



Greater Toronto Area
Thornhill

New Homes High Rise Submarket Report
Data as of April 2020



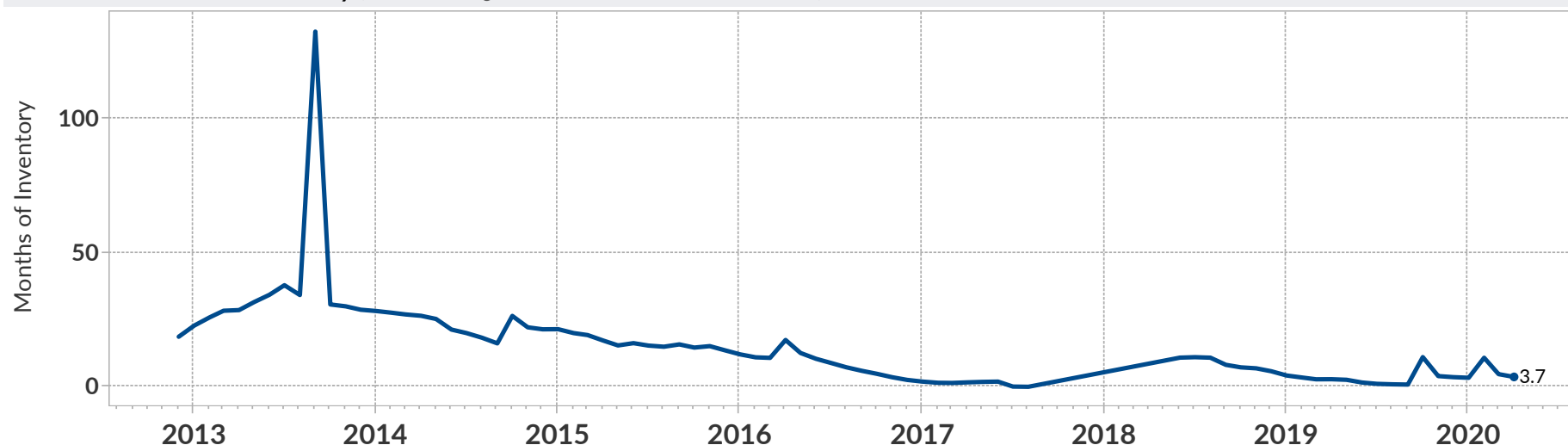
Thornhill Submarket Report - April 2020



Thornhill			GTA	
Active Projects	5		358	
Total Units	1,443		94,800	
Total Sales	1,136		80,443	
Rem. Inv.	307		9,931	
Avg. \$/SF	\$1,078		\$1,080	
Avg. SF	1,194		979	
Avg. \$	\$1,286,375		\$1,057,613	
Current Month Sales (incl. active & sold out)		68	470	

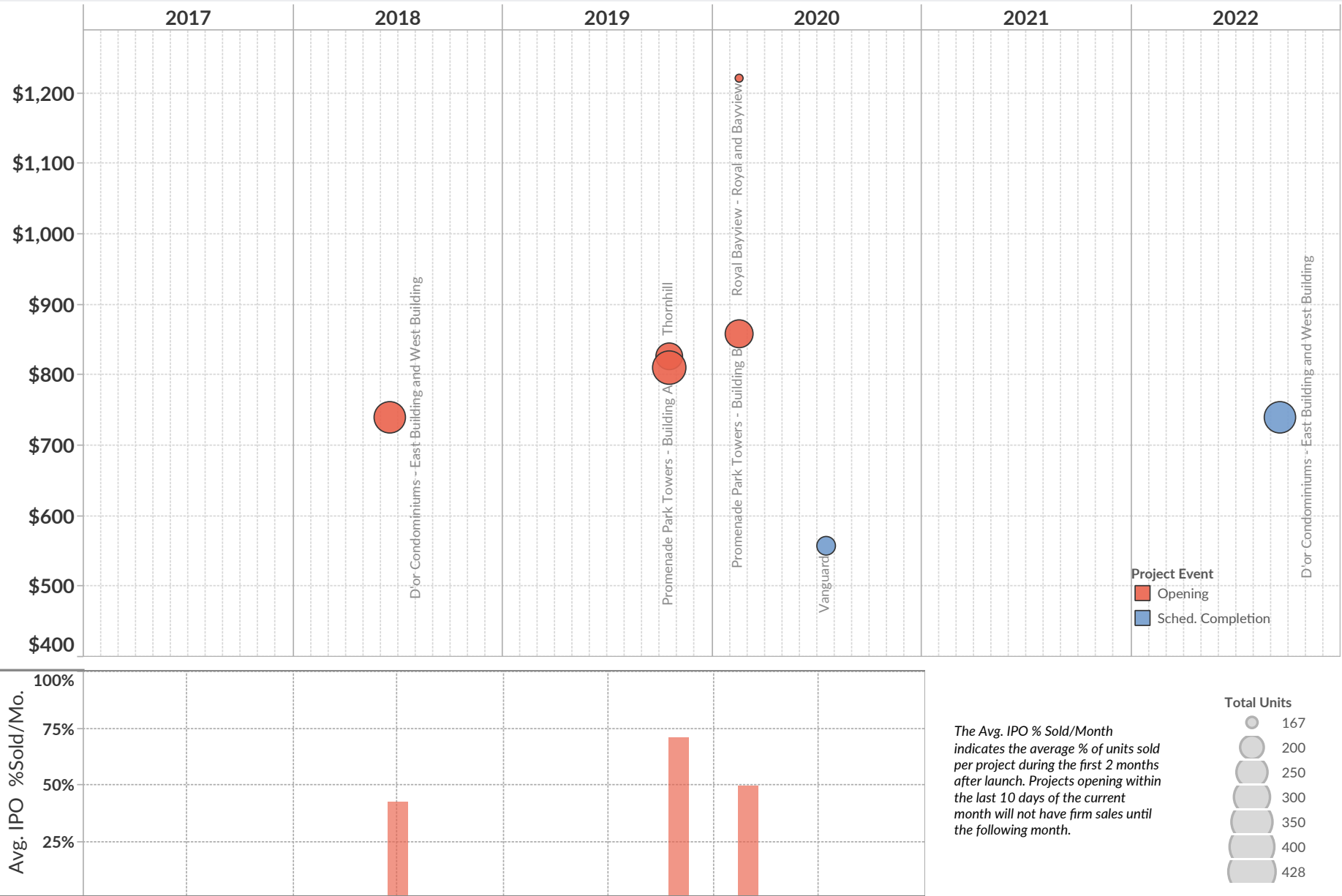
Development Applications		
Thornhill		City of Toronto
Number of Dev. Apps.	0	383
Total Units		214,454
Min. Floor Space Index		0.1
Max. Floor Space Index		44.5
Avg. Floor Space Index		6.5

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



Thornhill Submarket Report - April 2020

Recent Project Openings, Completions & Scheduled Completions



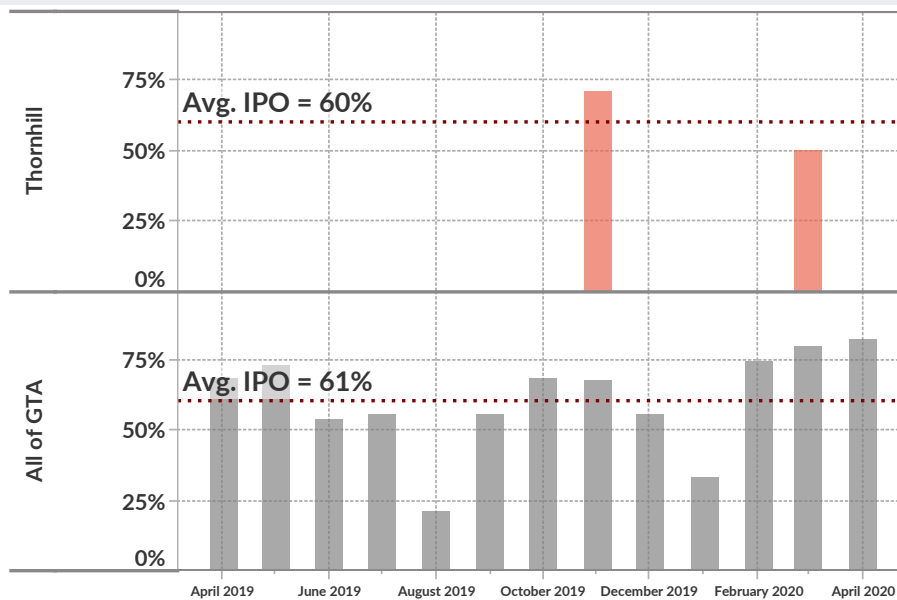
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Project Data by Unit Type

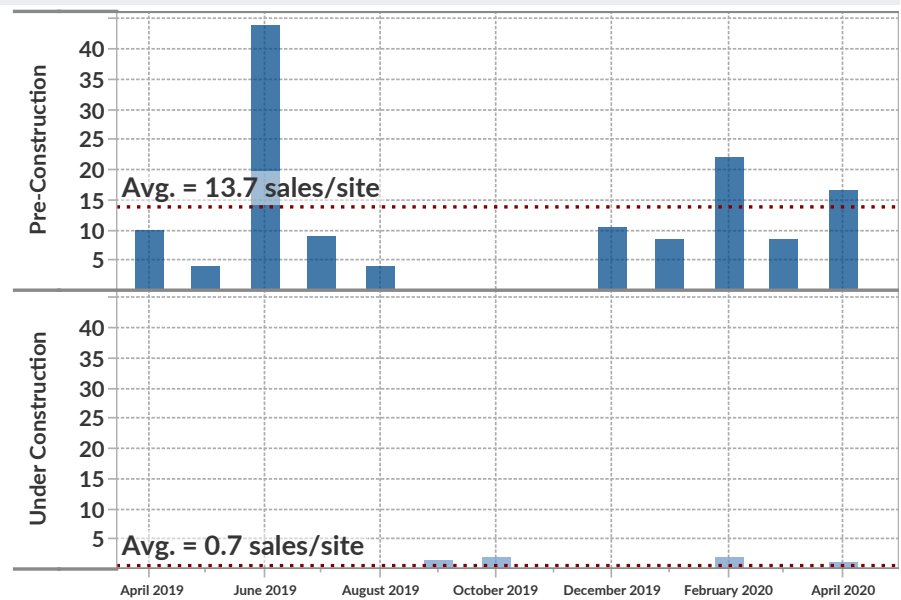
Unit Type	Total Units	Current Month Sales	Total Sales	Rem. Inv.
Studio	1	0	1	0
1 Bedroom	192	9	162	30
1 Bedroom + Den	599	45	526	73
2 Bedroom	326	12	205	121
2 Bedroom + Den	273	1	205	68
3 Bedroom & Up	22	1	19	3
Penthouse	17	0	5	12
Other	13	0	13	0

*				
Avg. \$/SF	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$958	497	694	\$432,900	\$890,000
\$882	573	807	\$497,900	\$643,900
\$1,063	752	1,982	\$616,900	\$2,560,000
\$1,166	902	2,522	\$742,900	\$2,660,000
\$918	1,850	2,060	\$1,715,900	\$1,873,900
\$1,178	1,882	4,781	\$1,840,990	\$5,900,000

IPO Launch Performance (first 2 months)

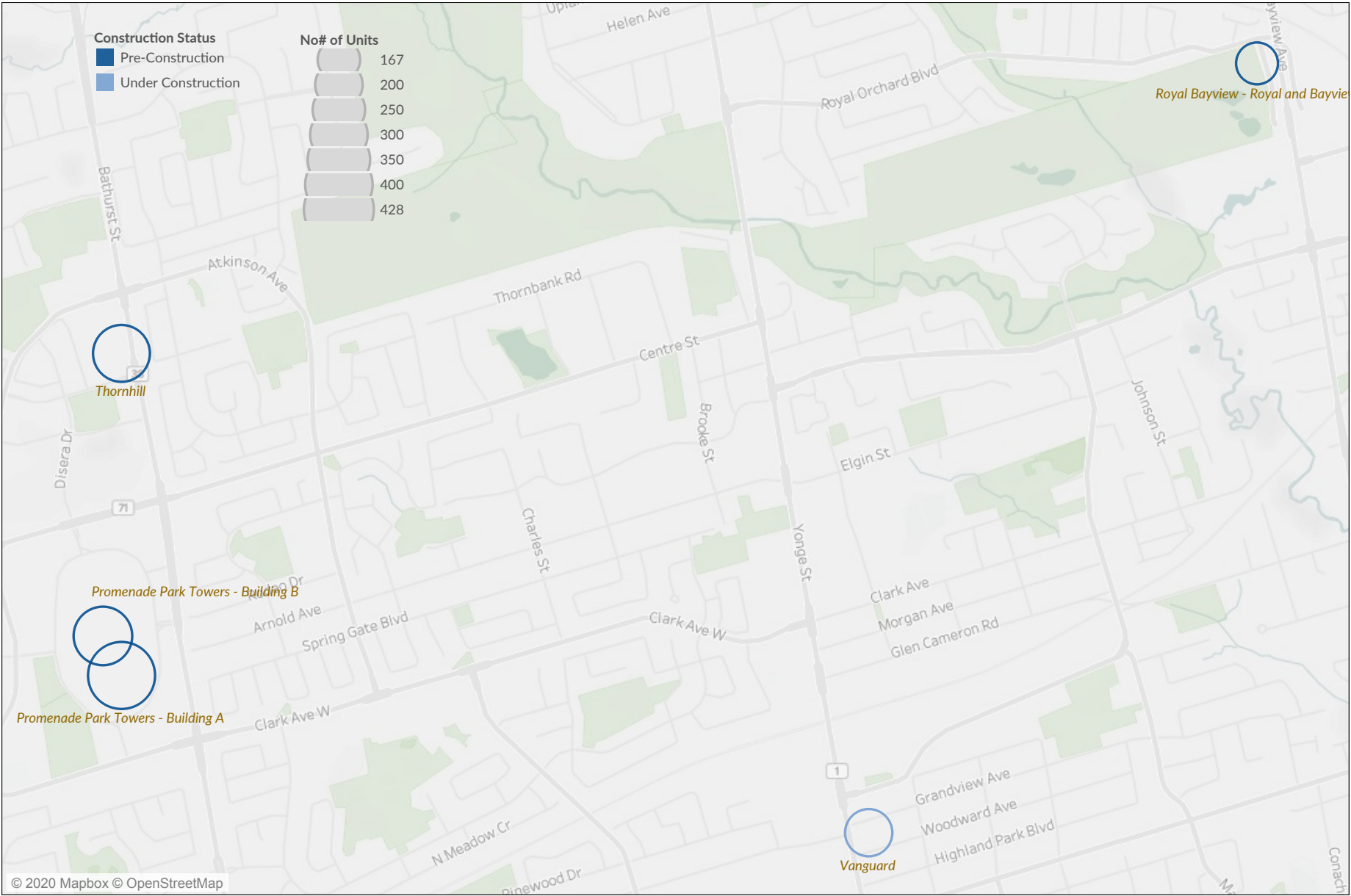


Post Launch Absorption: Thornhill



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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	5	14	43	428	\$811	\$837
Promenade Park Towers - Building B - Liberty Development C..	Apartment	October 2023	51	251	76	327	\$859	\$906
Royal Bayview - Royal and Bayview - Tridel	Apartment	June 2024	1	46	121	167	\$1,222	\$1,214
Thornhill - Daniels Corporation and Baif Developments	Apartment	June 2023	10	79	59	308	\$827	\$809
Vanguard - Devron	Apartment	July 2020	1	3	8	213	\$558	\$1,006

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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	• 16	• 6,218	• 5,414	• 178	• \$2,457	• 1,844	• \$4,531,312	• 8,278
Central Waterfront	• 8	• 13	• 6,642	• 5,786	• 842	• \$1,444	• 992	• \$1,432,421	• 17,952
Don Mills - York Mills	• 0	• 11	• 3,306	• 2,914	• 257	• \$935	• 1,196	• \$1,119,192	• 11,337
Downtown Core	• 11	• 8	• 4,525	• 4,087	• 254	• \$1,625	• 735	• \$1,194,228	• 18,490
Downtown East	• 19	• 19	• 6,444	• 5,623	• 623	• \$1,235	• 832	• \$1,027,745	• 14,710
Downtown West	• 64	• 32	• 11,055	• 9,560	• 1,012	• \$1,440	• 893	• \$1,286,361	• 18,622
Etobicoke Waterfront	• 2	• 3	• 1,632	• 1,468	• 71	• \$1,229	• 758	• \$931,751	• 8,726
Highway7 - Yonge	• 4	• 7	• 1,742	• 1,422	• 320	• \$705	• 1,088	• \$766,886	•
Mississauga City Centre	• 5	• 11	• 6,441	• 5,840	• 377	• \$830	• 882	• \$731,642	•
North Toronto	• 24	• 11	• 3,150	• 2,526	• 446	• \$1,247	• 822	• \$1,024,840	• 7,829
North Yonge Corridor	• 2	• 6	• 1,721	• 1,402	• 100	• \$1,163	• 776	• \$902,142	• 7,142
North York East	• 0	• 2	• 528	• 519	• 8	• \$942	• 978	• \$921,150	• 2,056
North York West	• 8	• 9	• 1,375	• 1,136	• 217	• \$926	• 1,197	• \$1,108,770	• 9,016
Not Applicable	• 222	• 159	• 29,938	• 24,319	• 3,789	• \$788	• 975	• \$768,755	• 70,188
Scarborough City Centre									• 2,245
Sheppard Corridor	• 6	• 14	• 4,020	• 3,474	• 462	• \$1,101	• 919	• \$1,011,983	• 7,370
Thornhill	• 68	• 5	• 1,443	• 1,136	• 307	• \$1,078	• 1,194	• \$1,286,375	•
Toronto East	• 16	• 11	• 1,279	• 1,085	• 144	• \$1,007	• 925	• \$931,160	• 3,051
Toronto West	• 7	• 14	• 2,613	• 2,105	• 424	• \$1,125	• 942	• \$1,059,985	• 11,001
Yonge - St. Clair	• 0	• 7	• 728	• 627	• 100	• \$1,488	• 1,629	• \$2,424,006	• 2,403

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