



Greater Toronto Area
Mississauga City Centre

New Homes High Rise Submarket Report
Data as of August 2020



Mississauga City Centre Submarket Report - August 2020



Mississauga City Centre		GTA
Active Projects	11	376
Total Units	6,459	99,527
Total Sales	5,968	84,332
Rem. Inv.	472	10,776
Avg. \$/SF	\$920	\$1,114
Avg. SF	797	943
Avg. \$	\$732,747	\$1,049,976
Current Month Sales (incl. active & sold out)	28	2,609

Development Applications

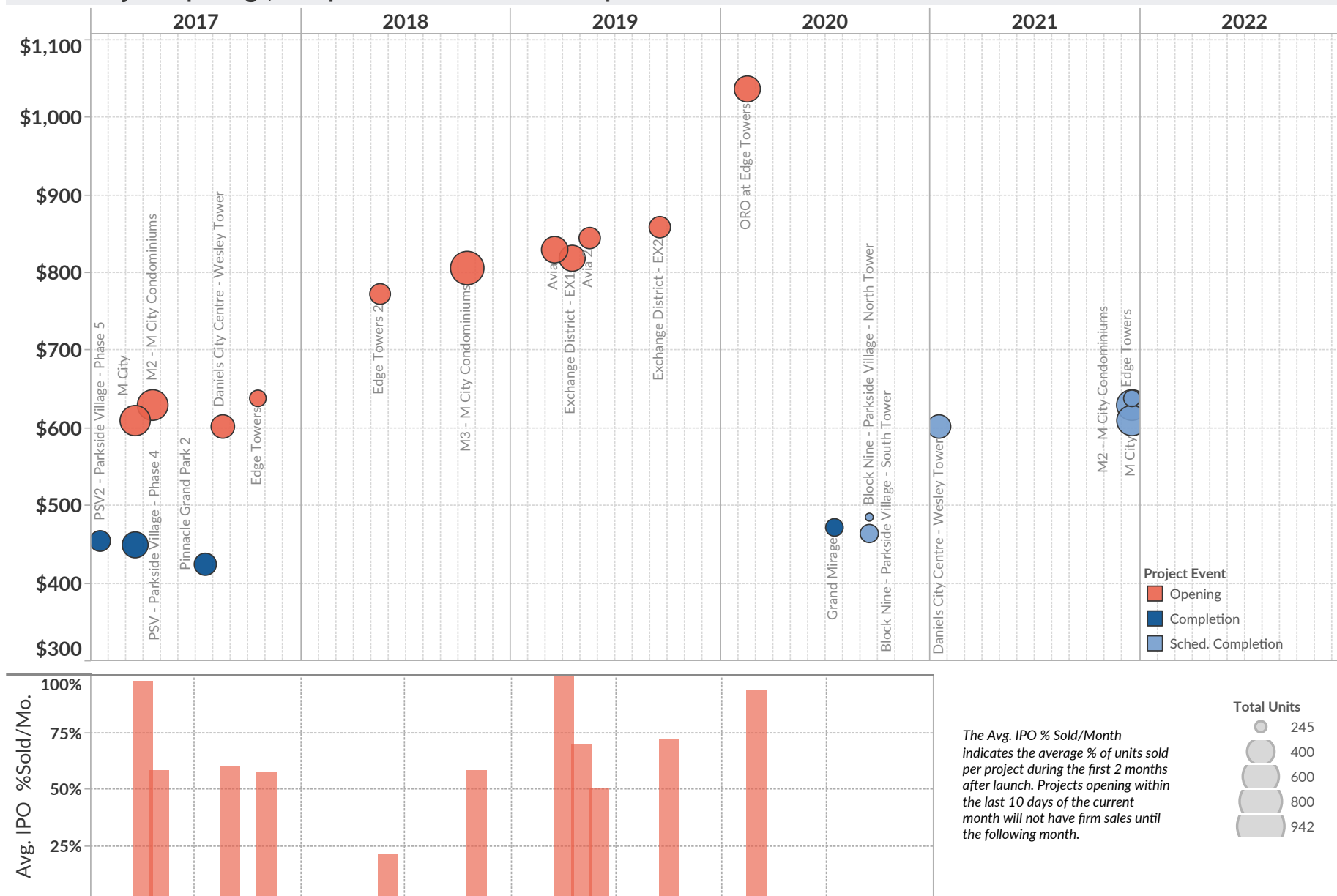
Mississauga City Centre		City of Toronto
Number of Dev. Apps.	0	419
Total Units		235,756
Min. Floor Space Index		0.1
Max. Floor Space Index		61.7
Avg. Floor Space Index		6.6

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



Mississauga City Centre Submarket Report - August 2020

Recent Project Openings, Completions & Scheduled Completions



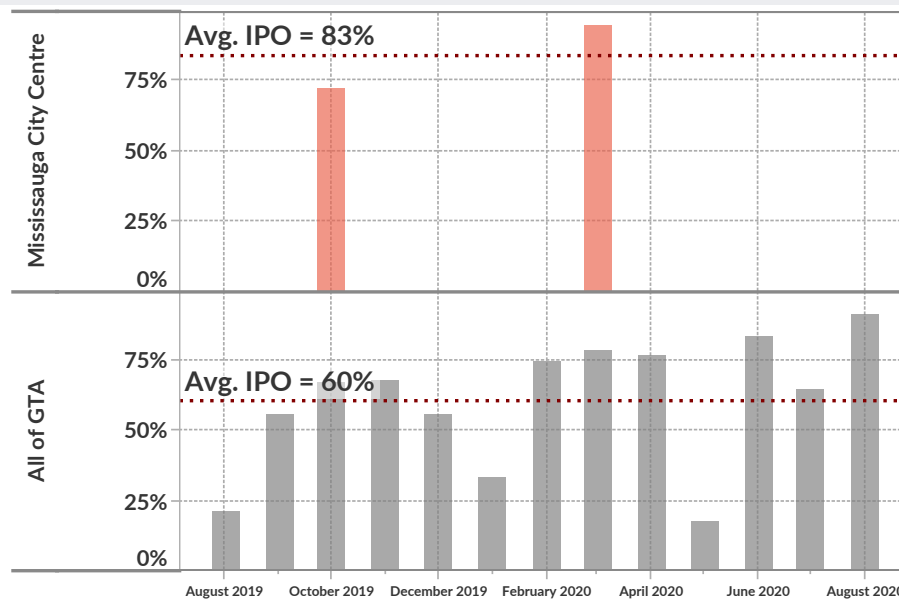
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Project Data by Unit Type

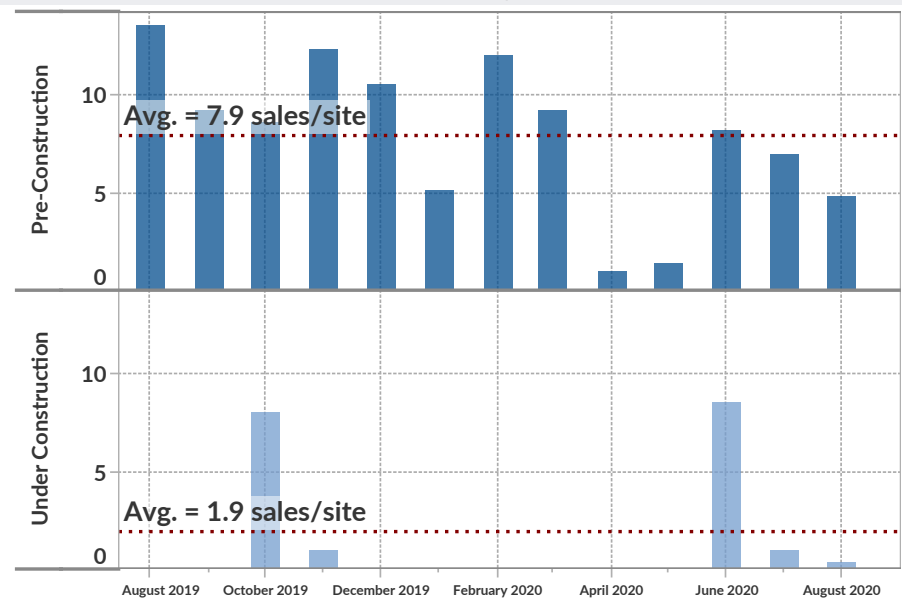
Unit Type	Total Units	Current Month Sales	Total Sales	Rem. Inv.
Studio	104	4	85	19
1 Bedroom	1,477	0	1,468	9
1 Bedroom + Den	1,675	9	1,534	141
2 Bedroom	2,530	13	2,357	173
2 Bedroom + Den	537	1	454	83
3 Bedroom & Up	103	1	56	47
Penthouse	14	0	14	0
Other				

*				
Avg. \$/SF	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$1,002	413	442	\$413,900	\$442,900
\$1,091	460	492	\$485,900	\$559,900
\$1,045	532	765	\$412,900	\$771,400
\$961	616	1,155	\$426,900	\$1,154,400
\$827	780	1,468	\$513,900	\$1,392,900
\$746	968	1,849	\$594,900	\$1,900,000

IPO Launch Performance (first 2 months)

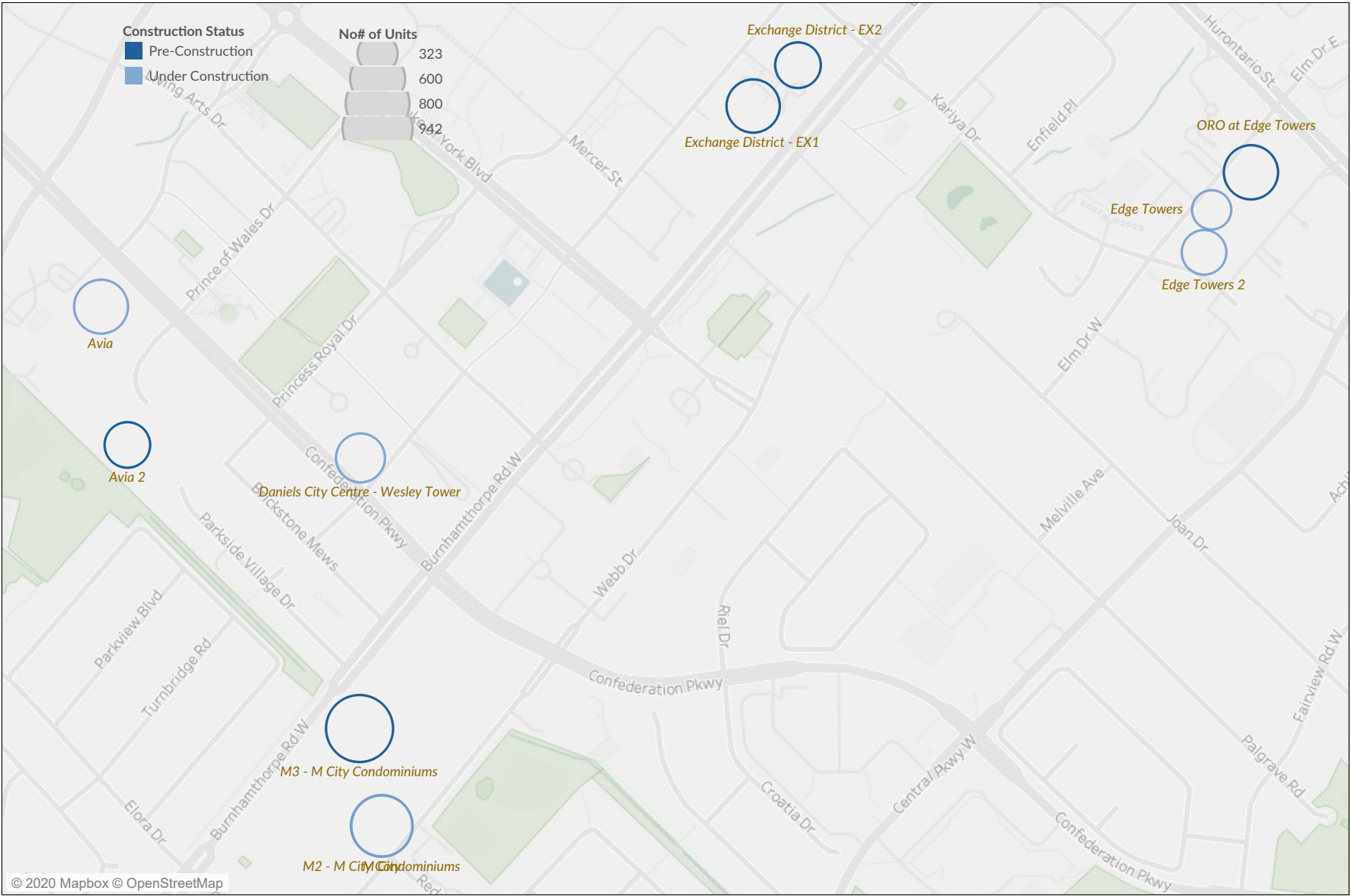


Post Launch Absorption: Mississauga City Centre



Mississauga City Centre Submarket Report - August 2020

Current Active Projects



Mississauga City Centre Submarket Report - August 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
Avia 2 - Amacon Developments	Apartment	October 2023	1	84	47	436	\$845	\$845
Avia - Amacon Developments	Apartment	September 2023	1	21	9	610	\$830	\$914
Daniels City Centre - Wesley Tower - Daniels Corporation	Apartment	January 2021	0	0	10	503	\$602	\$743
Edge Towers 2 - Solmar Development Corp.	Apartment	June 2023	0	6	15	418	\$773	\$1,004
Edge Towers - Solmar Development Corp.	Apartment	December 2021	0	1	15	323	\$639	\$1,012
Exchange District - EX1 - Camrost Felcorp	Apartment	December 2023	2	31	12	595	\$819	\$1,053
Exchange District - EX2 - Camrost Felcorp	Apartment	November 2024	3	42	32	437	\$859	\$1,140
M City - Rogers Real Estate Development Limited and Urban ..	Apartment	December 2021	0	1	30	781	\$610	\$662
M2 - M City Condominiums - Rogers Real Estate Developmen..	Apartment	December 2021	0	0	50	797	\$630	\$660
M3 - M City Condominiums - Rogers Real Estate Developmen..	Apartment	December 2023	8	40	90	942	\$806	\$898
ORO at Edge Towers - Solmar Development Corp.	Apartment	October 2024	13	436	162	617	\$1,037	\$1,074

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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	3	15	5,973	5,149	174	\$2,518	1,855	\$4,670,222	8,932
Central Waterfront	269	14	7,103	6,093	996	\$1,433	996	\$1,428,003	19,434
Don Mills - York Mills	11	11	3,267	2,961	149	\$960	1,283	\$1,231,624	11,337
Downtown Core	6	8	4,786	4,128	240	\$1,989	811	\$1,613,706	18,038
Downtown East	706	22	7,643	6,527	772	\$1,265	793	\$1,003,836	16,000
Downtown West	42	33	11,123	9,672	1,073	\$1,455	895	\$1,302,716	18,134
Etobicoke Waterfront	0	3	1,632	1,469	46	\$1,257	883	\$1,109,437	8,726
Highway7 - Yonge	19	6	1,545	1,435	110	\$688	1,203	\$828,478	.
Mississauga City Centre	28	11	6,459	5,968	472	\$920	797	\$732,747	.
North Toronto	52	12	3,270	2,559	534	\$1,269	814	\$1,032,449	10,342
North Yonge Corridor	17	6	1,715	1,472	106	\$1,153	822	\$948,460	7,943
North York East	0	2	528	519	8	\$942	978	\$921,150	2,262
North York West	15	8	921	807	68	\$1,106	1,409	\$1,557,875	10,270
Not Applicable	1,234	171	33,377	26,912	4,626	\$805	922	\$742,134	83,024
Scarborough City Centre									2,245
Sheppard Corridor	149	14	3,833	3,360	469	\$1,119	917	\$1,026,098	7,376
Thornhill	37	6	1,651	1,368	283	\$1,069	1,199	\$1,281,510	.
Toronto East	1	13	1,360	1,148	171	\$991	929	\$920,472	3,051
Toronto West	17	14	2,613	2,149	390	\$1,133	945	\$1,070,592	11,491
Yonge - St. Clair	3	7	728	636	89	\$1,473	1,670	\$2,459,783	3,113

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