



Greater Toronto Area
Thornhill

New Homes High Rise Submarket Report
Data as of November 2020



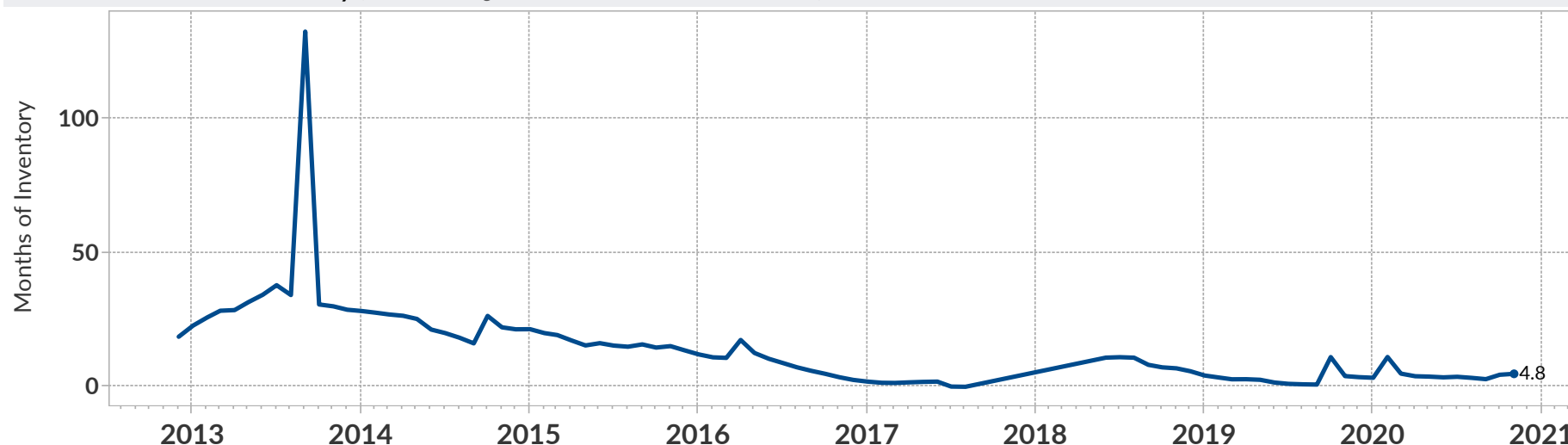
Thornhill Submarket Report - November 2020



Thornhill		GTA
Active Projects	6	360
Total Units	1,720	94,905
Total Sales	1,365	79,034
Rem. Inv.	345	11,493
Avg. \$/SF	\$1,062	\$1,151
Avg. SF	1,066	964
Avg. \$	\$1,132,690	\$1,109,229
Current Month Sales (incl. active & sold out)	40	1,836

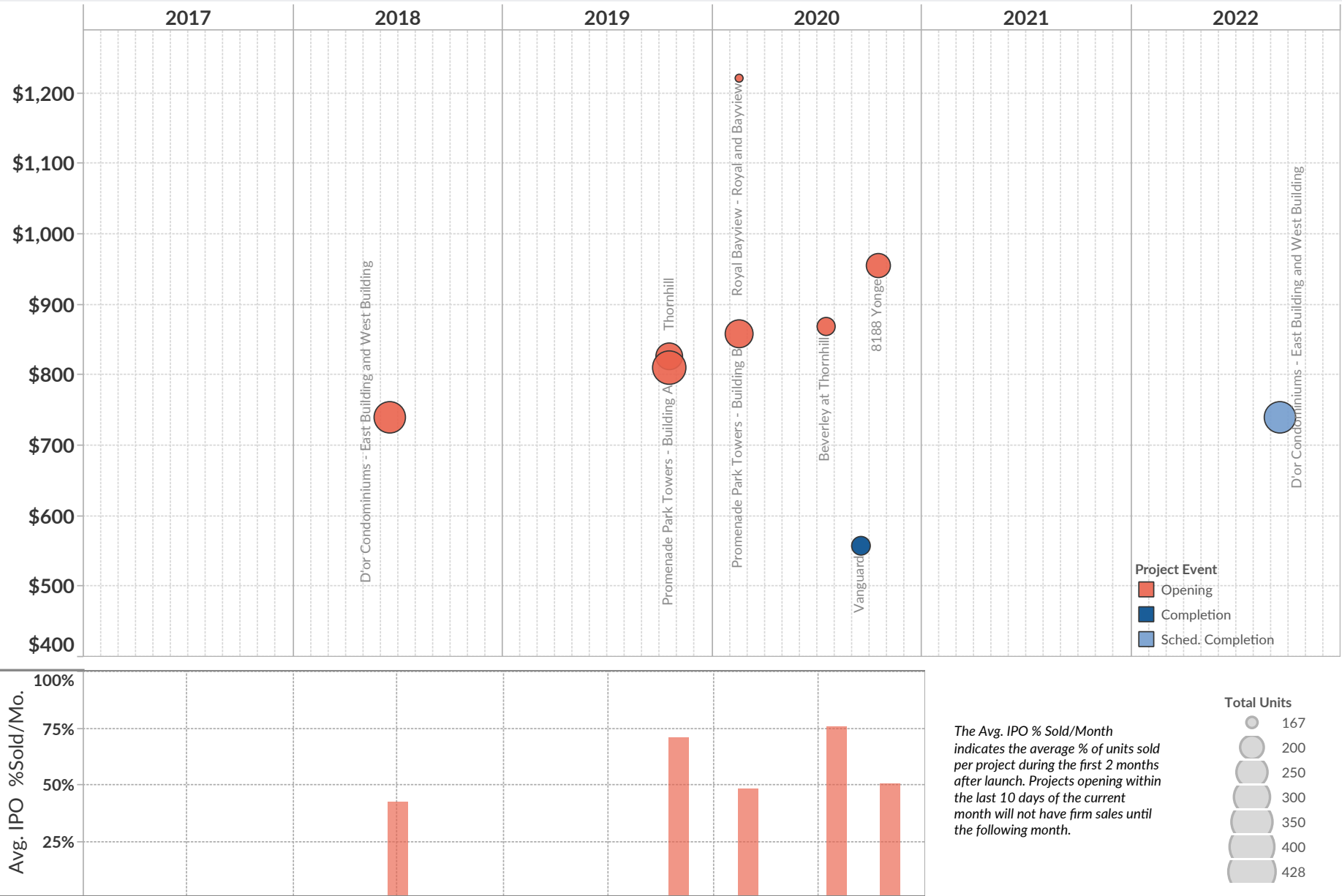
Development Applications		
Thornhill		City of Toronto
Number of Dev. Apps.	0	464
Total Units		256,111
Min. Floor Space Index		0.1
Max. Floor Space Index		61.7
Avg. Floor Space Index		6.6

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



Thornhill Submarket Report - November 2020

Recent Project Openings, Completions & Scheduled Completions



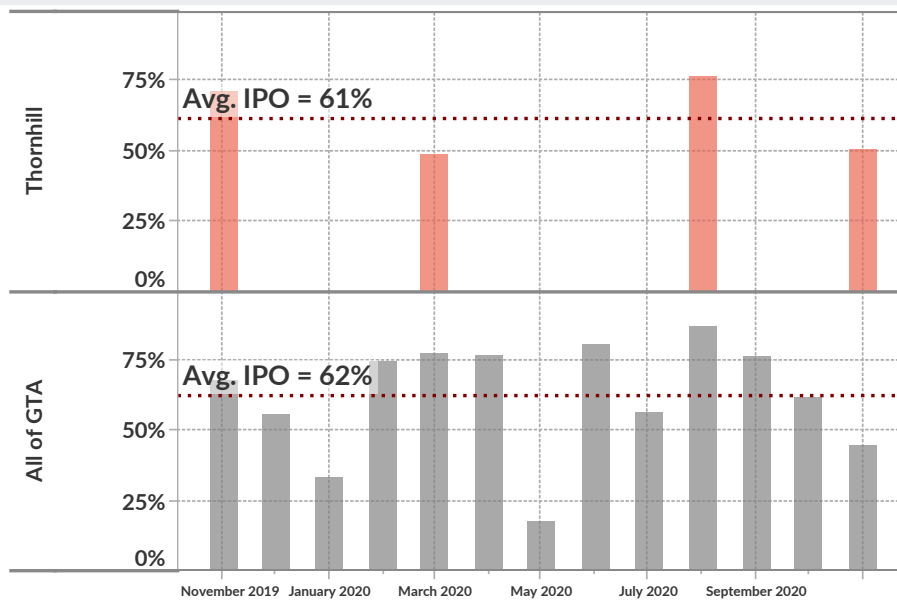
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Project Data by Unit Type

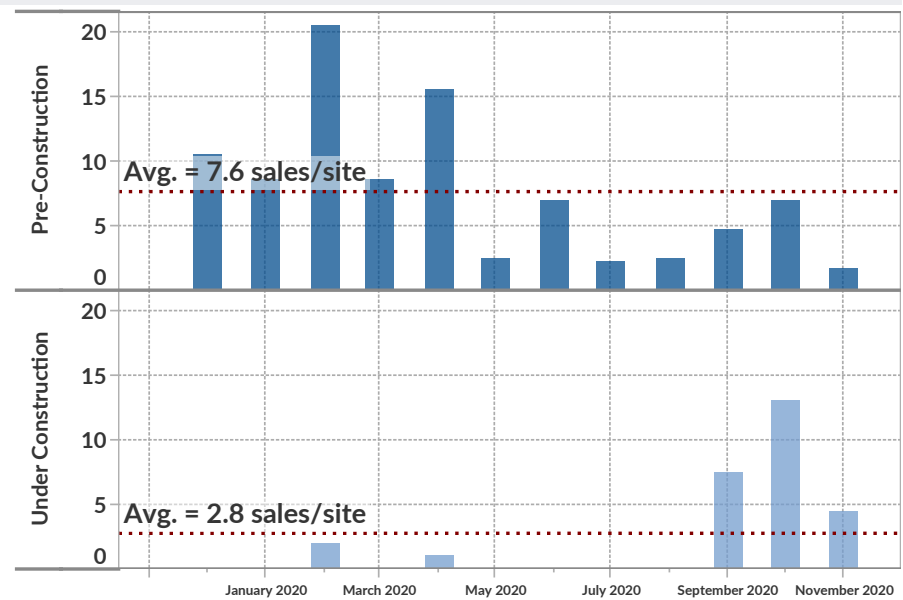
Unit Type	Total Units	Current Month Sales	Total Sales	Rem. Inv.
Studio	3	0	3	0
1 Bedroom	320	1	293	27
1 Bedroom + Den	713	26	600	113
2 Bedroom	381	10	283	98
2 Bedroom + Den	233	3	166	67
3 Bedroom & Up	34	0	10	24
Penthouse	10	0	9	1
Other	16	0	1	15

Avg. \$/SF	Min. Size (low)	Max. Size (high)	Min. Price (low)	Max. Price (high)
\$1,026	488	694	\$478,500	\$890,000
\$958	539	931	\$519,900	\$995,000
\$1,125	738	1,982	\$631,900	\$2,560,000
\$1,107	829	2,522	\$718,900	\$2,660,000
\$1,053	1,013	2,390	\$852,900	\$2,800,000
\$1,332	2,628	2,628	\$3,500,000	\$3,500,000
\$892	1,134	2,090	\$930,900	\$1,998,100

IPO Launch Performance (first 2 months)

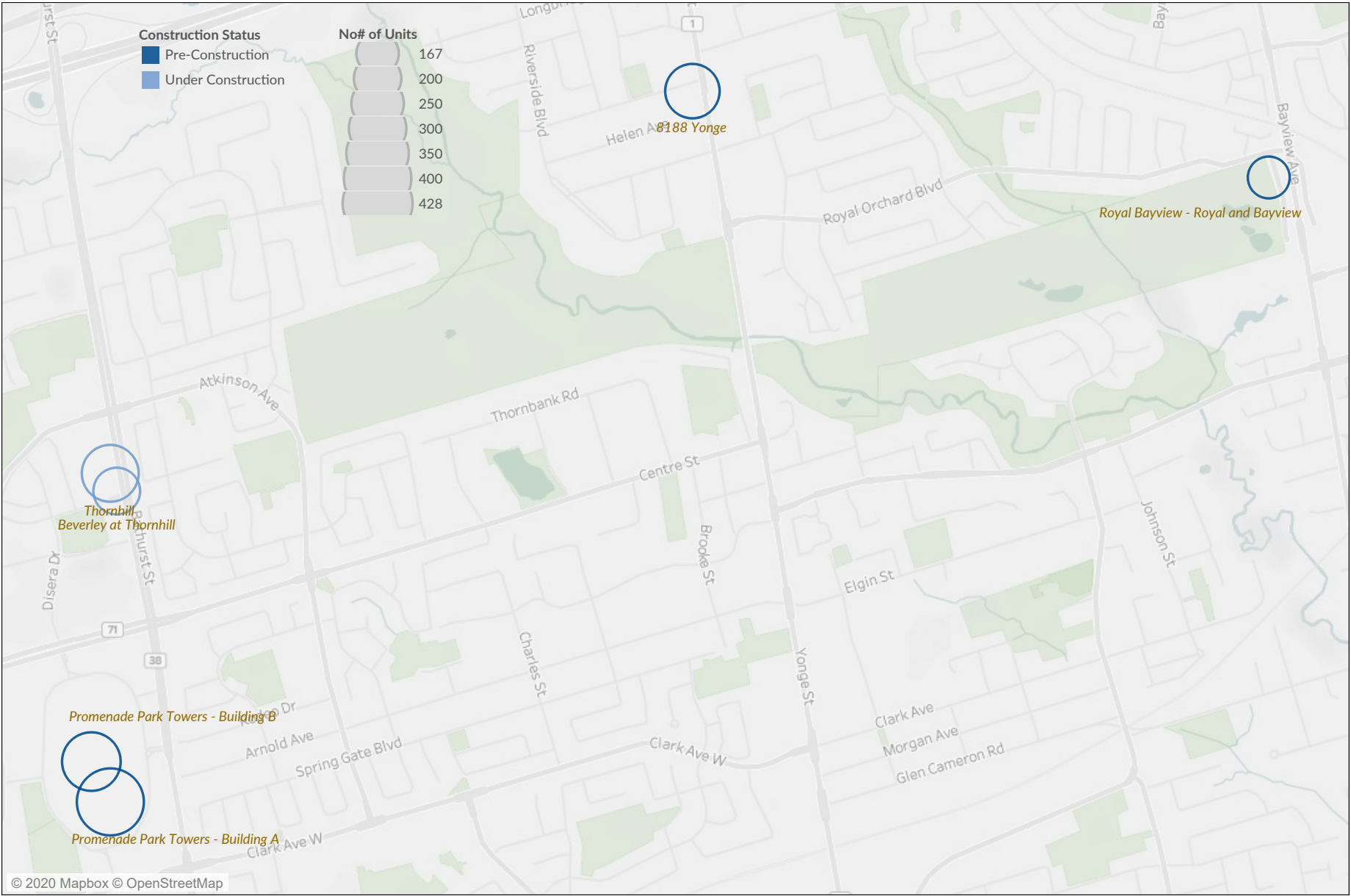


Post Launch Absorption: Thornhill



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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
8188 Yonge - Trulife Developments Inc. and Constantine Ente..	Apartment	September 2023	26	137	135	282	\$956	\$960
Beverley at Thornhill - Daniels Corporation and Baif Develop..	Apartment	October 2023	1	171	37	208	\$869	\$831
Promenade Park Towers - Building A - Liberty Development C..	Apartment	September 2023	2	40	17	428	\$811	\$856
Promenade Park Towers - Building B - Liberty Development C..	Apartment	October 2023	3	282	45	327	\$859	\$936
Royal Bayview - Royal and Bayview - Tridel	Apartment	June 2024	0	64	103	167	\$1,222	\$1,224
Thornhill - Daniels Corporation and Baif Developments	Apartment	September 2023	8	130	8	308	\$827	\$847

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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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