



Greater Toronto Area
Mississauga City Centre

New Homes High Rise Submarket Report
Data as of November 2020



Mississauga City Centre Submarket Report - November 2020



Mississauga City Centre		GTA
Active Projects	12	360
Total Units	6,998	94,905
Total Sales	6,395	79,034
Rem. Inv.	584	11,493
Avg. \$/SF	\$925	\$1,151
Avg. SF	790	964
Avg. \$	\$730,344	\$1,109,229
Current Month Sales (incl. active & sold out)	15	1,836

Development Applications

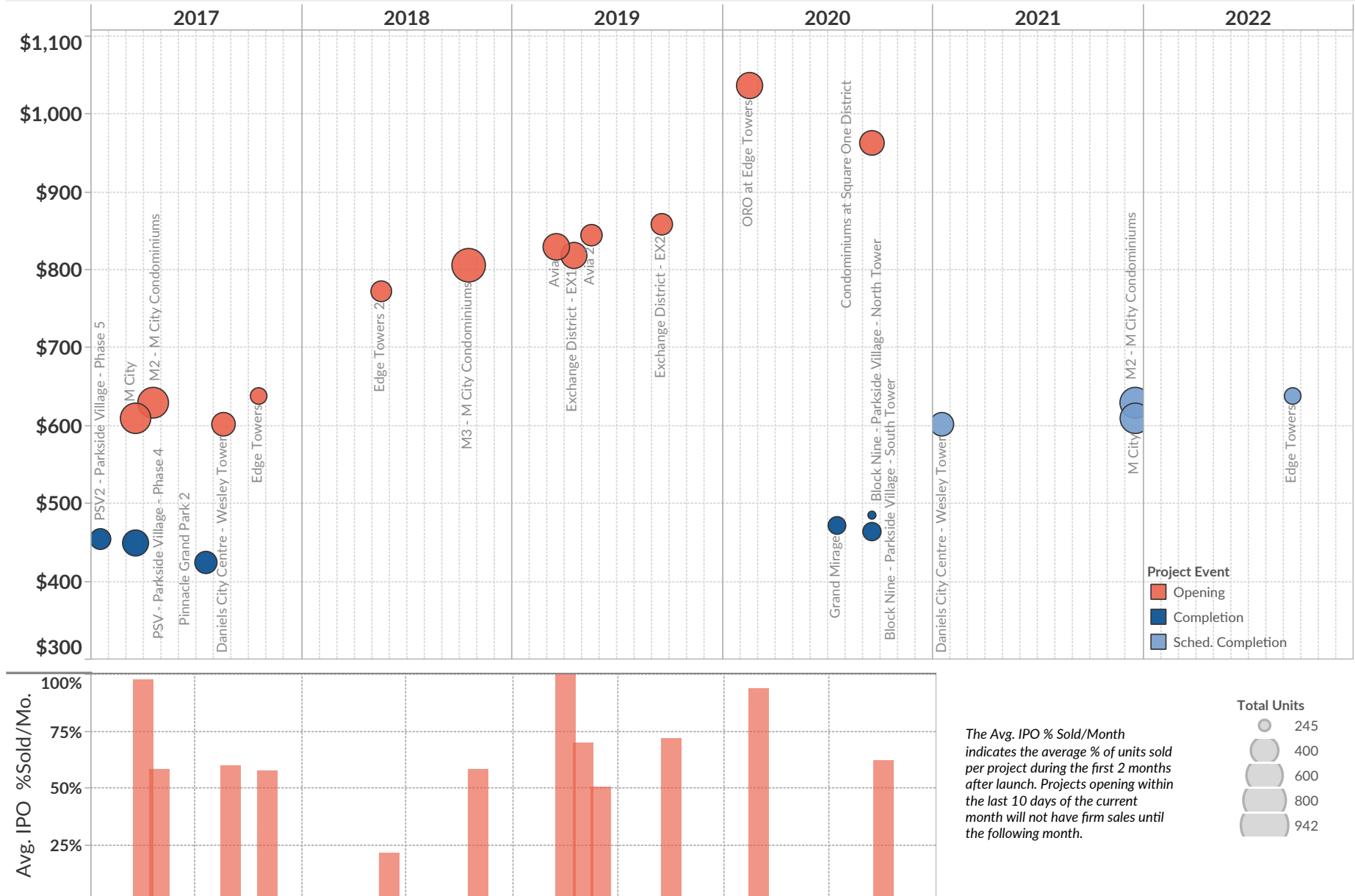
Mississauga City Centre		City of Toronto
Number of Dev. Apps.	0	464
Total Units		256,111
Min. Floor Space Index		0.1
Max. Floor Space Index		61.7
Avg. Floor Space Index		6.6

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



Mississauga City Centre Submarket Report - November 2020

Recent Project Openings, Completions & Scheduled Completions



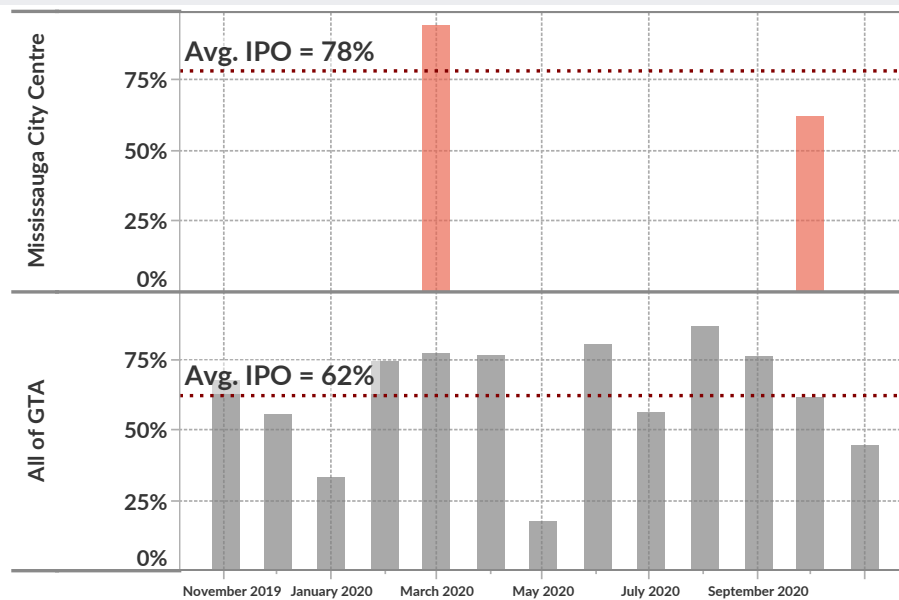
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Project Data by Unit Type

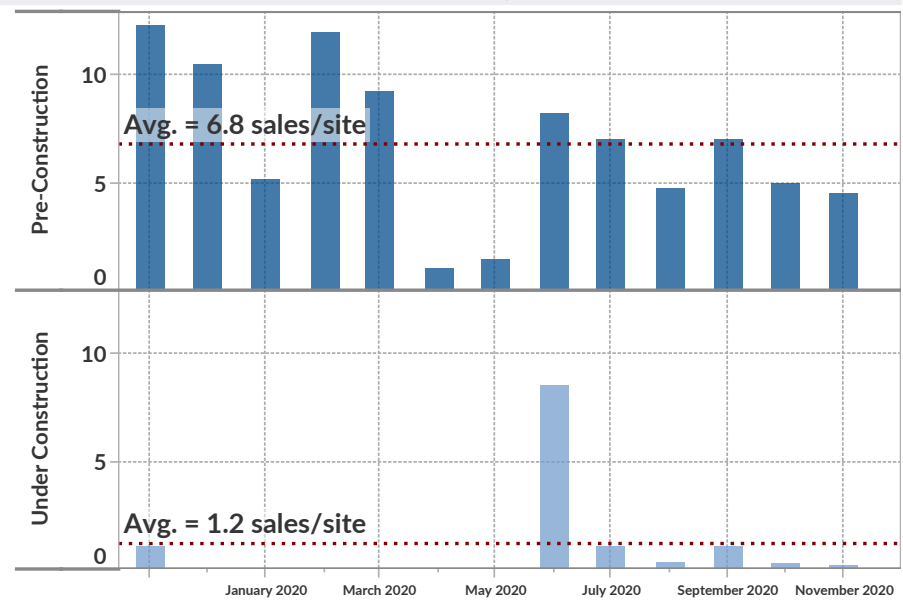
Unit Type	Total Units	Current Month Sales	Total Sales	Rem. Inv.
Studio	108	1	103	5
1 Bedroom	1,639	2	1,595	44
1 Bedroom + Den	1,763	4	1,622	141
2 Bedroom	2,770	7	2,533	237
2 Bedroom + Den	582	1	471	111
3 Bedroom & Up	103	0	57	46
Penthouse	14	0	14	0
Other				

*				
Avg. \$/SF	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$1,008	413	464	\$418,900	\$464,900
\$1,024	460	560	\$477,900	\$580,900
\$1,035	555	765	\$412,900	\$771,400
\$954	645	1,155	\$426,900	\$1,154,400
\$857	806	1,468	\$513,900	\$1,392,900
\$748	961	1,849	\$594,900	\$1,800,000

IPO Launch Performance (first 2 months)

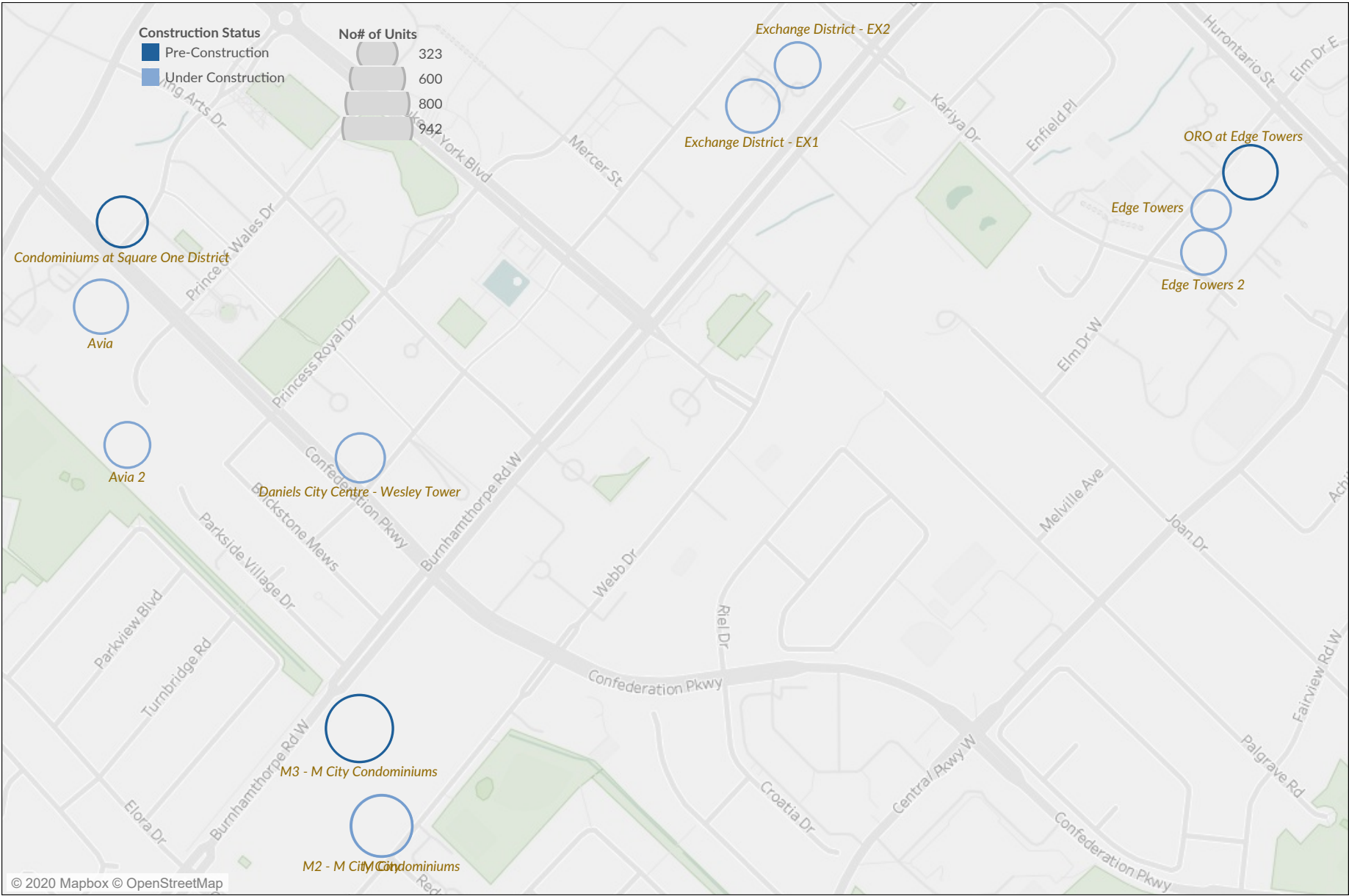


Post Launch Absorption: Mississauga City Centre



Mississauga City Centre Submarket Report - November 2020

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
Avia 2 - Amacon Developments	Apartment	October 2023	1	88	43	436	\$845	\$858
Avia - Amacon Developments	Apartment	September 2023	0	22	8	610	\$830	\$903
Condominiums at Square One District - Daniels Corporation a..	Apartment	June 2024	8	342	197	539	\$963	\$959
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	September 2022	0	1	15	323	\$639	\$1,012
Exchange District - EX1 - Camrost Felcorp	Apartment	December 2023	0	31	12	595	\$819	\$1,053
Exchange District - EX2 - Camrost Felcorp	Apartment	November 2024	0	47	27	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	5	93	37	942	\$806	\$985
ORO at Edge Towers - Solmar Development Corp.	Apartment	October 2024	1	458	140	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	• 41	• 17	• 5,543	• 4,256	• 662	• \$1,954	• 1,203	• \$2,351,534	• 9,636
Central Waterfront	• 1	• 9	• 4,721	• 3,770	• 835	• \$1,510	• 1,070	• \$1,616,118	• 19,434
Don Mills - York Mills	• 37	• 12	• 3,683	• 3,174	• 287	• \$1,007	• 1,007	• \$1,013,169	• 14,212
Downtown Core	• 1	• 7	• 4,236	• 3,657	• 199	• \$1,919	• 826	• \$1,584,250	• 19,624
Downtown East	• 18	• 21	• 7,481	• 6,512	• 689	• \$1,252	• 815	• \$1,019,805	• 16,999
Downtown West	• 32	• 28	• 9,703	• 8,438	• 1,004	• \$1,438	• 928	• \$1,334,007	• 19,595
Etobicoke Waterfront	• 0	• 1	• 602	• 453	• 40	• \$1,326	• 848	• \$1,125,069	• 8,726
Highway7 - Yonge	• 13	• 5	• 1,399	• 1,309	• 82	• \$720	• 1,189	• \$855,908	•
Mississauga City Centre	• 15	• 12	• 6,998	• 6,395	• 584	• \$925	• 790	• \$730,344	•
North Toronto	• 19	• 13	• 3,707	• 3,061	• 519	• \$1,280	• 814	• \$1,041,814	• 10,499
North Yonge Corridor	• 4	• 6	• 1,715	• 1,486	• 84	• \$1,162	• 826	• \$960,338	• 8,097
North York East	• 0	• 2	• 528	• 519	• 8	• \$942	• 978	• \$921,150	• 1,367
North York West	• 111	• 10	• 1,258	• 942	• 270	• \$1,236	• 1,467	• \$1,813,413	• 13,464
Not Applicable	• 1,380	• 161	• 32,213	• 25,948	• 4,660	• \$824	• 935	• \$770,782	• 93,735
Scarborough City Centre									• 2,245
Sheppard Corridor	• 14	• 14	• 3,833	• 3,400	• 429	• \$1,123	• 934	• \$1,049,025	• 7,811
Thornhill	• 40	• 6	• 1,720	• 1,365	• 345	• \$1,062	• 1,066	• \$1,132,690	•
Toronto East	• 5	• 12	• 1,533	• 1,113	• 203	• \$1,099	• 835	• \$917,682	• 3,374
Toronto West	• 101	• 17	• 3,371	• 2,738	• 430	• \$1,157	• 960	• \$1,111,178	• 11,904
Yonge - St. Clair	• 4	• 7	• 661	• 498	• 163	• \$1,783	• 1,468	• \$2,617,636	• 3,576

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