



Greater Toronto Area
HWY 7 / Yonge

New Homes High Rise Submarket Report
Data as of May 2020



Highway 7 - Yonge Submarket Report - May 2020



Highway7 - Yonge		GTA
Active Projects	7	361
Total Units	1,742	95,019
Total Sales	1,535	80,914
Rem. Inv.	207	9,526
Avg. \$/SF	\$691	\$1,079
Avg. SF	1,196	985
Avg. \$	\$827,017	\$1,062,758
Current Month Sales (incl. active & sold out)	22	428

Development Applications

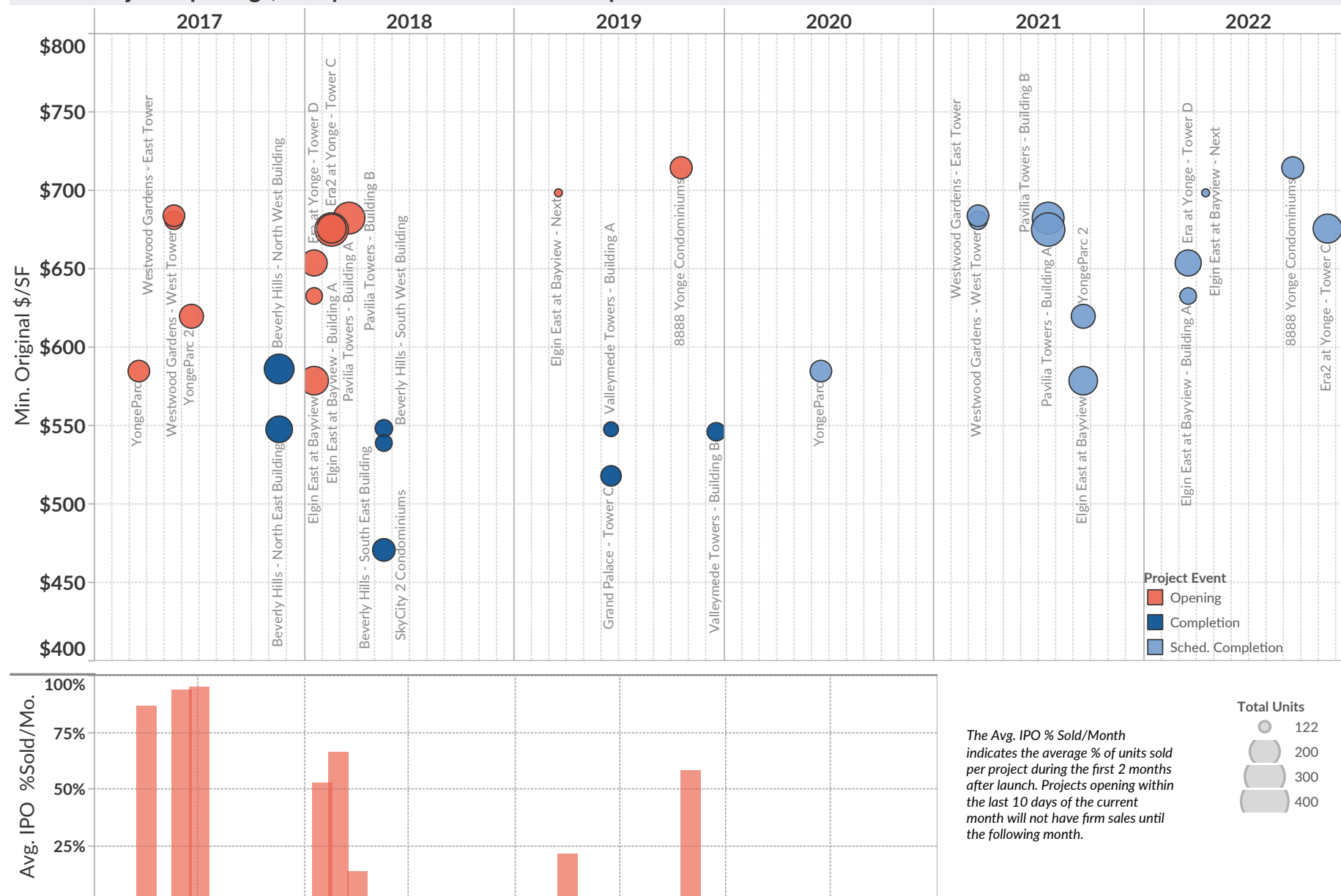
Highway 7 - Yonge		City of Toronto
Number of Dev. Apps.	0	390
Total Units		221,166
Min. Floor Space Index		0.1
Max. Floor Space Index		61.7
Avg. Floor Space Index		6.6

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



Highway 7 - Yonge Submarket Report - May 2020

Recent Project Openings, Completions & Scheduled Completions



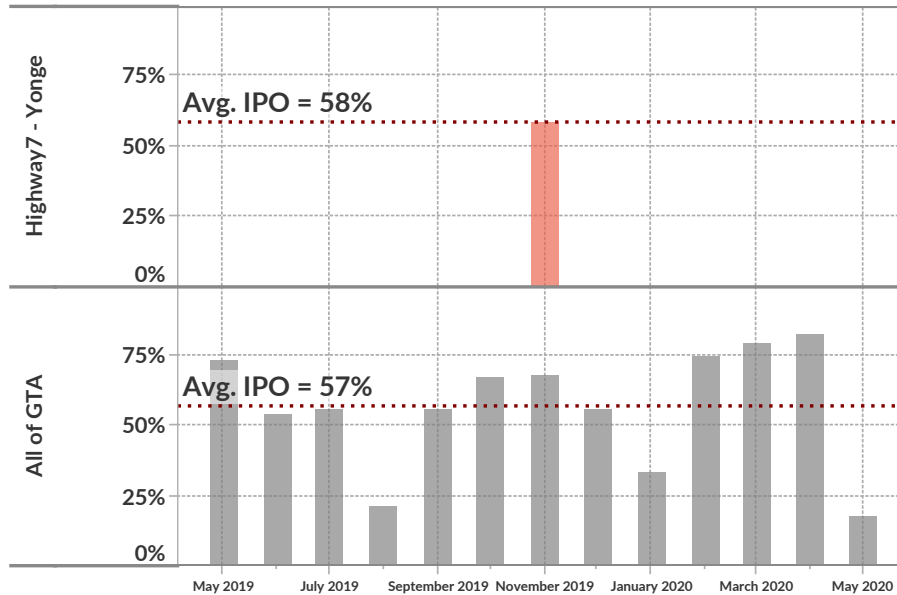
Highway 7 - Yonge Submarket Report - May 2020

Project Data by Unit Type

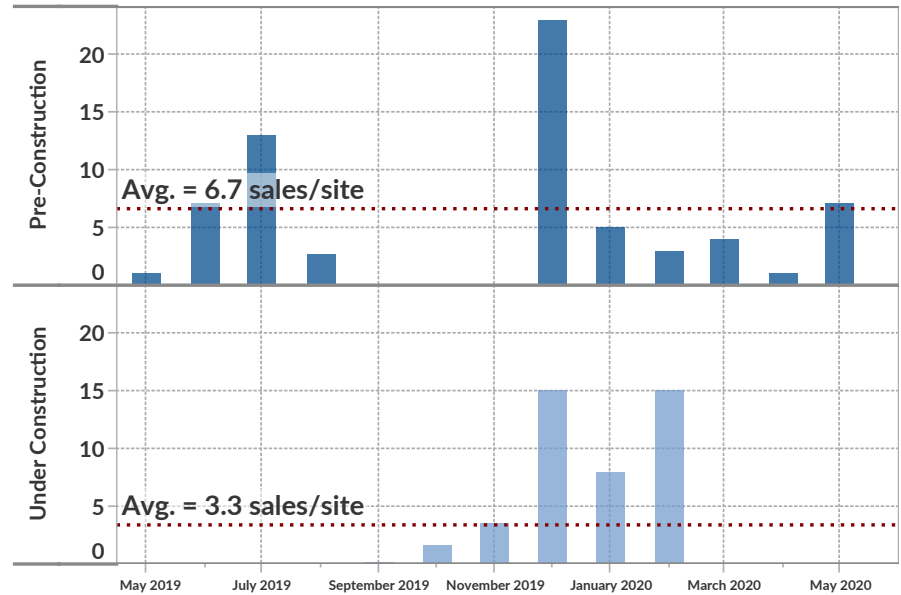
Unit Type	Total Units	Current Month Sales	Total Sales	Rem. Inv.
Studio	1	1	1	0
1 Bedroom	150	0	148	2
1 Bedroom + Den	625	3	611	14
2 Bedroom	583	7	472	111
2 Bedroom + Den	182	2	161	21
3 Bedroom & Up	176	5	126	50
Penthouse	7		7	0
Other	18	4	9	9

*				
Avg. \$/SF	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$792	583	583	\$461,900	\$461,900
\$737	646	895	\$487,900	\$653,400
\$675	708	1,289	\$580,900	\$849,900
\$762	694	1,290	\$590,900	\$922,400
\$656	1,143	1,903	\$769,900	\$1,447,900
\$799	1,373	2,727	\$961,100	\$2,197,900

IPO Launch Performance (first 2 months)

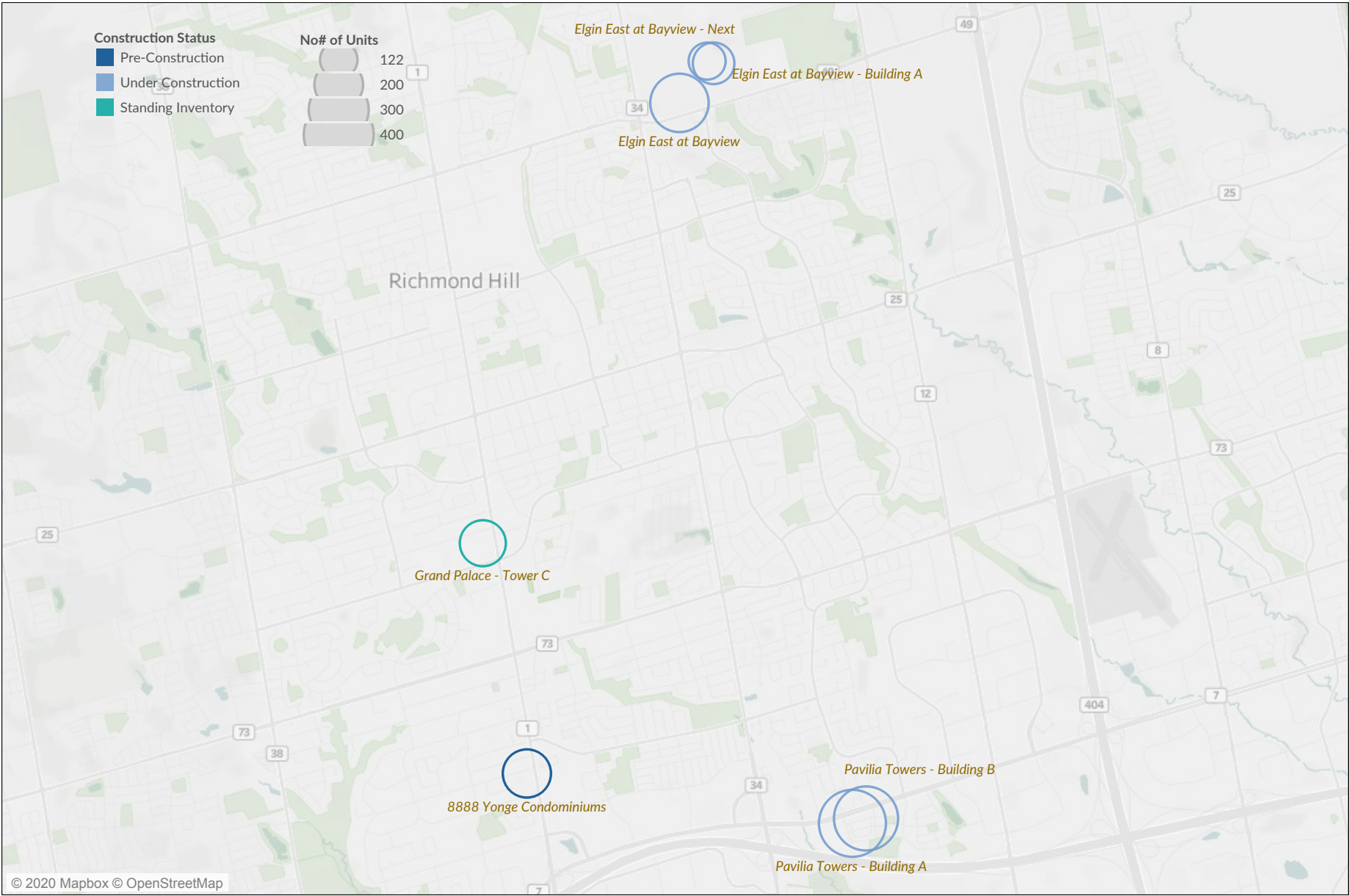


Post Launch Absorption: Highway 7 - Yonge



Highway 7 - Yonge Submarket Report - May 2020

Current Active Projects



Highway 7 - Yonge Submarket Report - May 2020

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
8888 Yonge Condominiums - Metroview Developments	Apartment	September 2022	7	20	43	207	\$715	\$770
Elgin East at Bayview - Building A - Sequoia Grove Homes	Apartment	March 2022	0	16	12	154	\$633	\$754
Elgin East at Bayview - Next - Sequoia Grove Homes	Apartment	April 2022	0	23	14	122	\$699	\$752
Elgin East at Bayview - Sequoia Grove Homes	Stacked	September 2021	1	45	101	304	\$579	\$621
Grand Palace - Tower C - G Group Development	Apartment	June 2019	4	4	1	189	\$518	\$693
Pavilia Towers - Building A - Times Group Corporation	Apartment	July 2021	1	8	15	400	\$675	\$746
Pavilia Towers - Building B - Times Group Corporation	Apartment	July 2021	9	16	21	366	\$683	\$758

Highway 7 - Yonge Submarket Report - May 2020

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	0	16	6,217	5,413	179	\$2,454	1,838	\$4,510,204	8,610
Central Waterfront	5	13	6,642	5,791	837	\$1,419	1,002	\$1,421,994	19,434
Don Mills - York Mills	9	11	3,306	2,923	248	\$937	1,194	\$1,118,702	11,337
Downtown Core	0	8	4,759	4,086	255	\$1,644	733	\$1,205,854	18,040
Downtown East	11	19	6,371	5,634	533	\$1,253	821	\$1,029,143	15,959
Downtown West	9	32	10,872	9,571	882	\$1,457	908	\$1,322,157	18,111
Etobicoke Waterfront	1	3	1,632	1,469	70	\$1,226	756	\$927,024	8,726
Highway7 - Yonge	22	7	1,742	1,535	207	\$691	1,196	\$827,017	.
Mississauga City Centre	7	11	6,441	5,854	363	\$828	890	\$736,777	.
North Toronto	7	11	3,150	2,504	468	\$1,245	823	\$1,024,426	8,331
North Yonge Corridor	2	6	1,792	1,404	169	\$1,118	845	\$944,043	7,587
North York East	0	2	528	519	8	\$942	978	\$921,150	2,056
North York West	29	8	1,110	987	96	\$1,051	1,508	\$1,583,941	9,087
Not Applicable	292	162	30,675	24,994	3,786	\$778	982	\$763,198	73,347
Scarborough City Centre									2,245
Sheppard Corridor	3	13	3,648	3,195	452	\$1,101	920	\$1,013,295	7,793
Thornhill	11	5	1,443	1,147	296	\$1,083	1,203	\$1,303,196	.
Toronto East	3	13	1,352	1,139	172	\$989	927	\$916,534	3,051
Toronto West	12	14	2,613	2,117	412	\$1,136	946	\$1,074,717	11,001
Yonge - St. Clair	5	7	726	632	93	\$1,464	1,606	\$2,352,130	2,413

Copyright © Altus Group Limited

Altus Group Limited, makes no representation about the accuracy, completeness, or the suitability of the material represented herein for the particular purposes of any reader and such material may not be copied, duplicated or re-distributed in any form or by any means without the prior written permission of Altus Group Limited. Altus Group Limited assumes no responsibility or liability without limitation for any errors or omissions in the information contained in the material represented. E&O.E.