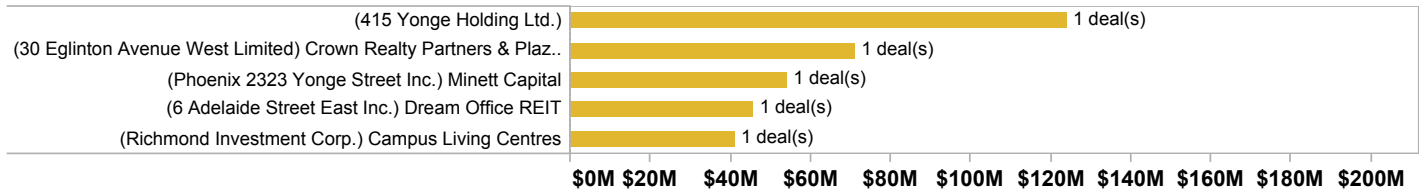


Purchaser Profile

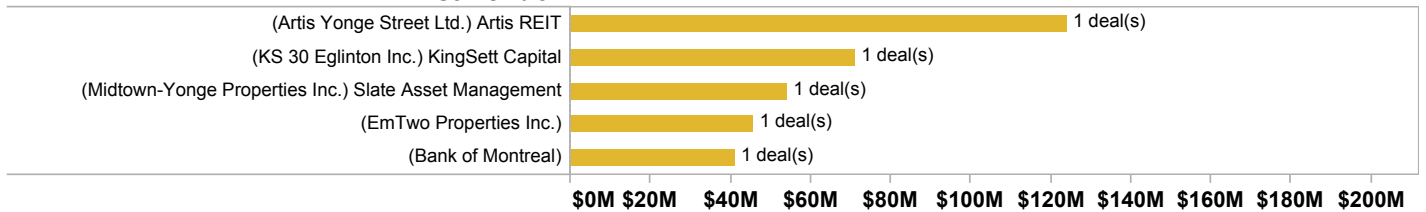
- Government
- Private Investor - Canadian
- Public Investor - Canadian
- User

Office - Q3 2019 Top Purchasers, Vendors, Lenders

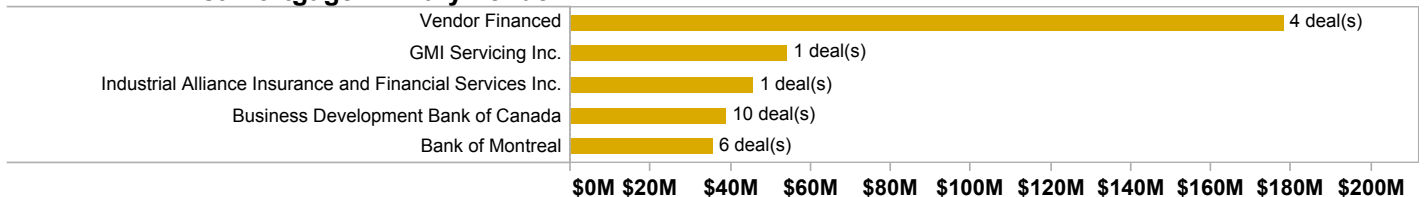
First Purchaser



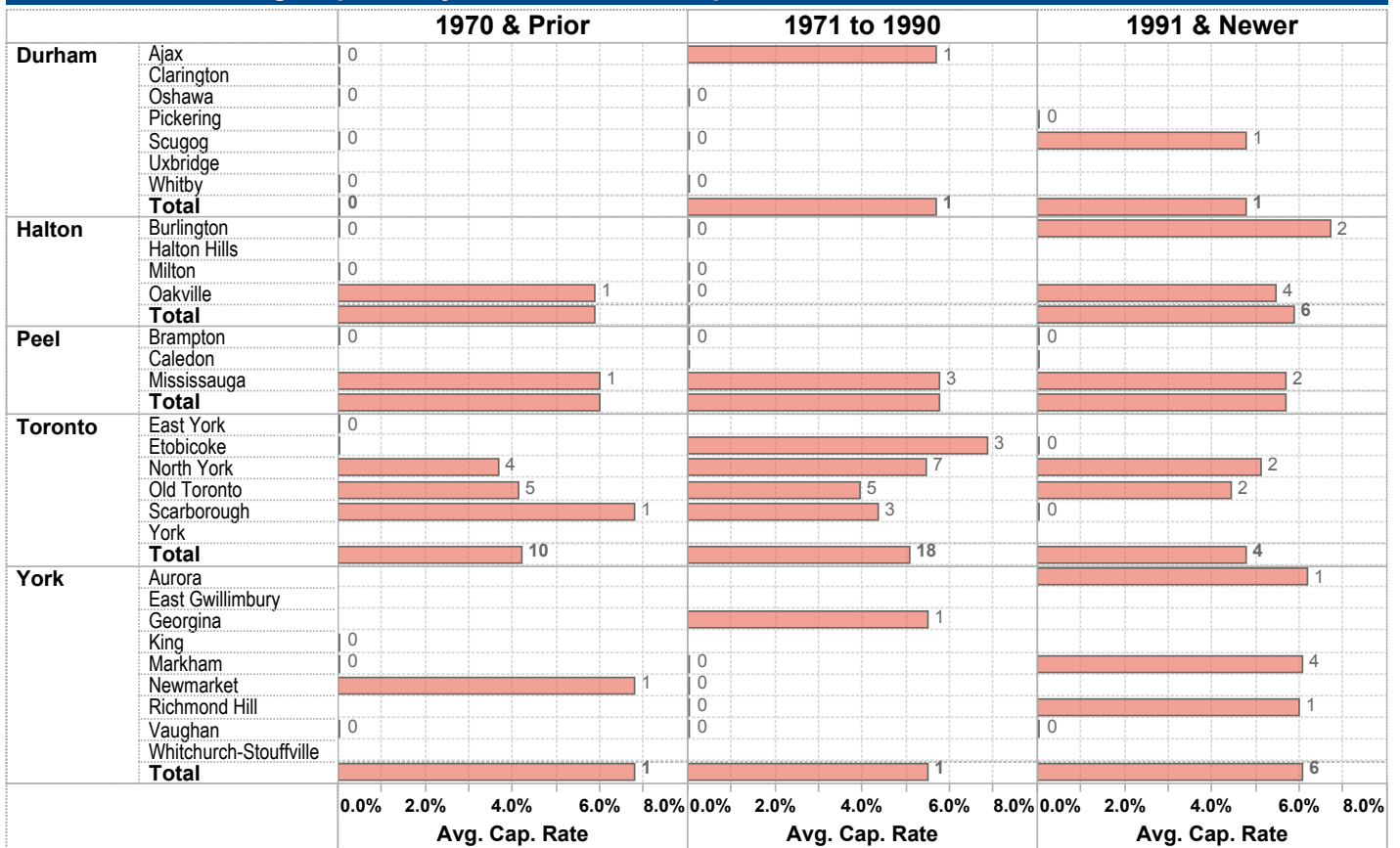
First Vendor



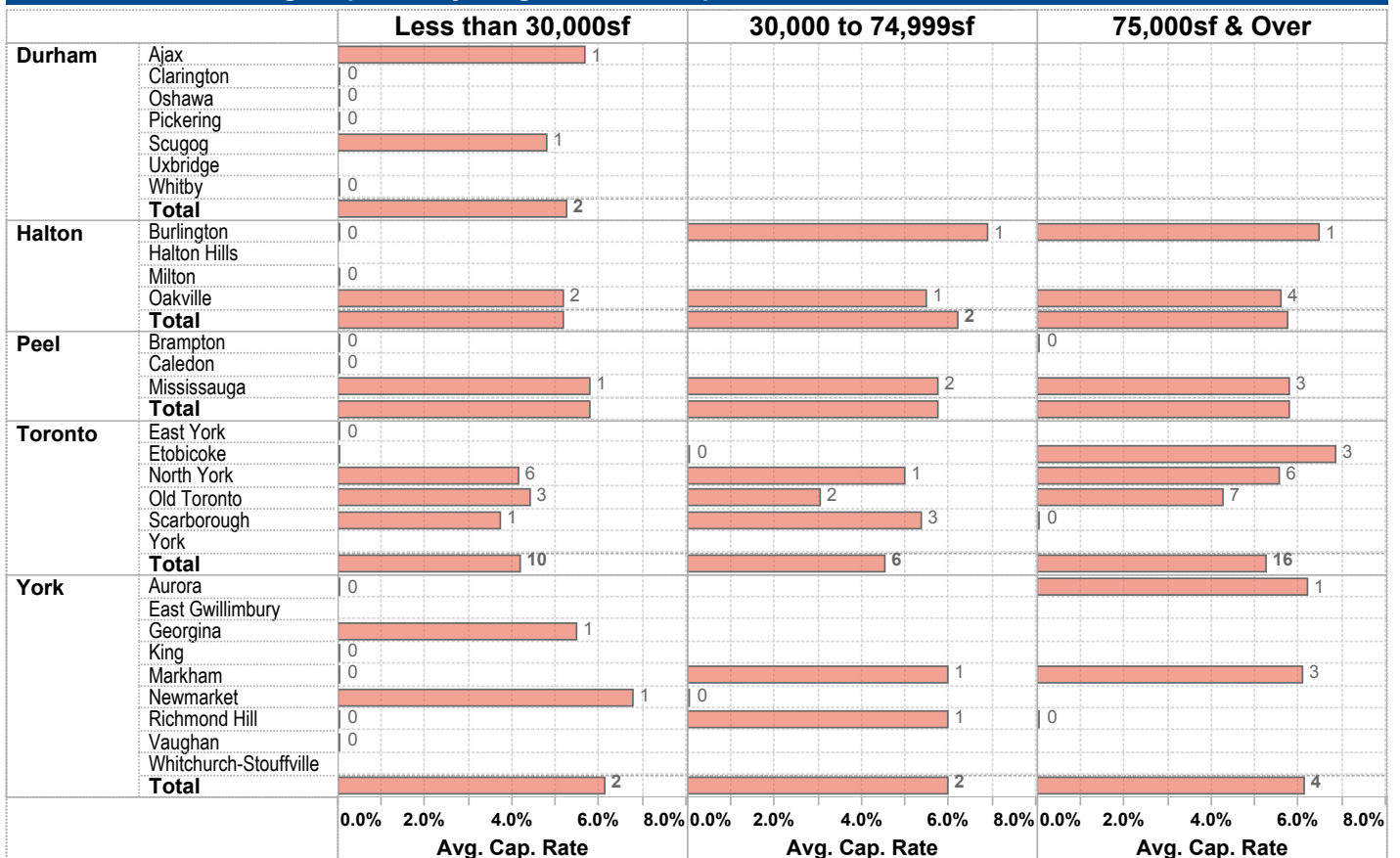
First Mortgage Primary Lender



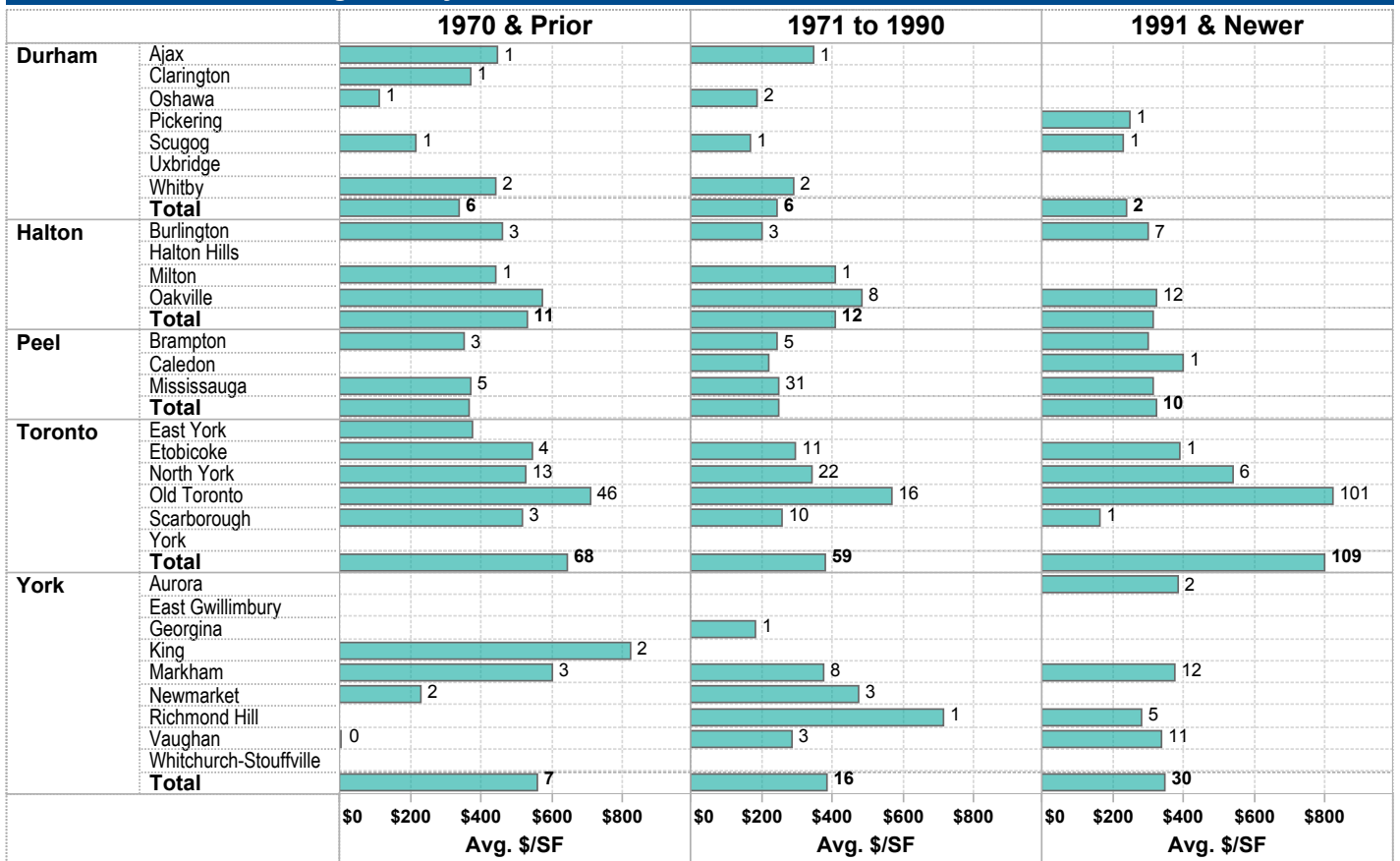
Avg. Cap Rate by Const. Year with Cap Rate Deal Count - Last 24 Months



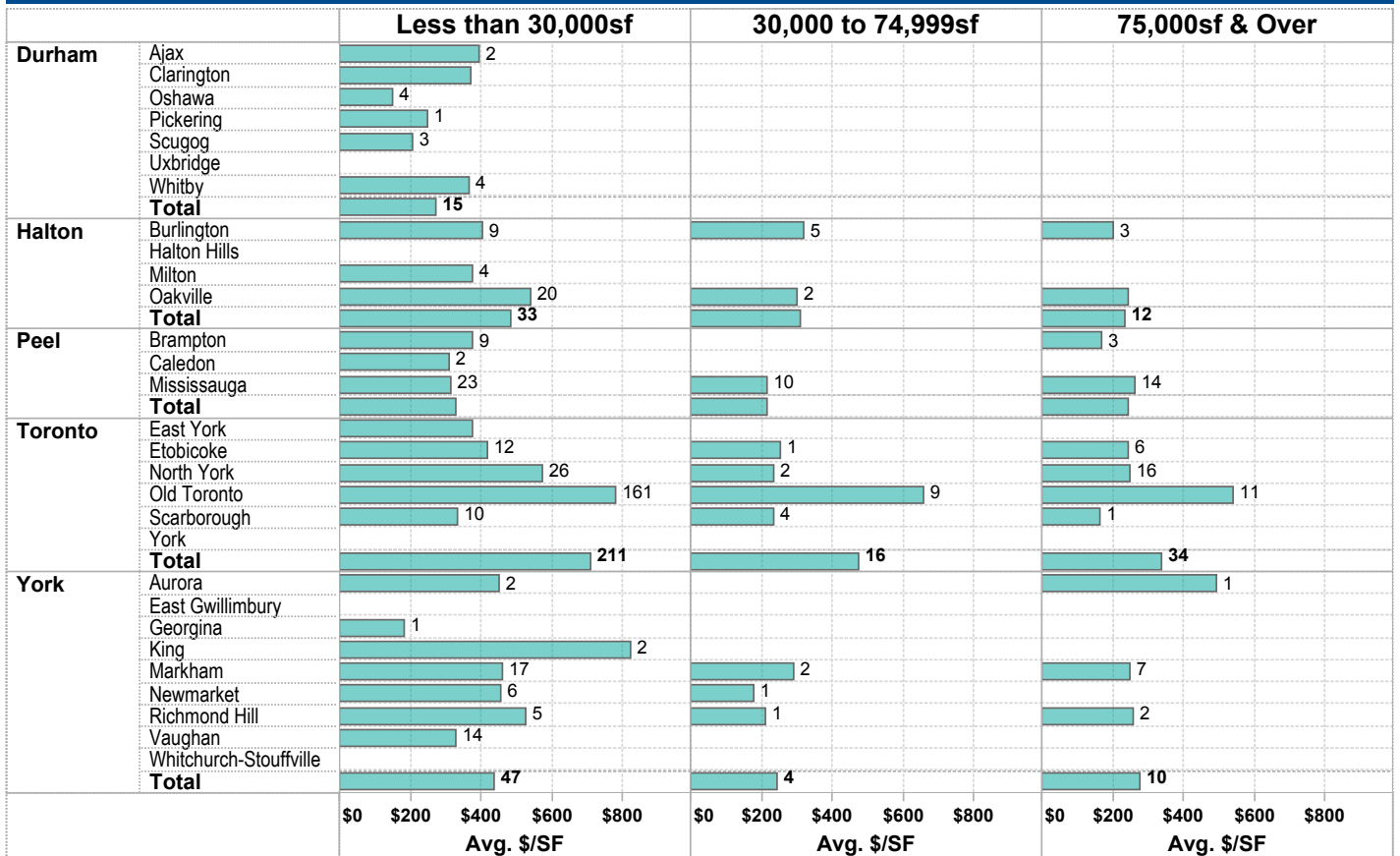
Avg. Cap Rate by Bldg. Size with Cap Rate Deal Count - Last 24 Months



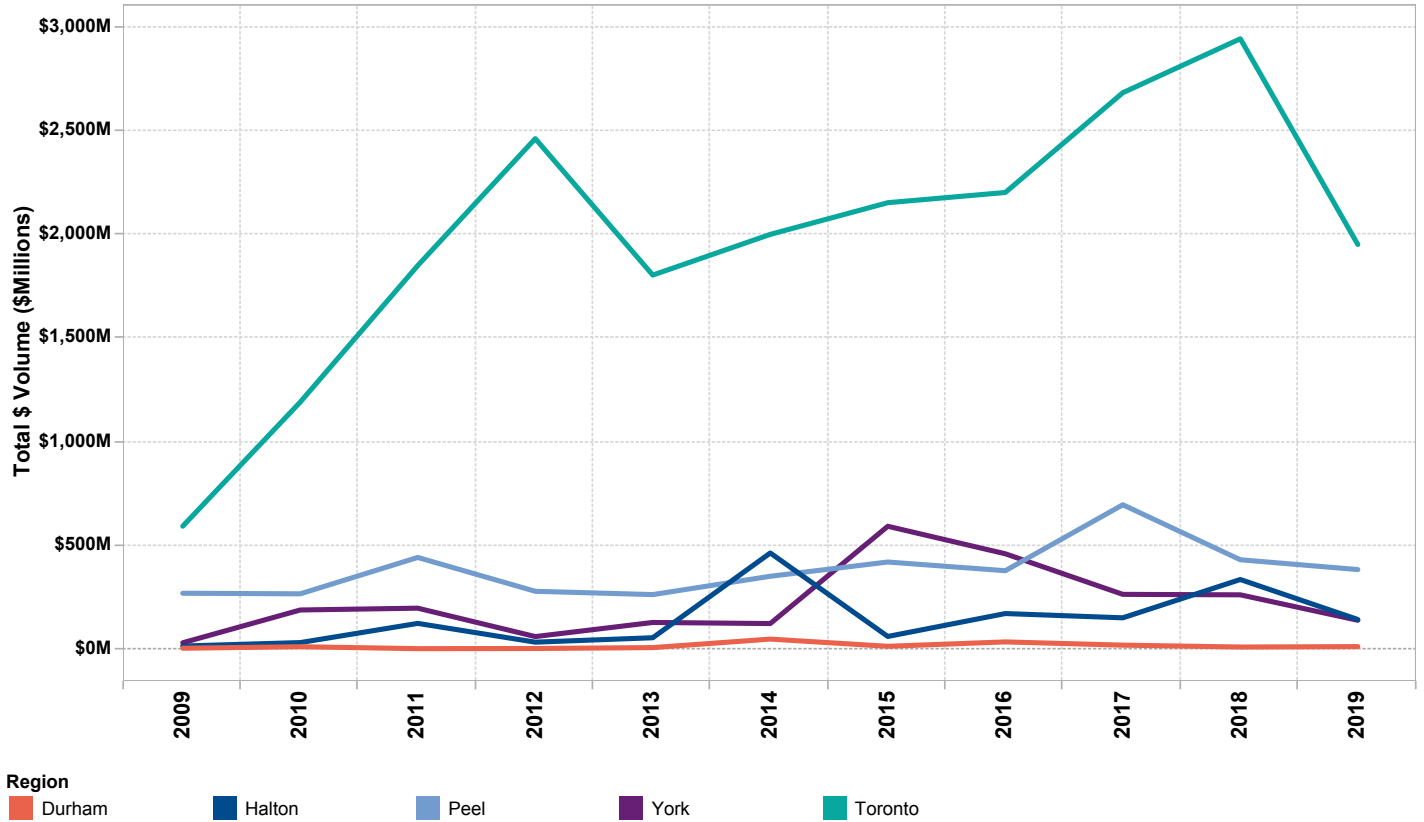
Avg. \$/SF by Const. Year with \$/SF Deal Count - Last 24 Months



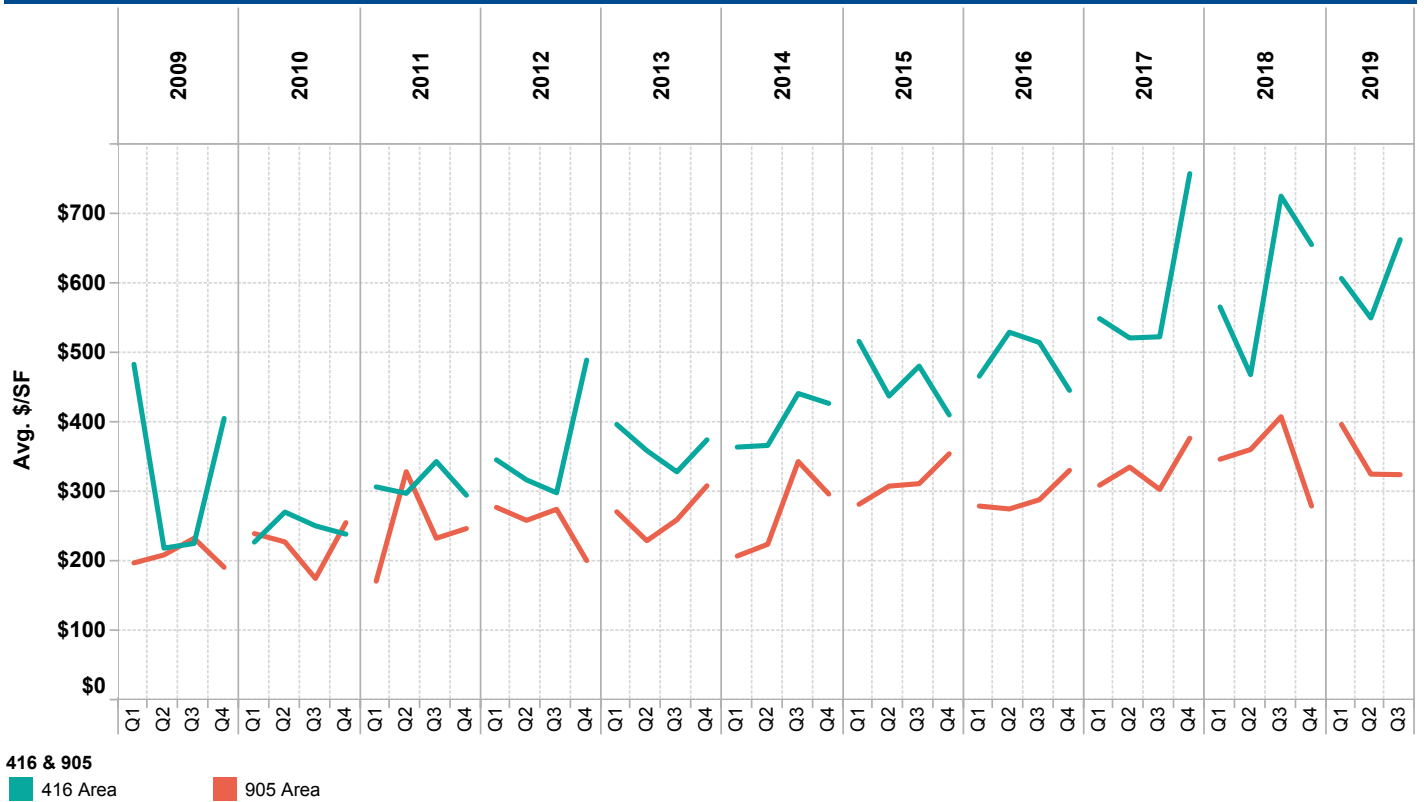
Avg. \$/SF by Bldg. Size with \$/SF Deal Count - Last 24 Months



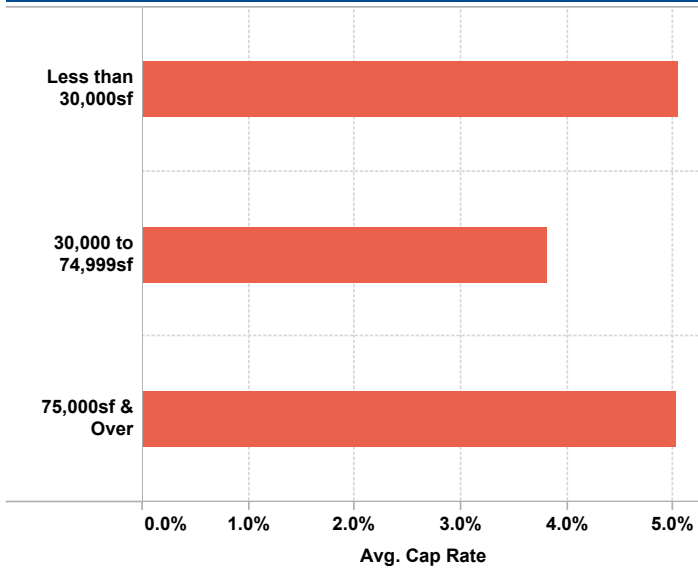
Office - Total Dollar Volume by Region



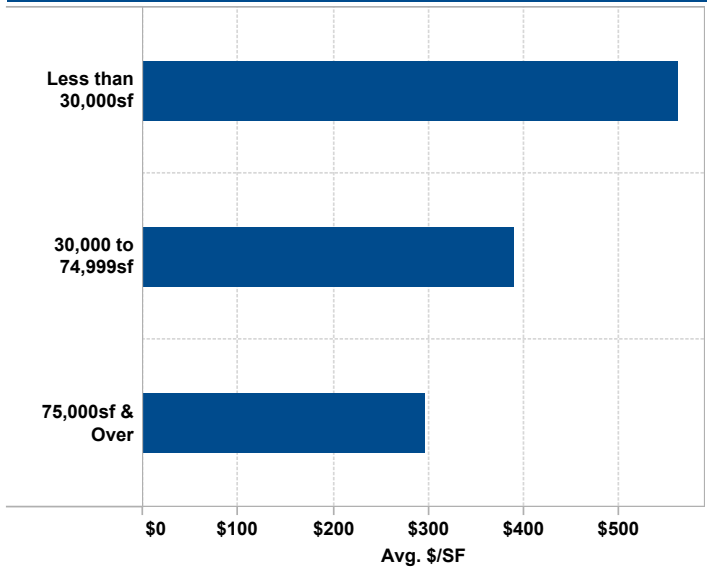
Office - Avg. \$/SF by Area



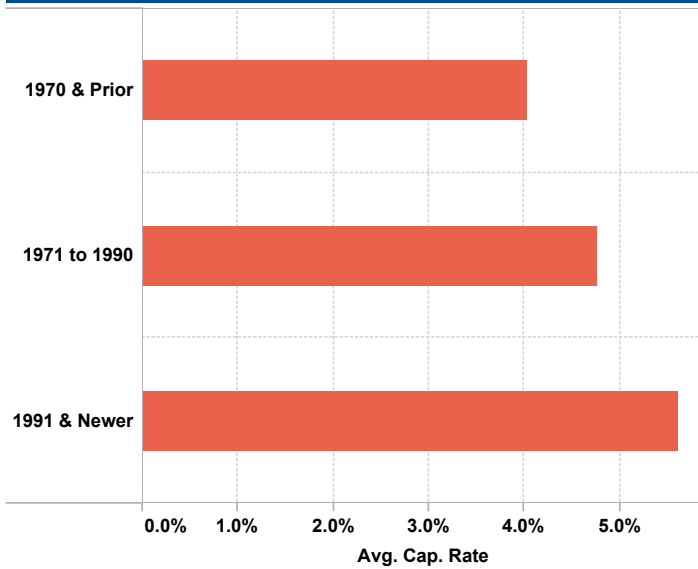
Office - Avg. Cap Rate by Bldg. Size (last 12 mos.)



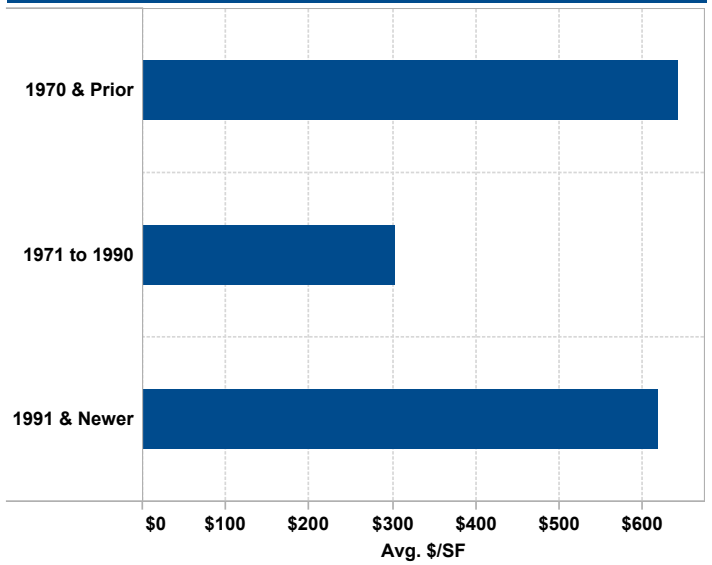
Office - Avg. \$/SF by Bldg. Size (last 12 mos.)



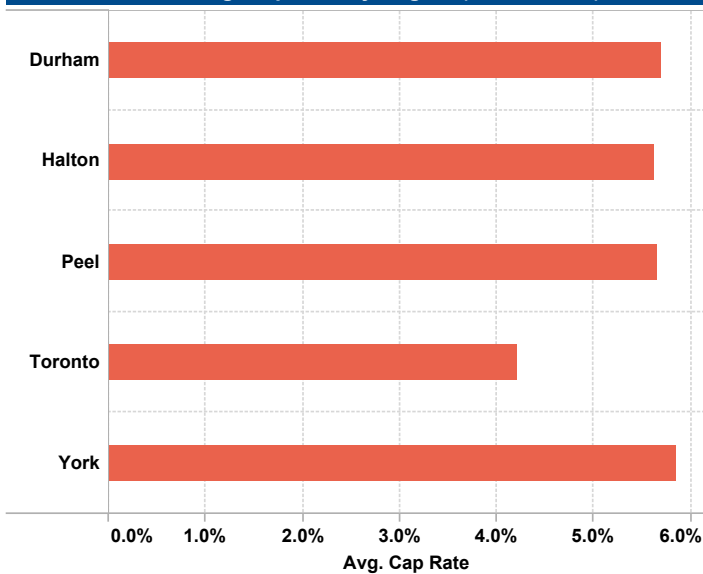
Office - Avg. Cap Rate by Const. Year (last 12 mos.)



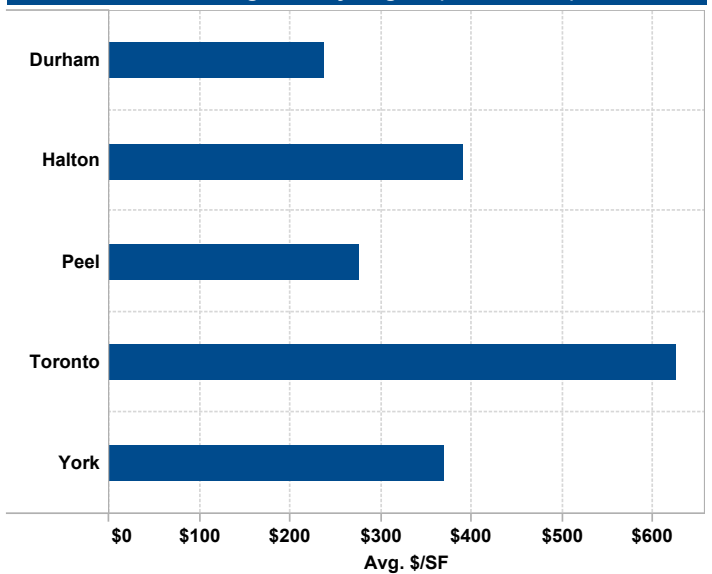
Office - Avg. \$/SF by Const. Year (last 12 mos.)

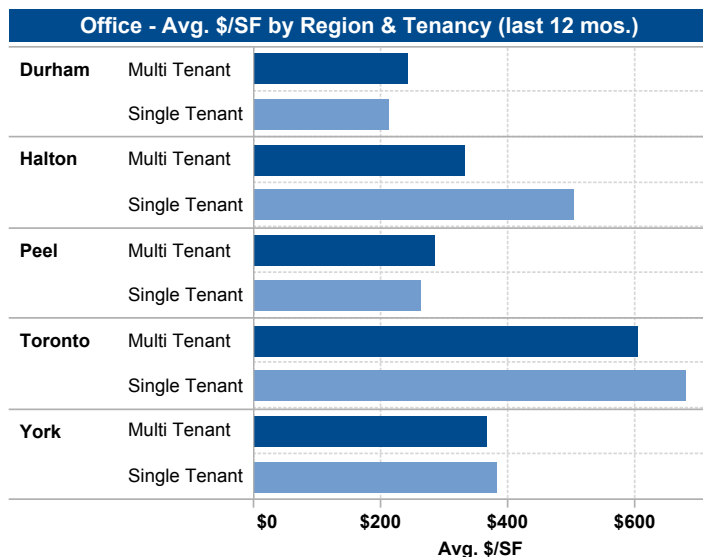


Office - Avg. Cap Rate by Region (last 12 mos.)



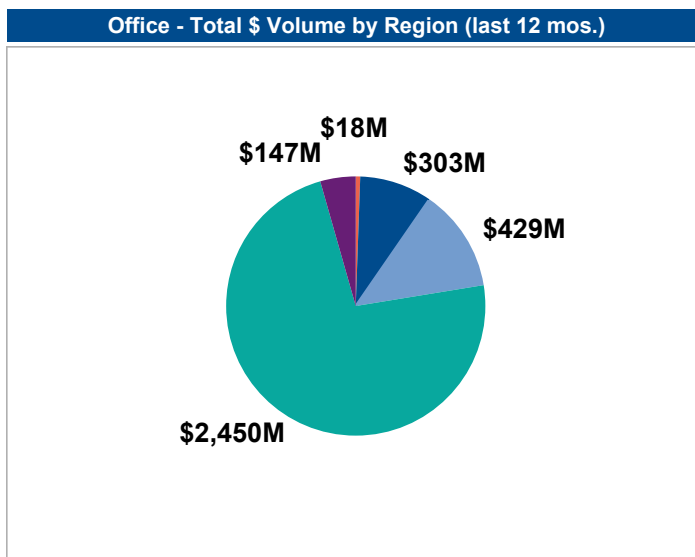
Office - Avg. \$/SF by Region (last 12 mos.)





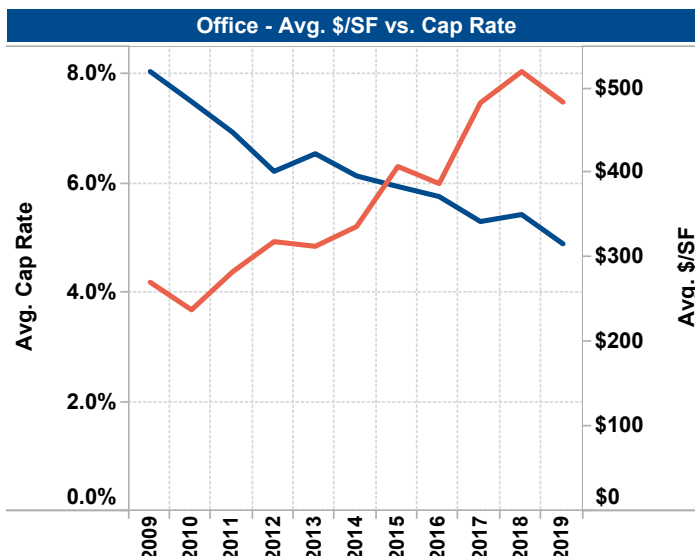
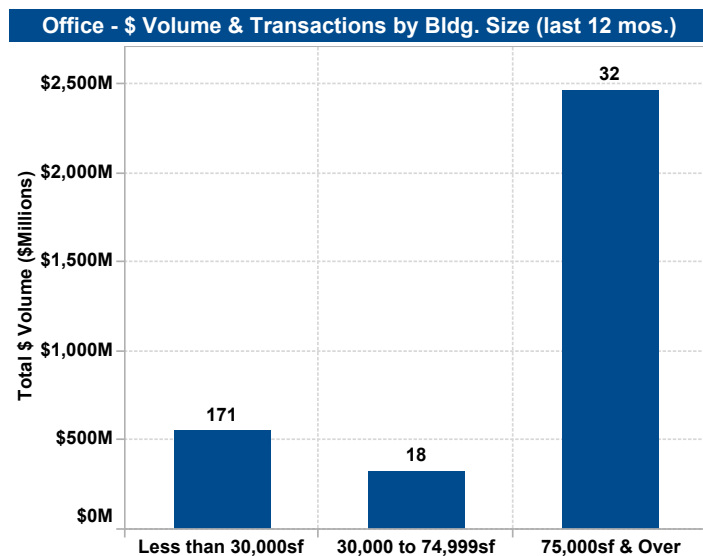
Property Type

- Multi Tenant
- Single Tenant



Region

- Durham
- Halton
- Peel
- Toronto
- York



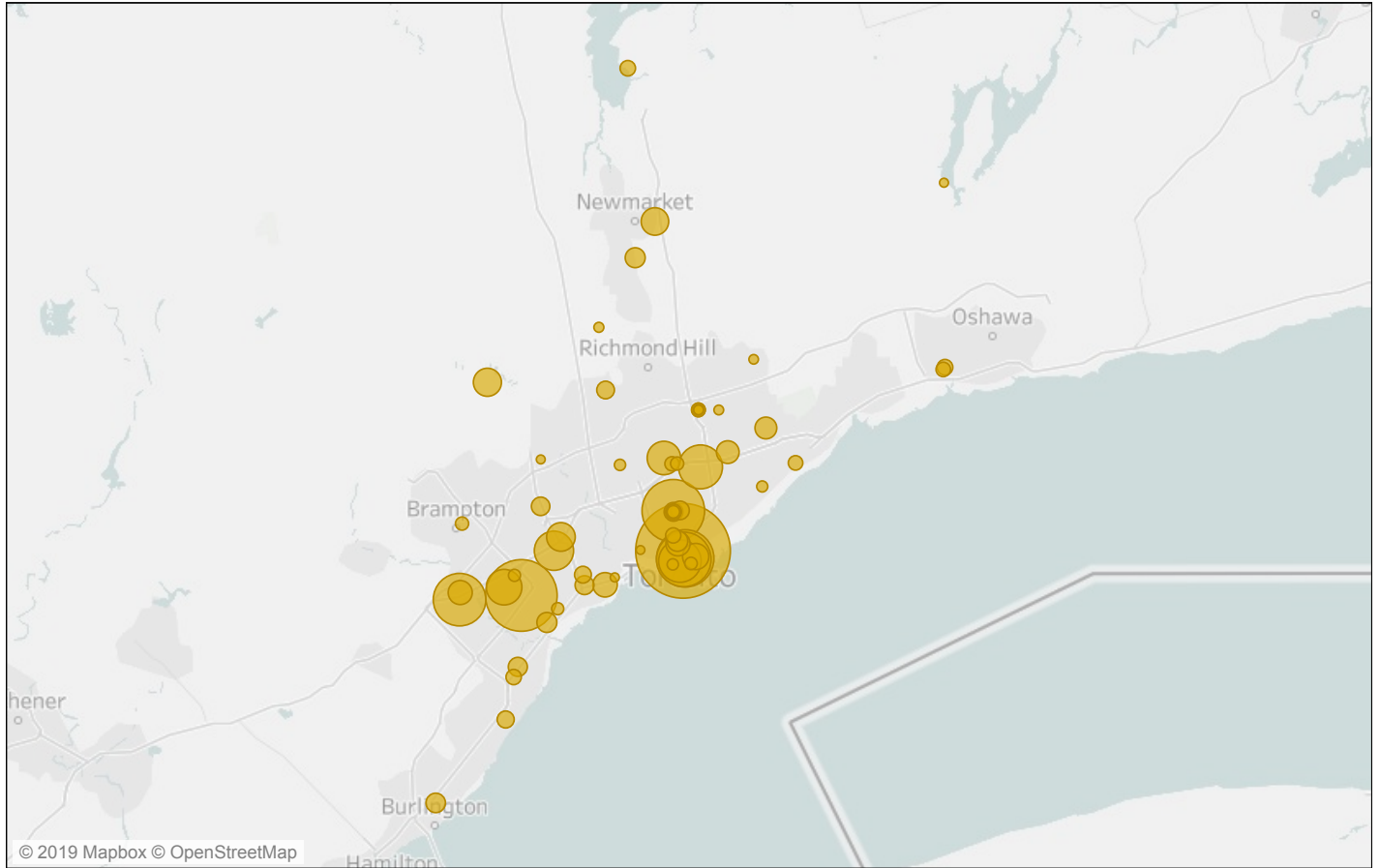
Measure Names

- Avg. \$/SF
- Avg. Cap Rate

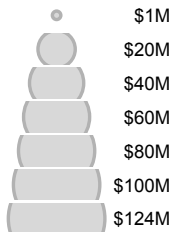
Office - Top Transactions Q3 2019

First Address	Municipality	Total Price	Building Size	Price Per Sq# Foot	Sale Type
415 Yonge Street	Old Toronto	\$124,000,000	192,036	\$646	Market
30 Eglinton Avenue West	Mississauga	\$70,900,000	164,731	\$430	Market
2323 Yonge Street	Old Toronto	\$54,100,000	67,367	\$803	Market
6 Adelaide Street East	Old Toronto	\$45,500,000	52,865	\$861	Market
302 Bay Street	Old Toronto	\$41,184,000	55,479	\$742	Market

Office - Q3 2019 Transactions



Total Price



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